

The voice of Docklands | 道克蘭之音

DOCKLANDS NEWS

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Enterprize crew all dressed up for the Melbourne Day and Melbourne Regatta celebrations.

OC proposes short-stay appeal

The Watergate Owners' Corporation (OC) plans to appeal the recent Victorian Civil and Administrative Tribunal (VCAT) short-stay decision at the Supreme Court.

The OC will this month hold a general meeting with the intention of passing a special resolution to allow it to pursue the legal action.

In June, VCAT member Linda Rowland found that the OC did not have the power to make a rule prohibiting stays of less than 30 days.

The decision affected not only the Watergate building, but also other OCs throughout the state, as it effectively means OCs can't make rules preventing short-term letting.

Watergate OC chair Barbara Francis said the committee was hopeful of achieving a special resolution at the September 14 meeting.

"We have received legal advice which says there is grounds for an appeal," Ms Francis said.

For a special resolution to be passed at the general meeting it would require the support of 75 per cent of owners.

However, the OC can achieve an interim special resolution if more than 50 per cent of owners support the motion and less than 25 per cent oppose it.

If less than 25 per cent of owners oppose the motion in the following 29 days it will then be passed as special resolution.

Docklands Executive Apartments operator Paul Salter said he was unsure whether owners had been completely informed about the Supreme Court action being proposed.

"Owners need to make informed decisions, but I do not believe they are in a position to do so, because I, as an owner, am still waiting on answers I have been seeking for more than one month," Mr Salter said.

Mr Salter claimed he had not received responses to enquiries sent to the OC.

Mr Salter claimed the OC had spent more than \$150,000 in legal fees at the Building Appeals Board and estimated it had spent a further \$100,000 at VCAT. He said the OC now wanted to spend an estimated \$100,000 at the Supreme Court, exposing owners to paying further costs if it loses.

If the OC is successful in achieving a special resolution, the Supreme Court appeal would be the second time the matter of short-stays at the Watergate has been tested by the court.

Issues relating to short stays at Watergate have also appeared at the Building Appeals Board, the Supreme Court's Court of Appeals and, most recently, VCAT.

The VCAT decision the OC plans to appeal was made after the OC took action against nine Watergate lot owners over alleged breaches of the OC rules.

The OC alleged owners had breached the rules through the use of their apartments as short-stay accommodation as part of Mr Salter's Docklands Executive Apartments business.

In her written decision, published on June 29, Member Rowland said she proposed to dismiss the Watergate OC's application.

Sun shines on regatta

Thousands of people flocked to Docklands last month to take part in the Melbourne Regatta and Melbourne Day celebrations. See our story on page 3.

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Funding boost for Alma

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More than \$60,000 was raised for the restoration of the Alma Doepel last month.

Of this figure, \$40,000 was raised by the inaugural "Voyage of a Lifetime" Gala Luncheon, held at the Medallion Room through the support of Etihad Stadium, on August 28.

Peter Hitchener hosted the event, which was attended by some 160 people and considered a great success by the luncheon organisers.

The 110-year old topsail schooner is currently being restored at Shed 2 in Docklands and around \$1.7 million is needed to complete the project.

Speaking at the luncheon, Matt McDonald, who participated in a youth sail training voyage on the Alma as an adolescent, highlighted the importance of the ship to young people.

Mr McDonald, who is today one of the directors of Sail & Adventure, the company that owns the Alma Doepel, shared his experience as a 14-year-old on board the ship.

He spoke of "success stories of this school with no teachers, no classrooms and no blackboards".

After his first training sail Mr McDonald said he was back two weeks later volunteering as crew, and over the next four years completed nine voyages.

Mr McDonald said after the Alma stopped sailing when he was 17 he searched for similar experiences, from working on other ships and boats, studying marine biology and working in outdoor education, but has never found anything to match the experience of youth sail training on a tall ship.

"Tall ship sailing is unmatched in its abilities to achieve outcomes with young people," Mr McDonald said.

"Building resilience, leadership, teamwork and communication skills, while boosting confidence and enabling young people to reach their own goals and ambitions."

"Outcomes that help combat youth suicide, depression, drug use and enable young people to realise their own potential as a person."



Sail & Adventure chairman Alan Edenborough and director Matt McDonald at the Alma Doepel fundraising lunch.

Mr McDonald said, while the Alma didn't look too good currently, her history and stories were overwhelming.

"This project is about creating the future stories for these timbers, the stories of the young people of tomorrow, the lives saved and changed, careers forged and the dreams ignited," he said.

"Today we create another story, a story of how a grand old ship was rebuilt using traditional methods in the middle of one of the world's most modern cities," Mr McDonald said.

Sail & Adventure chairman Alan Edenborough also spoke at the lunch and said the Alma Doepel represented a tangible link with the history and heritage of Melbourne and Docklands.

