



Chief Executive, Vanessa Schernickau  
Great Ocean Road Coast Committee  
P.O. Box 53, Torquay 3228

Dear Ms Schernickau,

### Lorne Foreshore Master Plan

I represent *Friends of Lorne*, an 120 member community organisation in Lorne dedicated to balanced planning and the preservation of Lorne's natural environment and beauty. We have been active in Lorne for more than 20 years (originally as *the Lorne Planning and Preservation League*). We also attend the *Committee for Lorne* meetings and I believe you have met a couple of our members there.

In August GORCC held a public consultation (on line survey) on the Foreshore Plan. Many of us took part. I now send these additional comments to you, as the Foreshore was also the subject of a special meeting of our *Friends of Lorne* Committee last month. I note that yours is an ongoing project and you routinely seek community input. We can assist with that.

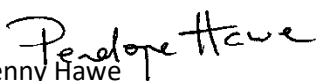
Indeed, we would be grateful if GORCC staff could meet with us to explain many of the details we felt were lacking in the plan at present.

Overall we felt there was *insufficient detail* to permit proper critique of your plan. That is, too many choices about materials, colours, style, size, orientation etc were left off. Yet these are the things that make the difference to the beholder and user of the foreshore. Also your *design principles were not stated*.

Below we list the design principles we would like to see adopted. I then list each of your proposals and our specific comments.

Thank you for encouraging public input and do let me know when one of your team can meet with us to brief us further.

Your sincerely,

  
Penny Hawe  
President  
*Friends of Lorne*

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## FRIENDS OF LORNE SUBMISSION TO GORRC ON THE LORNE FORESHORE MASTERPLAN

### 1. Key points of principle

We wish the Foreshore to be coastal/rural in terms of look and feel. Hence there would be a 'party line' or 'house style' for furniture, paths, signs consistent with this look and feel and preference for keeping natural vegetation rather than erecting physical structures. We wish to avoid materials and structures more suited to an urban or suburban setting. Our preference is for soft materials (rather than grey concrete and concrete guttering) and physical structures that are recessive in the landscape and colour schemes that blend rather than draw attention. We wish to maintain the sense of connected places each with declared design purpose for that space. We do not wish to see vast areas of lawn or landscape broken up by additional paths. We don't wish to see vegetation removed to make place for more cars.

Our priority users are those who swim and use the facilities (i.e., residents, holiday makers, visitors) rather than tourists i.e., those passing through in large buses. We accept small buses/sightseers. The Foreshore is primarily for beach users not Great Ocean Road traffic and people in cars, hence toilets should be placed accordingly. Our priority is to promote easy use of the Foreshore by pedestrians/bikes rather than seeking to make vehicle access any more easy and convenient than it is currently.

Parking is for beach users, primarily. We need a parking plan for the town as whole. Currently workers and volunteers park on the foreshore (as there is nowhere else, and hence it makes it hard for workers and volunteers in summer peak periods). A long term plan could consider the possibility of out-of-town and out-of-sight parking for mini busses and day visitors. But no more car space should be made available on the foreshore.

We encourage access for the disabled and choice of pathways and pathway materials that blend/recede in the landscape (as per point 1 and point 2 above). Pathways can avoid steep slopes but still provide Foreshore access and opportunity to take in the 'walks' and enjoy the water. We accept that not all places would be accessible.

Some features and assets have heritage value/special significance and we wish to see them retained and protected. An example is the fig tree opposite the picture theatre which has been 'nursed' through drought and is much loved. Other parts of the vegetation are also prized – even the non-native tea tree that provides a buffer between the beach and the rest of the Foreshore. It is serving an important function. But as it ages, we would like consideration to be given to replacement with a species more suited to our local conditions (indigenous).

We think the masterplan should have stated intention regarding erosion surveillance and control and that the 10, 20, 50 and 100 year projections for the shoreline should be marked on the plan in recognition of projected rise in sea levels. This will help prompt area-specific adaptation plans.

