

WINCHELSEA RV FRIENDLY PARKING AREA

FAQ'S



WHY IS COUNCIL CONSIDERING THIS PROJECT?

The Growing Winchelsea Inc. group submitted a petition of 191 signatures requesting Council declare an RV Friendly parking area.

Council considered the petition and a preliminary report in June 2015 and requested further consultation be done with 'surrounding landowners' before a decision is made.

IS CAMPING AND SLEEPING IN CARS ILLEGAL IN THE SURF COAST SHIRE?

Under the Local Law (section 4.6) camping is not permitted in public places in a tent, caravan or any other type of temporary accommodation.

An exception can be made to the local law by resolution of Council to designate this area for RV parking detailing the specific requirements e.g. suitable for short-stay, self-contained vehicles, the number of vehicles to be accommodated, the length of time and other site conditions.

IS THE RV FRIENDLY PARKING AREA PERMANENT?

The petition from Growing Winchelsea Inc. requests a trial period of 1-2 years to allow time to properly assess the benefits, impacts and costs of the proposal. A trial period of 2 years will be recommended if positive feedback is received from the community.

HOW WOULD THE PROPOSAL BE FUNDED?

There is currently no budget allocated to formalize an RV Friendly parking area. If the concept is supported, Council would consider the proposal for a future budget. The earliest this proposal would be implemented is 2016/17.

HOW WILL THE IMPACTS OF THE SITE BE MINIMIZED?

The site will be primarily self-managed with 'conditions of use' clearly displayed near the area.

Local laws officers will patrol/visit the site based on resident requests or as part of their usual patrol.

Police will respond to any after-hours noise complaints.

WHAT ARE THE 'CONDITIONS OF USE'?

The following conditions are proposed for the parking area:

Welcome to Winchelsea – RV Friendly Parking Area

- 48 hour maximum stay
- Self-Contained vehicles only (RVs or Caravans, no tents). Penalties apply.
- Park in marked bays only
- All waste must be retained in the vehicle (including rubbish and fresh, grey and black water)
- No generators or fires.
- No public consumption or possession of alcohol is allowed
- No noise after 10pm
- Pets on leash at all times
- Please take your rubbish with you.
- A Dump point is available at the Barwon Hotel for grey / black water disposal
- Area is prone to flooding. Use at own risk
- No restriction of public access.
- This site is regulated by Council. Authorised officers undertake routine patrols of this area.
- Take care of the natural environment for other travellers and users of the area.
- Please come into Winchelsea for food and supplies. Thanks for staying with us.
- If you would like to stay longer, nearby caravan parks are located at Winchelsea, Colac and all coastal towns.
- Sleeping in vehicles and camping is not permitted in coastal towns in the Surf Coast Shire.
- Council encourages the 'Leave No Trace' self-containment RV code of conduct.
- This parking area is in a trial period. Please email info@surfcoast.vic.gov.au on your experience.

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WHAT ARE THE BENEFITS OF AN RV FRIENDLY PARKING AREA?

There are very few RV friendly parking areas south west of Melbourne. Winchelsea is in a good location to attract existing RV travelers. If Winchelsea is promoted as 'RV Friendly' it is hoped visitors will be encouraged to stop in Winchelsea to spend more time and money. A moderate economic benefit of \$50,000 per year to the town is expected.

WHAT HAPPENS ONCE CONSULTATION IS COMPLETE?

A report will be prepared for the December 2015 Council meeting summarizing the consultation. It is expected that at this meeting, Council will decide whether to proceed with the proposal and allocate funds to support it in a future budget.

HOW MUCH WILL IT COST?

The initial cost is estimated to be \$39,500 to set up and \$39,700 to maintain.

Description	\$ Initial Cost est.	\$ Annual Costs est.
Parking Area	\$14,000	\$7,000
Plants & H-Beams	\$900	-
Parks Maintenance ^	\$2,000	\$2,000
Signage	\$1,600	\$600
Cultural Heritage Management Plan	\$16,000	-
Authorised officer response	-	\$30,000 *
Bins	\$5,000	\$100
Total Costs	\$39,500	\$39,700

^ In addition to current maintenance

* allowance subject to annual review of demand

WHAT CHANGES ARE LIKELY TO BE MADE TO THE AREA?

There needs to be a clearly designated area that can be maintained to a standard suitable for RVs and to ensure that there is clear direction on the use of the area.

This plan is created based on the lowest, probable cost to formalise the area. Items include:

- Gravel area that is constructed to cater for a heavy RV vehicle.
- H-beams (low level timber posts connected with a cross piece) around the end of the gravel turn-around.
- Low level signage promoting the conditions of use
- A 'reserve' sign at the entrance to the area from Barwon Terrace.
- A map near the existing picnic tables.
- Parking signs to designate the RV friendly parking area
- Low level planting
- Bins (optional)

WHY IS A CULTURAL HERITAGE MANAGEMENT PLAN (CHMP) REQUIRED?

There is a protected aboriginal site in close proximity to the area. If any works are considered a 'high impact activity', then a CHMP is required to assess the site and determine the level and significance of cultural heritage at the site. If the works are considered 'low impact' then a CHMP may not be required, however Council will still be required to show due diligence. During this project, a quote has been obtained from an independent expert in cultural heritage.