"We look back, with nostalgia, at the old pictures of Melbourne and Docklands as it was. You've all seen them," he said.

"What remains of what stood where we are today?" Mr Edenborough asked. "The answer is not much."

Mr Edenborough said the Alma was something the world, and Melbourne, could not afford to lose.

A further \$1.7 million is needed to fund the \$3 million restoration of the ship, with \$800,000 required to get the Alma replanked, off her barge and back in the water.

Mr Edenborough said next year marked the 100th anniversary of the Alma Doepel's first

arrival in Melbourne and it was hoped the ship would be back in the water to mark the occasion.

"With your help we could have the hull replanked and the ship back in the water by the July 2016 anniversary date," Mr Edenborough said.

Other speakers who were united in their support for the restoration project included Minister for Ports Luke Donnellan and Sail & Adventure director Sally Shepherdson.

Fundraising update

Docklands' own Alma Doepel received \$66,000 worth of donations during August.

A large percentage of the donations can be attributed to the inaugural "Voyage of a Lifetime" fundraising luncheon, held at Etihad Stadium on August 28.

The restoration project also received an individual donation of \$20,000 from Nigel Peck.

The total fundraising tally for August is \$66,000:

"Voyage of a Lifetime" fundraising luncheon: \$40,000
ADSC: \$500
Bendigo Bank plank donation: \$500
Mr Nigel Peck AM: \$20,000

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From left: Campbell Walker, Michael Ibbott, Matthew Reid and Michael Aladjem

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Sun shines on Melbourne Regatta

Thousands of people gathered in Docklands last month to celebrate Melbourne Day and the Melbourne Regatta.

Following a week of grey and rainy weather, the sun emerged to shine on the August 30 event, which celebrated both Melbourne's 180th birthday and Docklands' waterways.

Organised by the Melbourne Passenger Boat Association, the Melbourne Regatta and Blessing of the Fleet saw boats fill Victoria Harbour.

Spectators also gathered at the harbour's edge to watch Father Bob Maguire preside over the annual Blessing of the Fleet before a flotilla of vessels departed the harbour in an impressive display.

Leading the flotilla was the Enterprize, a replica of the topsail schooner that brought the first white settlers to Melbourne 180 years ago on August 30 in 1835.

With its crew decked out in period costumes, the Enterprize was dressed up for the occasion, which also coincided with the ship's 18th birthday.

Activities along the harbour-side were organised by the Melbourne Day Committee and saw the crowds enjoy a free concert featuring the Pierce Brothers, Soli Tesema and headliners Daryl Braithwaite and Russell Morris.

The Docklands Sunday Market proved to be a hit, along with street performers around the waterfront.

Docklands' own Open Door Singers choir also had the opportunity to perform to its first large audience in a public performance on the harbour side.

According to Melbourne Regatta and Blessing of the Fleet co-ordinator Bill Reid the day was a huge success.

"There were more people in Docklands than I've ever seen before," he said. "There must have been at least 10,000 people here throughout the day."

Melbourne Passenger Boat Association president Jeff Gordon was also pleased with the success of the event, tipping a crowd of between 20,000 to 30,000.

"We were really surprised and excited to see so many people turn out on the day," Mr Gordon said. "We hope this will become Docklands' major public event."



The Docklands Open Door Singers choir, led by musical director and conductor Shaun Islip.



Father Bob performs the Blessing of the Fleet.



Street performers entertained the crowds.



Hamish Turner.



Boats of all sizes filled the harbour.


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Coroner to investigate fire

The Lacrosse apartment fire will be the subject of a coronial investigation, the Coroners Court of Victoria confirmed last month.

Earlier this year the Metropolitan Fire Brigade (MFB) called for the Coroner to investigate the November 25 fire, which cause more than \$5 million worth of damage to the Docklands apartment building.

According to a spokesperson for the Coroners Court of Victoria, it is currently early in the investigation process but the Coroner's investigators have been appointed and are preparing a brief.

While the coronial investigation continues, the mooted class action by Slater and Gordon will not be going ahead, with the firm writing to apartment owners to inform them it would not be pursuing legal action on their behalf.

"The committee of owners' corporation (OC) is pursuing separate legal action on behalf of owners, as well as through its insurer, Chubb, to recover losses suffered as a consequence of the fire," Slater and Gordon commercial and project litigation lawyer Ben Hardwick said.

"Our view is that it makes sense for the OC to co-ordinate the legal action and that this is the most effective approach for owners," Mr Hardwick said.

Some 400 residents were evacuated from the building during the fire and many apartments incurred significant smoke and water damage. The apartments directly affected by the fire remain uninhabitable.

Fraser Main, the director of Lacrosse facilities management company Trevor Main Group said the current priority for owners was ensuring the tower was compliant with Australian building standards.

According to a City of Melbourne spokesperson, the building notices were

progressively issued to owners from the start of June and require owners to set out what they intend to do to make their properties compliant.