In terms of rainwater catchment and use, we do not wish to see *large* water storage tanks on the Foreshore. Some provision for under-ground storage tanks and/or storage amenities that are less visible/ camouflaged would be acceptable. We note that at present water supply is not a problem in Lorne and there appears to be no water-conservation case for tanks. We accept, however, that

most people will think an absence of tanks reflects lack of environmental awareness and that this potentially adverse reaction may be sufficient argument for tank installation.

We note and welcome the additional trees being planted and would like to see more detail about the vegetation care and protection plan for the foreshore. We preference trees over the erection of permanent shade structures, where possible, in keeping with our wish to retain coastal/rural look and feel as opposed to urban.

## 2. Point-by-point comments on the proposed actions

1	Provide a new pedestrian path to Disability Discrimination Act 1992 (DDA) standard between the Sea Baths Precinct and the Swing Bridge.	We strongly oppose the proposed placement of the new path. We suggest it be placed beside the road (Cypress Ave) instead, which will now have reduced traffic flow. This avoids splitting the area under the trees into 2 long strips. A path beside the road could be separated from the road by bollards and will use some of the existing 'spare' width. It is well shaded. Use a path surface that blends with the gravel road in appearance but still works well for wheel chairs. Eg., compacted gravel rather than concrete. Note that a lot of people walk on the road anyway so the disabled are not being 'banished' by suggesting the path be beside the road.
2	Connect existing beach access points to new pedestrian path. Consolidate and upgrade furniture	Agree if path itself is relocated (as above). Furniture needs to meet principles outlined above. Use materials that blend with sand and grass environment but still work well for wheel chairs. Query: are 3 such access points needed? Given that there is already a ramp for access at the start of the Sea Baths precinct? We wish to avoid over-developing what is now a natural environment.
3	Maintain Cypress Avenue as two-way vehicle access. Investigate parking options, subject to traffic analysis.	No increase in parking spaces desired
4	Manage existing Cypress trees for safety. If removal of senescent Cypress trees is required, replace with same species.	Agree
5	Reconfigure and upgrade Grove Road car park. Replace amenity planting and include water sensitive urban design.	Not possible to comment fully due to lack of detail. What is the number of extra spaces gained by the new design? Right now the existing vegetation is mature and it is proposed to eliminate this and replant. Right now the carpark aesthetically pleasing because there is vegetation at the centre at and in the border around it. Do not alter this to produce a 'mass' of cars. Do not change the surface of the car park. Retain soft surface.
6	Investigate options to improve vehicle access	We are opposed to the removal of the fig tee and construction of a roundabout. It is not possible to turn right into Mountjoy Pde.

	between Grove Road and Mountjoy Parade.	Drivers have to have patience and take care as pedestrians are ever present. This is as it should be. It is slow. It acts to limit speed.
7	Investigate the provision of DDA compliant access between Mountjoy Parade and the foreshore	Agree but Grove Rd is steep, as is the road to the surf club, so the only wheelchair access (without a car) may have to be through the camp ground
8	Provide a new amenity block at embankment using best-practise sustainable standards, including site water capture and reuse.	Disagree. Retain the amenity block where it is. It's for beach users.
9	Demolish existing public amenity block at the Sea Baths Precinct to increase public open space and access to the foreshore.	Disagree. As explained above in point 8
10	Extend the timber boardwalk north into the Sea Baths Precinct and south to the Surf Life Saving Club car park. Ensure extension does not impact coastal processes.	Agree. As part of an erosion control and management plan that needs to be detailed and made open to public consultation.
11	Rationalise pedestrian paths connecting Mountjoy Parade with the foreshore	What is intended is not described or explained
12	Upgrade existing playground, include shade trees and nature-based play environment	What is intended is not described or explained. We are in favour of shade from trees rather than shade structures. We prefer low bulk structures and colours and materials that blend with the natural environment.
13	Maintain the central lawn area for events and general day-to-day use. Regrade as appropriate and investigate opportunities to harvest and use stormwater for irrigation.	Agree, subject to being mindful about the rainwater tanks placement, as in the notes above
14	Upgrade existing amenity block to increase capacity, ensure compliance with DDA requirements and best-practise sustainable standards, including site water capture and reuse.	If upgrade means 'enlarge' we would prefer to see additional toilets attached to the back of the surf club building. Rainwater tanks would need to be camouflaged or partly stored underground. Public toilets are needed within the shopping strip.

