



Break O'Day
COUNCIL

Binalong Bay Township Plan

2022 - 2025



Version 1 – November 2022

from the mountains to the sea | www.bodc.tas.gov.au

Introduction

Township Plans are developed with community and provide Council with an understanding of the needs of each community, as well as how community and Council can work together to achieve them.

The idea to develop township plans came from conversations Council staff had with communities when we consulted on the development of the Strategic Plan in 2017.

The first Township Plans were developed in August, 2018.

This second edition of the Binalong Bay Township Plan will guide activities over the next three years, from 2022 – 2025.

To develop this plan we consulted the Binalong Bay community through a “drop in session” and an online survey process. Further detail on the information from the community engagement process forms Appendix 1 to this Plan.

This Township Plan will replace the 2019-2021 Binalong Bay Township Plan, you can find a copy of this plan and a report of how we went achieving these activities on our website under My Community /Township Plans.

The themes from the previous plan compared to this plan have not changed a great deal with the community still raising concerns the completion of a coastal walk and a focus on community infrastructure.

Some notable achievements from the previous plan include:

- Completion of a walking trail along the Binalong Bay Foreshore
- Extended Council’s leased area of the Binalong Bay Foreshore
- Car parking and signage have been included within the Brief for the development of the Bay of Fires Master Plan.

Binalong Bay – Our Town

An important part in developing the Township Plan is to understanding what residents love about their community and how they would like their community to look in 10 years' time.

Based on residents answers to these survey questions we developed the below statements.

Community Vision: *The Binalong Bay Community most values their coastal lifestyle which provides a sense of connection to the natural environment and each other.*

Community Legacy: *The community would largely like Binalong Bay to remain the same. They want to see the natural environment protected.*

You can find a full report of all community consultation including how these statements were developed, on our website under **My Community / Community Consultation**.

Community Engagement and Plan Focus

A common theme of the Binalong Bay community engagement activities was the need for maintenance works to be done on street infrastructure.

Themes include:

- Community infrastructure;
- Infrastructure to support tourism; and
- Revegetation of sand dunes/foreshore area.

Some other matters raised were considered by Council as 'business as usual' and will be dealt with through existing Council activities.

To ensure all feedback was recorded and not lost we have included a copy of this in Appendix 2 along with items considered outside the scope of the Township Plan.

The 2022-2025 Binalong Bay Township Plan will focus on:

- **Community infrastructure upgrades and maintenance;**
- **Infrastructure to support health & wellbeing ; and**
- **Protection of foreshore areas.**

Action List

Action	Who
1. Community Infrastructure 1.1. Identify areas for additional parking to be developed 1.2. Develop an Information area – intersection Main Road & Gardens Road 1.3. Replace BBQ shelter more in line with the environment	Community/Council/PWS Community/Council/PWS Community/Council/PWS
2. Infrastructure to support health & wellbeing 2.1. Work with the Community to see what outdoor equipment they would like installed at Boat Harbour Point 2.2. Continue the trail to Skeleton Bay	Council/Community/PWS Council/Community/PWS
3. Revegetation of Foreshore area 3.1. Work with community to form a volunteer group to revegetate the foreshore area	Community/PWS/Council
4. Survey Binalong Bay Community 4.1 Work with community by developing a survey to find out what their priorities are for the next 10 years	Community/Council

Reporting back to the Community:

We will report back to you on how we are progressing with these actions twice a year. An updated action list will be posted on Council's website and forwarded to those that are on Council's Binalong Bay Township Email Database. (If you would like to join this database, please email, admin@bodc.tas.gov.au.)

Any feedback on these plans can be sent to admin@bodc.tas.gov.au

The Binalong Bay Township Plan has a term of three (3) years – after this period, the action list will be reviewed.

Adopted by Council on XX

Appendix 1

Community Engagement

On Saturday 28 May, 2022, Council held a “drop in session” at Binalong Bay where Council officers met with community members seeking their feedback on the following issues:

- Infrastructure
- Environment; and
- Other issues

Eight community members attended this session.

During the Drop-in session period (11 March – 2 June 2022) a survey was available for community members unable to attend the Drop-in session. The survey received 244 responses – 8 of these were from Binalong Bay. According to the 2021 Census, Binalong Bay has a population of 329 people - Council heard from a total of 16 Binalong Bay residents.

While developing township plans we also asked residents to share with us what they loved about their community and how they would like their community to look in 10 years' time.

The answers to these questions were used to develop a vision and legacy statement for each township and we would appreciate your feedback on these as well as the plan itself.

These statements will help Council to make decisions about your township based on whether they fit with the vision and legacy of each community.