Mr Main said Trevor Main Group had worked with Lacrosse builder LU Simon Builders to respond to the notices on behalf of the owners.

The Victorian Building Authority (VBA) is continuing its investigation into LU Simon Builders and the relevant building surveyor in relation to the use of non-compliant external cladding, which was found to have contributed to the spread of the fire.

Mr Fraser said the council was currently reviewing the submissions made in response to the "show cause" notices.

According to the council spokesperson, if the responses to the building notices are not satisfactory, the Municipal Building Surveyor can require the owners to undertake specified action.

According to Mr Main, it is both the owners' and Trevor Main Group's position that the owners would not be liable for expenses related to making the building compliant.

"The owners' position is that the cost of that compliance would be paid for by the insurance policy or by those who were responsible for the design and construction," Mr Main said.

He said any potential legal action would be pursued through the building's insurer, Chubb, which is currently working with the OC.

In light of the Lacrosse fire, Planning Minister Richard Wynne has also pushed for the use of safer materials in high-rise buildings.

The push came while the Minister attended a building ministers' forum in Melbourne on July 31.

Mr Wynne had put fire safety on the forum agenda following the November 2014 fire at the Lacrosse building in Docklands.



The coroner will investigate the Lacrosse fire.

In April, an MFB report found that combustible materials used in the external cladding of the building contributed to the rapid spread of the fire, which was started by a stray cigarette.

Mr Wynne said there must be action on high-risk building materials as a matter of priority to ensure lives were not being put at risk.

As a result, building ministers from each state and territory have agreed on key recommendations to address concerns.

"All the states have today recognised the need for a stronger building products accreditation system to help prevent fire tragedies in our high rises," Mr Wynne said.

The recommendations include a move for the Australian Building Codes board to consider changes to the National Construction Code, requiring sprinklers on all balconies, regardless of size.

The board will also investigate options for a mandatory certification scheme for high-risk building products and will report back to the ministers within six months.

The move by the planning minister follows the announcement of a senate inquiry into imported building materials in June.

At the same time the VBA is also continuing its audit of cladding on 170 high-rise buildings to determine whether there has been further use of non-compliant cladding.

International championships in Docklands

The Docklands Yacht Club will next year host the first international sailing championships for sailors with an intellectual disability.

The INAS International Sailing Championships, will see up to 100 competitors from six countries compete in Victoria Harbour across five days in January.

The event is expected to be the first major regatta conducted from the new community and boating hub currently under construction in Victoria Harbour, of which the Docklands Yacht Club will be a co-tenant.

According to the yacht club, the aim of the event is to assist the development of a competition pathway for sailors with intellectual disabilities.

The Docklands Yacht Club has an existing relationship with Sailability, an international program that facilitates sailing experiences for people with disabilities, and has a fleet of "access dinghies" specifically designed for people with a disability.

It has also been part of a research program focusing on how sailing can be used to aid physical and mental rehabilitation following spinal injuries.

The INAS International Sailing Championships will be held in Victoria Harbour over five days, from January 22 to January 26, with fleet races conducted in three divisions - single person, two person and two person supported.

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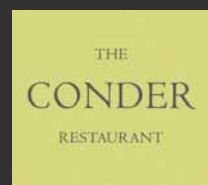
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Mit and Chehehe's Fringe Festival mural "The Test" near Docklands' Victoria Green.

Melbourne Fringe hits Docklands

It's Melbourne Fringe Festival time and there's plenty happening in Docklands.

This year sees the return of the festival's keynote project *Uncommon Places*, which will see 18 emerging artists create artworks in unique locations.

Three of these artworks can be found in Docklands' Victoria Harbour.

Emah Fox, Leanne Hall and Amy Tsilemanis or, as they are collectively known, Friskis Fillis, have created an audio work which can be experienced at the D18 tram stop at Bourke and Collins streets.

Participants will need a smart phone and headphones to listen to *Promenade*, which explores women's experiences of public spaces and takes listeners on a walking tour.

Running for about 30 minutes, the audio work can be found at www.melbournefringe.com.au/promenade.

Another work from the *Uncommon Places* project is *The Test*, near Victoria Green.

The collaborative mural work by Melbourne artists Mit and Chehehe challenges viewers to obey a simple, but almost impossible, command - "Don't Look".

The third and final Docklands-based installation is Sharon Flanagan's video work *Threshold*, which is being screened at the Library at the Dock.

All three works can be viewed in Docklands until October 5.

The Docklands Blues Music Festival is also part of the Fringe Festival and will fill Docklands with music and rhythm on Sunday, October 4.

Featuring 20 bands, three main stages, free and ticketed events and a line-up of some of Australia's most accomplished blues musicians and international artists, the event has something for everyone.

