

Minutes

Heritage and Planning Advisory Committee



Date	20 August 2026
Time	6:00pm-7:45pm
Location	Richmond Town Hall, Meeting Rm1
Chair	Cr Kenneth Gomez
Minute taker	Richa Swarup, Kate Yuncken, Joerg Langeloh, Nerelle Jennings
Content Manager Reference	D26/348892

Statement of Recognition of Wurundjeri Land

Yarra City Council acknowledges the Wurundjeri Woi Wurrung people as the Traditional Owners and true sovereigns of the land now known as Yarra. We also acknowledge the significant contributions made by other Aboriginal and Torres Strait Islander people to life in Yarra. We pay our respects to Elders from all nations and to their Elders past, present and future.

Attendees

Councillor/s	Cr Kenneth Gomez – Chair, Cr Edward Crossland,
Committee members	Allie Wu, Cameron White, Clint Ebeyer, Danny Bearzato, Glen McCallum, Hayden Brown, Ian Wight, Kristianna Scheffel, Sally Vivian
Council Officers	Kate Yuncken (Manager City Strategy), Narelle Jennings (Acting Manager Statutory Planning), Joerg Langeloh (Sr Coordinator Strategic Planning), Richa Swarup, (Principal Adviser City Heritage - City Strategy)
Guests	-
Apologies	Jenny Rizzo,

Item number	Item title or subject	Minute notes/Actions
1.	Acknowledgement of Country, Welcome & Introductions	The Chair welcomed the Committee members.
2.	Declarations of conflict of interests of interest	None.
3.	Action from previous meeting	An update to the actions from the previous meeting was provided as an attachment to the agenda. Discussion: The committee noted the update. Action: None
4.	Work Plan – Strategic Planning Update	Sr Coordinator Strategic Planning provided the update on the following topics. • C331 Live music precincts update • C334 Permit trigger removal authorisation • Update on approval of built form amendments (Bridge Rd/Victoria St/Heidelberg Rd/Fitzroy-Collingwood) • Achieving housing targets- update

		• <u>Amendments C331yara and C334yara:</u> Council has requested the Minister for Planning for authorisation of the above amendments and public exhibition. Recently in June 2026, the State Government has initiated a consultation in on switching off the planning permit requirement for solar energy systems in the Heritage Overlay Schedules that is visible from the street or a public park. AmC334yara would be dependent on States findings their recent consultation. Council's and interested parties have made their submissions. Yarra Council's submission to the State's consultation was consistent with the Council resolution of December 2025 on proposed AmC334yara. • <u>Regarding AmC291yara-Bridge Rd/Victoria St, AmC273yara-Heidelberg Rd and Am C271yara- Fitzroy-Collingwood:</u> These amendments have been approved by the Minister for Planning and came into operation on 30 July 2026 when the Notice of its approval was published in the Victorian Government Gazette. These Amendments replace interim schedules to the Design and Development Overlays with new Schedules to the Built Form Overlays. Heritage Overlays are applied to the places that were a part of these amendments. The amendments also modify local policy within the Planning Policy Framework and make other consequential changes to the Yarra Planning Scheme, as part of the Inner Melbourne Train and Tram Zone program. • <u>Achieving housing targets</u>– State has set Yarra's housing target as 44,000 dwellings, counted from mid-2024. State's housing capacity model for Yarra is not fully clear at this stage. Council is undertaking its own analysis and working with the State Government to identify the exact shortfall and a path forward to achieve the housing target. Discussion: • Regarding Am C331yara the committee noted that the key challenges would be identifying noise sensitive residential areas, noise attenuation measures and setting up standards for new residential development within a live music precinct. • Regarding C334yara - solar panels on heritage buildings some of the members of the Committee were of the view that solar panel could be installed on heritage buildings subject to considering the specific roof forms (which is one of the conditions as in C334). • The committee sought clarifications on the parameters of Great Design Fast track process especially if it exempts notifications. Manager Statutory Planning clarified that there is an exemption form the third-party review not a notification exemption. • Housing targets: the Committee felt that higher housing density of Yarra in comparison to the low densities of majority of the other municipalities in Melbourne should be a key consideration in setting up the targets. The committee felt that there are many sites in Yarra that have the capacity to deliver higher densities (e.g. higher built form along Alexander Pde can increase the yield.) There should not be a need to put pressure on the low-rise heritage residential areas.
--	--	--

		- The committee also felt that it would be important for Council to keep the community updated. Action: That - Council should regularly update the information on the website so that Yarra's community is up to-date with new information.
5.	Update on heritage projects	Principal Adviser, City Heritage (City Strategy) presented an update on: <u>New Victorian Local Heritage Guidelines:</u> The new guidelines replace the earlier Planning Practice Note 1. The criteria in the new guidelines are the same, however, the guidelines recommend two step assessment process. All new heritage studies and amendment requests that would be prepared after the introduction of the guidelines, would require an assessment of places as per the new guidelines. <u>Amendment C337yara:</u> Am C337yara proposes to implement recommendations of the LGBTIQ+ Heritage Study for providing heritage overlay protection to six places. A draft planning scheme amendment would be presented to Council in coming months for adoption and for seeking ministerial authorisation and exhibition. <u>Heritage Training:</u> Three onsite training programmes on condition reporting of heritage buildings were organised for Council's Building Projects, Building Maintenance, Venues and Property teams. The training considered an approach to condition assessment and reporting of individually significant and contributory buildings. <u>Amendment to the VHR registrations:</u> RS informed that Heritage Victoria is progressively updating the early VHR registrations. Heritage Victoria provides the information to Council. There is also an opportunity to provide any feedback. The proposed VHR revisions to the Clifton Hill Railway Station Complex were presented as an example. Discussion: - The committee queried about the impact of the new Victorian Local Heritage Guidelines in progressing the AmC337yara. Principal Adviser City Heritage informed that a heritage consultant has been appointed to re-assess the SoS for six places based on the revised Victorian Local Heritage guidelines and provide a report. This would result in couple of months delay in presenting a report to Council on C337yara. - The committee discussed the impact and benefit of the larger land curtilage for the Clifton Hills Train Station. Action: None
7.	Any Other Matter	Discussion: It would be important to monitor social housing Vs affordable housing numbers. To provide more social/affordable Housing Council could also think of strategies such as relief in building height, floor area etc. rather than cash contribution.

		Action: Officers note the above discussion for further consideration during preparation of future policies.
6.	Future meeting:	Thursday 19 November 2026 (6pm-8pm, Richmond Town Hall-Councillors Office)
9.	Close	The chair thanked the members and closed the meeting.