15	Enhance the 'spectator lawn' by creating a sloped surface facing the beach with low planting to conceal cars, while maintaining ocean views.	What is intended is not well described or explained. This flat lawn is used for official tents in the Pier to Pub and other events. A sloped surface might reduce its multiuse value. Planting to screen cars is welcome.
16	Provide a continuous, conflict free pathway in front of the Surf Life Saving Club. Ensure upgrade does not alter existing coastal processes and incorporates best-practice coastal adaptation.	Agree
17	Missing	
18	Upgrade the Doug Stirling Track to provide continuous pedestrian connection to Point Grey.	What is intended is not well described or explained. The track is not considered by us to need major changes. The surface is good (hard but natural). We want no artificial lighting. We note that a lit path is available to pedestrians on the other side of Mountjoy Parade
19	Rationalise and upgrade existing beach access points/stairs along the Doug Stirling Track	What is intended is not well described or explained.
20	Rationalise and upgrade existing BBQ, picnic and parking areas along the Doug Stirling Track	What is intended is not well described or explained.
21	Upgrade existing amenity block to include best-practise sustainable standards, including site water capture and reuse.	Agree, provided this does not mean 'enlarge' or add unsightly water tanks. Effort must be made to plant around and obscure the view of any water tank installed.
22	Rationalise existing platforms along the Doug Stirling Track. Construct new viewing areas in strategic locations.	What is intended is not well described or explained. Would need to see the detail. We are concerned about the enjoyment of a walk in a small coastal town being overly structured. Currently, people in Lorne find their own way and make their own fun. That is our charm. We could tolerate one viewing platform in the entire length of the track based on the existing developed area marked on the plan. The rest should be left as natural as possible. That is its beauty.
	Ensure existing stormwater outfalls mitigate erosion and include best-practise sustainable standards including litter control.	OK
	Develop and install interpretive signage to	We respect Indigenous owners of the land and leave this decision to them

	communicate Traditional Owner, environmental and heritage coastal values.	
	Monitor climate change and implement adaption measures where required.	This is listed as “ongoing”, but if this was true, then the master plan would have had the projected sea levels marked, and more of the plan would display a logic associated with protection of particular areas. We would like briefing on the current understanding of climate impacts that GORCC is bringing to strategic planning in Lorne.
	Upgrade existing picnic and BBQ facilities, including bins, lighting and shade provision to meet best-practise sustainable standards.	Disagree. “Upgrading” should not mean enlarging.  Coastal and rural areas do not currently provide for night time lighting in outdoor areas. To do so would change the character and feel of the town from small/coastal to more urban/suburban. Right now people bring a ‘camping’ logic to their picnics (they bring their own lights, umbrellas, hats etc). We wish to encourage this informality rather than have new physical structures provide light and shade. In other words, the policy should be: we provide safe barbecues (with fire prevention in mind) and a tree canopy. Visitors can bring the rest.
	Increase shade trees and landscaping along the foreshore with indigenous species ensuring no impacts to existing ocean view lines.	Agree
	Provide wayfinding to connect the foreshore with sites of interest such as Queens Park, Teddy’s Lookout, Erskine River and Point Grey.	Agree
	Remove weeds, including Coast Tea-tree <i>Leptospermum laevigatum</i> .	Agree with weed removal, but this is not a straightforward matter, as some introduced species (Tea Tree) may be performing an important function in maintaining the ecology of the area (e.g. keeping the structure of a sandbank). Therefore decisions about weed control need to be made <i>on a niche-by-niche basis and not simply on the basis of the species type</i> . Right now we support the retention of the tea trees because they play an important function and have high visual amenity. However, as age requires replacement, we support replanting with an indigenous species which can perform the same vital function.