For more information visit www.docklandsbluesmusicfestival.com.au

Also taking place in Docklands this month as part of the Melbourne Fringe Festival is site-specific work *Scenes on the Yarra* on September 27. See our story on page 7.

Population boost for Docklands

Docklands' population has grown by 164 per cent since 2004, a council report revealed last month.

The growth was the largest percentage increase across the Melbourne municipality, followed by the CBD (142 per cent) and Southbank (106 per cent).

The City of Melbourne's *Daily Population Estimates and Forecasts 2015* report attributed the growth to high-rise apartment living.

The report estimated that in 2014 approximately 854,000 people travelled to or were in Melbourne on an average weekday, representing a 2.9 per cent growth since 2012.

This growth is attributed to a combination of factors including employment growth, increased visits from interstate and overseas and residential population growth.

According to the report, the council's November 2015 development activity monitoring report estimates that more than 9270 apartments were constructed between 2012 and 2014 within the Melbourne municipality.

And the growth is expected to continue, with the report forecasting an approximate 13,480 high-rise apartments to be completed within the next five years.

Of those currently under construction, Melbourne's CBD will gain the biggest share, with 6000 apartments (44.7 per cent) under construction.

A further 2740 apartments (or 20.3 per cent) are currently under construction in Southbank, while 1570 (or 11.7 per cent) are under construction in Docklands, according to the report.

Residential towers currently under construction in Docklands include Hiap Hoe's Marina Tower at NewQuay, MAB's Promenade and Aqvi developments, Mirvac's Forge tower, Lend Lease's Concavo and 888 Collins St and Capital Alliance's M Docklands.

With the vast number of new residential

developments under construction, Docklands population is expected to grow.

According to the population estimates report, between 2012 and 2014 Docklands' population grew by 1713 or 26.6 per cent.

This puts the suburb within the top five growth areas within the Melbourne municipality, along with Melbourne (up 29.2 per cent), Southbank (up 24.3 per cent), Carlton (up 12.2 per cent) and North Melbourne (up 9.9 per cent).

Overall, the report found that more than 122,000 lived in the Melbourne municipality in 2014, marking a 15.9 per cent increase since 2012 and the equivalent of 16,788 additional residents.

The report notes that the high-rise living momentum is likely to continue, with the residential population likely to grow around 3 per cent annually between 2015 and 2036. It's estimated that around 202,000 people will live in the municipality by 2030.

At the same time the demand for Docklands' office space is also set to continue.

More than 70 per cent of new office space constructed in Melbourne between 2013 and 2014 was in Docklands, with 155,000sqm made available.

Docklands has seen an influx of new office space over the last few years, with new NAB, Medibank and AGL headquarters, new commercial space at Collins Square and construction of the Lifestyle Working Collins St building.

The CBD had the second largest share of new office space, with 57,000sqm, or 26.4 per cent, constructed during the same period.

The report also estimated that the vast majority of the 329,000sqm of office space currently under construction is being built in Docklands. Some 149,000sqm of office space is currently being built in Docklands, equating to 45.2 per cent of the Melbourne total.

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Waterways governance: So close, and yet...

Docklands has come so close to achieving an economic "silver bullet" with waterways governance reform but, sadly, a solution remains as elusive as ever.

As reported on this page, the working party charged with recommending reforms to the State Government has formulated a compromise position that pleases no one.

Great progress has been made and there have been some victories along the way. Agreement has been reached on the need for an independent waterways authority. And at least the governance issue was discussed.

But the regulators (Parks Victoria) remain in charge, which, most likely, means that nothing will change.

The regulators need to remain involved but, for the waterways to flourish, decision-making needs to pass to the innovators.

It is the innovators who look at the river see its unrealised potential. They see tourists, jobs, scheduled water transport, activity, vibrancy and a buzzing sub-set of the local economy.

It's not the fault of the regulators that they look at the same stretch of water and see only risk, rules to enforce and taxes to collect. It's also not surprising that they fail to see themselves as part of the problem.

They don't actually understand why they have been asked to hand over the reins.

The City of Melbourne is equally at fault and, again, it's not fair to blame bureaucrats for being wired differently to entrepreneurs.

The council sees the waterways as an operational matter and seems determined to ignore the economic development potential of the river.

Comment

Shane Scanlan



The regulators can't see what's not there and the business representatives on the Lower Yarra River Use Future Directions Group failed to transfer the vision.

The risk is that the visionaries will give up, pack up and leave during the next (supposedly-interim) period of hybrid administration during which a committee of three will attempt to direct the regulator. Momentum will be lost and status quo will most likely prevail.

With the right people, the right attitudes and with high-level political patronage, the proposed interim arrangement could work. But a sunset clause should have been inserted into the document.

The business representatives on the working group did not have the bureaucratic knowledge or experience to counter the legislative arguments put forward in support of the agreed model.

In the interests of consensus, they also accepted the anticipated practical difficulties in moving too quickly to an independent authority.