The Community Vision and Legacy Statements for Binalong Bay are:

Community Vision: *The Binalong Bay Community most values their coastal lifestyle which provides a sense of connection to the natural environment and each other.*

Community Legacy *The community would largely like Binalong Bay to remain the same. They want to see the natural environment protected.*

The above statements were developed from Community feedback as shown over:

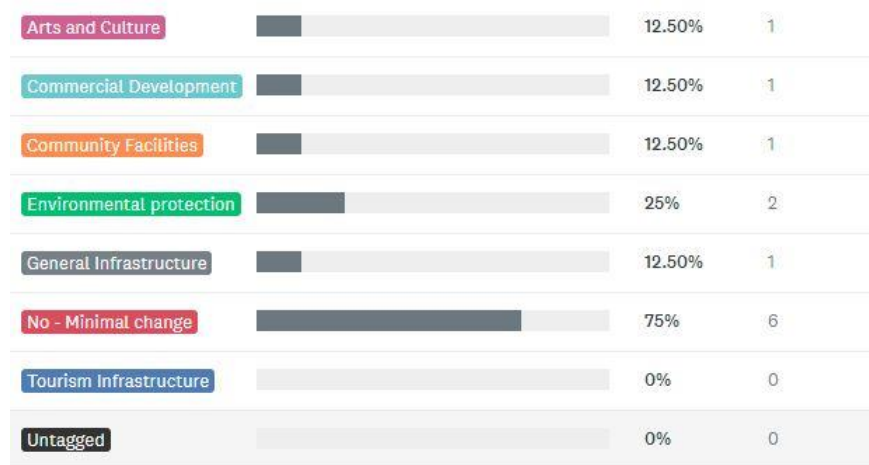
Grouped answers to Question 5.

What do you most love about your community?



Grouped answers from Question 7.

How would you like your community to look in 10 years' time?



“Maintaining the sense of community in the area without over development to spoil it.”
 Comment direct from community member.

You can find a full report of all community consultation on our website under **My Community / Community Consultation**.

Appendix 2

Business as Usual Activities

Comment	Action
<ul style="list-style-type: none"> Relook at public toilets - facelift – current design does not fit the environment 	To be considered in review of public toilet replacement and upgrade schedule
<ul style="list-style-type: none"> Key to access of tennis court should be placed in a locked box at the tennis court so that everyone has access 	Work with the Binalong Bay Community group to see if this is an option

Activities Outside Township Plan Scope

Comment	Action
<ul style="list-style-type: none"> Indoor pool & gym Hydro-therapy pool Proposed aquatic/fitness centre 	Council will undertake a feasibility study into the building of an aquatic centre
<ul style="list-style-type: none"> Tracks need to be multipurpose and good width – current track has different widths 	Track alignment was determined by the available land and terrain – unfortunately changes are not possible to alignment.
<ul style="list-style-type: none"> More shows 	Seek additional comment from community as meaning of this request
<ul style="list-style-type: none"> Dog poo dispensers along walking track 	Assess need/location/and impact on operational cost for placement
<ul style="list-style-type: none"> Sealing of boat trailer car park 	Aboriginal heritage implications as well as a high cost
<ul style="list-style-type: none"> Better maintenance of Council's arterial roads 	Noted more specific detail is required
<ul style="list-style-type: none"> Town sewerage and water supply 	Information provided to Taswater
<ul style="list-style-type: none"> Improve safety of Binalong Bay Road 	State Growth are the authority for Binalong Bay Road, the State Government invested heavily in the upgrade of a significant section of road with works completed in 2021. Council can forward specific safety concerns from community to the department.
<ul style="list-style-type: none"> Creating additional walking tracks 	This will form part of the work being undertaken in the development of the Bay of Fires Master Plan
<ul style="list-style-type: none"> Dog exercise area 	Council considered community views made for the last review of the Break O'Day Council Dog

	Management Policy, which didn't support a land based exercise area. The Policy is due for review again in 2023, when the community can suggest and comment on options again.
<ul style="list-style-type: none"> Work with PWS to place signage – no camping 28 day limit at Sloop Rock – permanent camper – residing in turning circle 	Provide information to PWS for them address
<ul style="list-style-type: none"> Housing affordability/availability 	Council currently working on this issue
<ul style="list-style-type: none"> Future developments done in more natural materials eg. Granite, rock, local hardwood – original plan for toilet facility at Binalong Bay 	Noted
<ul style="list-style-type: none"> Keep the old shacks at the boat ramp, restrict development of properties eg. Height restrictions and scenic protections 	Council owns this facility and will not dispose of this asset
<ul style="list-style-type: none"> Remove the breakwater 	The breakwater is currently owned and maintained by MAST and was built after concerns were raised about the safety of boats returning to shore in particular weather.
<ul style="list-style-type: none"> Airbnb management 	The regulation of Visitor Accommodation (commonly referred to as AirBNB) is a matter for local government planning schemes. Some Council's are looking at how they can control the number of Visitor Accommodation properties and this is something the Break O'Day Council is interested in reviewing. Presently assessment is via a State Government directive.
<ul style="list-style-type: none"> Nominal fee for camping to assist with up keep of the area and removal or rubbish 	This will form part of the discussions around the development of the Bay of Fires Master Plan
<ul style="list-style-type: none"> Get rid of the rabbits Feral animal control 	Dept. of Natural Resources and Environment Tasmania has information for landholders and runs a seasonal biological control program. RabbitScan is a good pace to record local rabbit population reports. Unclear on feral animals – with regard to cats Council is active and supports recent changes to legislated cat management.
<ul style="list-style-type: none"> Controlled burns 	PWS, STT and TFS undertake controlled fuel reduction burns when areas are identified. Extensive planning is then undertaken by the agency and they are always weather