It would be nice (but probably naive) to think that government representatives were genuinely on a short journey towards an independent waterways model.

The Minister for Environment, Climate Change and Water, Lisa Neville, does not have to accept recommendations made by the working party.

But, without loud dissenting voices, there is no political mileage to be gained from removing the fox from its position in charge of the hen-house.

Group compromises on water governance

By Sean Car

The Lower Yarra River Use Future Directions Group has reached a compromised, but unified, agreement on the future governance and management of local waterways.

Docklands News understands that a final draft of the group's report to the Minister for Environment, Climate Change and Water, Lisa Neville, has now been finalised by the Department of Environment, Land, Water and Planning (DELWP).

The report recommends the establishment of a new and independent interim advisory body consisting of three high-profile, government-appointed members, which would work with regulator Parks Victoria to manage the waterway.

The new committee would employ a CEO and would draw support staff from Parks Victoria and the City of Melbourne.

While the group was unanimous in its desire to establish a single authority to govern and activate the waterways, it has agreed that the recommendations outlined in the report are a step in the right direction.

With 15 intersecting Acts currently governing the waterways, the group conceded that achieving ultimate reform was not possible in the short-term.

According to the group's independent chairperson Tony Kelly, members of the future directions group would share the report with their respective constituencies for final comments before it is finalised and submitted to Ms Neville.

"We have come to an agreement on a plan to move forward," he said. "It's a start not the end."

"It was the first time every party has come to the table to have a robust conversation and everyone presented strong views and new solutions."

The group includes representatives from DEWLP, Parks Victoria, City of Melbourne, Yarra River Business Association, Melbourne Passenger Boating Association, Melbourne Convention and Exhibition Centre, the Department of Transport, Planning and Local Infrastructure.



Docklands News understands that the group has been given an assurance that the new advisory committee would have authority to instruct Parks Victoria on how to manage the waterways, which would be outlined in a side letter from the minister.

However, there are concerns from some members that the independence of the committee could be undermined, with Parks Victoria remaining the chief regulator of the waterway.

Mr Kelly said that while it wasn't the perfect solution, for now, it was the right one.

"No individual is going to get what he or she wants," he said. "If we don't present a unified position on this then it will be difficult for government to act."

"I'm confident that if everyone puts their heart and souls into the plan then it will act as a stepping stone in the right direction."

"The Government will serve the needs of the committee as much as possible."

While the group is still yet to demonstrate a business case for the model, it is expected that the final report will be presented to Minister Neville this month.



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Setting the scene

Docklands will this month host a unique artistic event in celebration of the Yarra River.

Scenes on the Yarra is the brainchild of “sceneographer”, set and costume designer and theatre practitioner Jeminah Reidy.

This month’s event in Docklands is the sixth in a series of creative and theatrical events that have taken place at various points along the Yarra.

As Ms Reidy explained to *Docklands News*, a group of artists will be gathering in Docklands for a workshop over two weekends at the end of September, which will culminate in a public performance on Sunday, September 27.

Coincidentally, the performance falls on World Rivers Day, which celebrates the world’s waterways.

“The first day of the workshop is all about learning about the place we’re working in. So I engage local historians, indigenous historians, environmentalists and people that just generally have a lot of love for the place and would like to tell stories about it,” Ms Reidy said.

“The next five days of the workshop is all about the artists having their own creative response to the site.”

A diverse range of artists will create “site-specific works” relating to Docklands during

the workshop and then present them to the community during the public performance.

“Site-specific means looking at the place intrinsically and making work that responds to that place, rather than bringing in objects that have been made somewhere else or dances that have been created somewhere else,” Ms Reidy said.

“Rather, these works have been generated onsite, where they will be presented. The dances will be choreographed and the songs written in the place they will be performed and that’s what makes it site-specific.”

The Docklands event is a two-hour walking performance and, in-line with previous performances, is likely to include artistic installations, dance, music and storytelling.

Ms Reidy said the community would be led from Buluk Park, behind the Library at the Dock and journey along North Wharf, stopping at various points along the way, which will be activated during the performance. These sites include the Alma Doepel restoration project at Shed 2 and the wooden boat builders shed.

“They’re so excited because we’re going to show off their beautiful art forms and we’re so excited because people don’t often have the opportunity to go there, even though



Jeminah Reidy invites Docklanders to come along to this month’s *Scenes by the Yarra* event in Docklands.

they both have that open door policy,” Ms Reidy said.

Ms Reidy said she had been busy visiting Docklands, speaking with local stakeholders and building enthusiasm for the project.

“All of the stories of this place will be told on the day and we want to make sure we really do touch on everything,” she said.

The Docklands event has been funded by the City of Melbourne, Melbourne Water and Yarra River Keeper Association and follows five other “site-specific” events along the river.

Ms Reidy said the first event was held in her hometown of Warburton, which is the first large town on the Yarra River, at the beginning of 2013.

“I’ve been on my way ever since, working my way from the headwaters to the sea,” she said.

Scenes by the Yarra events have also been held in Yarra Glen, Warrandyte, Herring Island and at Birrarung Marr.

Following the Docklands event the final instalment in the series will be held at Williamstown, where the river meets the sea, in 2016.


The Docklands *Scenes on the Yarra* public performance will be held on Sunday, September 27 from 5pm – 7pm.


Attendees are invited to meet at the Library at the Dock in order to take part in the free event. For more information visit www.scenesontheyarra.com

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Maritime Porthole Gallery closes

Local artists and art lovers were disappointed last month when the Mission to Seafarers Maritime Porthole Gallery closed.

The gallery opened at Harbour Town two years ago, however the Mission was last month advised its lease would not be renewed.

While the decision had disappointed some, it also signals renewed commercial interest at Harbour Town.

The Mission had leased the space through a charitable agreement with former Harbour Town owners ING, however it was not renewed under new owners Ashe Morgan.

Similar artistic and innovative initiatives developed under the Docklands Spaces scheme have also closed at Harbour Town.

Under the previous management, empty spaces were opened to a number of Docklands Spaces participants on short-term, low-cost, rolling leases.

Maritime Porthole Gallery artist-in-residence Robert Lee Davis said the news of the closure was disappointing for the artists and writers who had used the Maritime Porthole Gallery.

Mr Davis had both worked and exhibited in the space, while writer-in-residence Lyn Beattie had been working on her second novel in the gallery.

A further two artists had been lined up to exhibit in the coming months, as Mr Davis is



Maritime Porthole Gallery curator Robert Lee Davis keeps smiling.

due to begin an artist's residency in London.

While disappointed by the decision, Mr Davis said the opportunity and experience had been a positive one.

"For me personally as an artist, to have a space where I can show the artwork, where I can work and where I can engage with the public, I couldn't have asked for a better experience," Mr Davis said.

"It hits all the buttons for me in terms of how art should be public, where people can walk in at anytime and talk to you about your work."

Mission to Seafarers CEO Andrea Fleming said the artist-in-residency program and workshops had created a rich community experience.

"The Mission to Seafarers is thankful to

Harbour Town, the artists and everyone who had supported the gallery since 2013," Ms Fleming said.

"The new hotel being built across the road from the tranquil environment of the gallery is a sign of progress and we look forward to seeing Docklands flourish and future opportunities for the Mission to engage with our community."

"The activities established at the gallery will transfer over to 717 Flinders St so keep an eye on the Mission to Seafarers Victoria Facebook page for more updates," she said.

While there has been disappointment over the closure of the Maritime Porthole Gallery, the move potentially signals increased commercial interest in the Harbour Town tenancies.

Harbour Town Melbourne general manager Stephen Beaumont said: "Works to transform and reposition Harbour Town as one of Melbourne's premier retail and leisure destinations have now started."

"The licence agreement with Mission to Seafarers' Maritime Porthole Gallery was not renewed as part of the centre's long-term strategy."

"As the redevelopment is completed, it will provide for a dramatically improved retail offer for the growing Docklands community."

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Driven out by short-stays

By Bethany Williams

There are always two sides to any story.

But no matter which side of the debate you're on, when it comes to the issue of short-stay accommodation, there's one certainty no-one can deny – the issue has divided Docklands.

It's been so divisive that one resident says she has left the area due to the issue.

Former NewQuay resident Sally Hewitt says she sold her NewQuay apartment earlier this year and has moved to Port Melbourne, because she could no longer cope with the issue of short-stays.

"I feel like I've abandoned everyone," Ms Hewitt said. "I've been a stalwart, a hard-working serviced apartment opponent and more generally supportive of Docklands for a long time and now I just can't take it any more."

But on the other hand are people like former NewQuay residents like Paul O'Halloran, who say they may have left the area, but the issue of short-stays had nothing to do with the decision.

Ms Hewitt said she and her husband Bill were the first residents to move into the Conder building in 2004.

Ms Hewitt says she was completely unaware of the existence of short-stays when she moved and recalls being told that other residents in the building would all be long-term.

As time went on Ms Hewitt became aware of short-stays in the building, initially counting 35 short-stays, which she says has now grown to around 62, out of a total of 200 apartments in the building.

After taking a break from living in the apartment, Ms Hewitt said she couldn't bring herself to return to the building.

"If it wasn't for the serviced apartments I'd



Former NewQuay resident Sally Hewitt has moved out of Docklands.

be moving back into my apartment and I'd be quite happy," she said.

She says she feels forced out of Docklands and says she knows other people who would like to leave the area but can't afford to make a loss on their property, as she did.

"The community is dying because of this," Ms Hewitt said. "It's very divisive."

However, other former long-term NewQuay residents such as Mr O'Halloran say short-stays had no bearing at all on their decision to leave the area.

Mr O'Halloran lived at NewQuay for nine years before leaving the area in 2011.

"My strong opinion is that some vested interests have been playing up the issue of short-stays," Mr O'Halloran said.

"While there are some issues with short-stays, the vast majority of visitors and operators do the right thing."

In contrast, Ms Hewitt said the frustration of living in a building alongside short-stay accommodation was compounded by her knowledge of the financial cost to the building and to owners such as herself.

Having sat on the Conder owners' corporation (OC) for 10 years, and as OC chair for a number of years, Ms Hewitt said she "scrutinised the financials well and truly".

"Just in broad terms, the budget for the building annually was \$1 million per year in administration, maintenance and cleaning," she said.

"If you looked at those costs you could identify \$100,000 which was related to extra things we did due to serviced apartments including security, cleaning, more administration, a live-in manager, night-time security, and that all totalled to \$100,000 or about 10 per cent of the budget."

Ms Hewitt said these additional costs were passed on to her and other owners in their body corporate fees.

She said short-stays also made a "mockery" of the secure selling point of apartment buildings, as it was simple for anyone to gain access to the building by booking accommodation.

She said short-stays disturbed the building "day and night" and that police had been

called to the building multiple times to respond to violent and unpleasant behaviour.

"Is that the sort of place you want to call home?" Ms Hewitt said.

However, Mr O'Halloran said in the nine years he was OC chair of the Boyd, Palladio and Sant Elia buildings he received security reports regarding the building every day.

"We had as many, if not more, noise complaints relating to long-term residents, over short-stay residents," he said.

According to Mr O'Halloran, there are many good people running good short-stay businesses in NewQuay. He said many of the local restaurants and businesses wouldn't have survived without short-stays.

Mr O'Halloran suggested that an additional levy from owners of short-stay apartment owners could go some way to counteracting the additional wear and tear caused by short-stays.

Victorian Accommodation Industry Association (VICAIA) president and Watergate short-stay operator Paul Salter said he was not aware of any data or evidence that people move because of short-stay activity in Docklands or elsewhere in Melbourne.

He said the VICAIA's code promoted professionally run activities that reduced impact on amenity, combined with procedures that screened guests allowed into a property.

"Our members do not want guests who treat a property with disrespect or cause any damage – that is not a sound business practice. A professional operator knows that it is in everyone's best interest to ensure that all guests abide by the code of conduct," Mr Salter said.

"The association will continue to work with the various government departments and councils and report rogue operators or operations that do not comply with the appropriate standards."

David Phelan answers your legal questions.

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Wise angels find a home

Docklands has become home to a new charity aiming to support people experiencing family violence.

Wise Angel Foundation was established by Sahar Ghaly last month and is currently based at the Aquavista building in NewQuay.

According to Ms Ghaly, the Wise Angel Foundation will complement existing family violence services.

“The difference is that we are run by survivors, people who have first-hand experienced family violence and therefore they know what went right and what went wrong in the system and know what they can do to help other women,” Ms Ghaly said.

Ms Ghaly said she had developed strength through her own experience of family violence.

“In terms of having the first-hand knowledge, the passion was there and the knowledge was there that I had to make a difference,” she said.

Ms Ghaly said the foundation’s first task would be to establish a respite centre, which she hopes will be open within four months.

“It would be a drop-in centre where women would feel safe and secure, they can chat

with other women who have been through family violence, have some food and have all their needs met.”

The foundation has also established a website with a 24-hour chat service offering real-time support and advice.

Ms Ghaly said the foundation aimed to give people the key skills and resources needed to “rewrite their lives” and re-engage with society.

“While there is bleakness and darkness, there’s also hope and someone out there who can help,” Ms Ghaly said.

The foundation also aims to establish links with cultural and religious groups and employment agencies and create a program for schools in order to educate children about family violence.

Ms Ghaly said the not-for-profit foundation would primarily be funded by large-scale organisations.

It has already attracted the support of property development group Bayland, which is the foundation patron and AUB Heavy Equipment Financial Services, which has provided office space.

Ms Ghaly said she would continue to seek further charity partners to support the foundation’s work.

“The reality is when you help Wise Angel you’re actually investing in changing



Wise Angel Foundation director and founder Sahar Ghaly.

someone’s life and helping them rewrite their life,” she said.

Wise Angel Foundation is holding a fundraising launch event at the Grand Hyatt on Saturday, November 14 from 1pm until 4pm.

For more information about Wise Angel Foundation and the launch event visit www.wiseangelfoundation.com

Grants available

Expressions of interest for a share in up to \$150,000 worth of community grants are now open.

As part of the 2015 Federal Budget, each federal electorate across Australia has \$150,000 worth of grants to contribute towards small capital projects or small infrastructure projects as part of the “Stronger Communities” program.

Grant between \$5000 and \$20,000 will be awarded to local councils and community not-for-profit organisations within Melbourne through the Melbourne Community Consultation Committee.

Greens federal member for Melbourne Adam Bandt encouraged local councils and not-for-profits to submit an expression of interest by Sunday, September 20.

“The Stronger Communities grants give community groups in Melbourne the chance to build or upgrade important infrastructure to support their important work in our community,” Mr Bandt said.

For more information about the grants visit www.adambandt.com/strongercommunities



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Sea of daffodils at Yarra's Edge

The Yarra's Edge waterfront became a sea of daffodils last month, with more than 3000 flowers installed along the promenade.

Yarra's Edge developer Mirvac created the floral activation in support of the Cancer Council's annual fundraiser Daffodil Day on August 28.

Mirvac's head of residential John Carfi said the sea of blooms aimed to honour those touched by cancer and raise awareness of

the fundraising drive.

"Cancer had touched most Australians in some way and we're proud to be spreading this message of hope with a bright splash of yellow at Yarra's Edge," he said.

The sea of daffodils was installed at Yarra's Edge between August 27 and August 30.

Strong interest in NewQuay tower

NewQuay is set to receive a population boost, with MAB reporting strong interest in its Banksia project at the NewQuay Piazza.

The 18-storey building is already 65 per cent sold, after sales commenced in June.

Both of the \$5 million penthouses have been sold, while nearly half of the building's \$3 million "sky homes" are also off the market.

The nine "sky homes" are described as smaller penthouses, consisting of three to four bedrooms.

Sales of residences in the buildings already total \$80 million, with the one and two bedroom apartments also proving popular with buyers.

According to MAB Corporation executive director, Andrew Buxton, the project highlighted the demand for luxury accommodation in Docklands.

So far, much of the interest in the tower has come from both families and baby boomers.

"We've had an overwhelming response from families who have responded well to the apartments because they offer generous floor plans with amenities you would typically find in a three-bedroom house," Mr Buxton said.

"We've also had significant interest from baby boomers looking to downsize to a CBD location close to their workplace, but who are also seeking lifestyle benefits such as a waterfront location and proximity to the arts and cultural precinct."

NewQuay itself is currently undergoing a renaissance of sorts, with plenty of development currently underway and more expected over the next few years.

Construction of Hiap Hoe's Marina Tower project is currently underway, while MAB Corporation is also progressing its



Promenade and Aquis residential projects.

Capital Alliance is also planning to construct two residential towers, potentially including a hotel component, in Harbour Town.

At the same time, Harbour Town owner Ashe Morgan is currently completing upgrade works at the centre, including the installation of a multi-million dollar transparent roof canopy.

MAB Corporation also plans to continue its development of the NewQuay West precinct. The developer has committed to extending the existing Quay Park Reserve so that it connects with the Ron Barrassi Snr Park, which is almost complete.

"Delivering projects such as Banksia and public spaces like the western precinct is part of our overall vision to create a community where people can live, work and play," Mr Buxton said.

"Docklands will play a pivotal role in the sustainable growth and future of Melbourne and our goal is to continue developing quality residential projects, commercial precincts and public green spaces that will see it fulfil its potential as one of Australia's prime waterfront locations."

Construction of Banksia is expected to begin late next year and is due for completion in early 2018.



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That's gotta hurt!

A car was significantly damaged in Docklands last month after a large steel item was apparently thrown from the roof of the Merchant building in the early hours of August 19.

The car, which was parked on Bourke St, suffered significant damage after it was hit by what appeared to be a steel arm used by window cleaners.

Police attended Bourke St, Docklands around 12.30am following reports of a man

walking down the street carrying a large chair and cafe umbrella with stand.

Police arrested the 25-year old Docklands man and interviewed him for criminal damage in relation to the incident.

He was released pending summons.

NAB named best workplace

Docklands is home to Australia's top-performing workplace.

NAB's 700 Bourke St headquarters received the accolade last month following a survey by Sydney University and the University of Technology, Sydney.

The Building Occupant Satisfaction Survey Australia (BOSSA) measured 60 Australian building's overall performance from the occupants' perspectives.

Employees were asked to rate their satisfaction in terms of the building's air quality, comfort, noise, temperature, connection to the outdoor and its effect on their health and productivity.

700 Bourke St rated number one across nine categories in the survey, according to NAB's people, communications and governance executive Michaela Healey.

"We're delighted that we are supporting NAB's employees to work more collaboratively and flexibly, with greater focus and with stronger performance and wellbeing outcomes," she said.

Sydney University architectural science lecturer Christhina Candido said the NAB headquarters topped nine out of 13 Indoor Environmental Quality (IEQ) indicators.



NAB's 700 Bourke St headquarters.

"The results from the occupant survey conducted at 700 Bourke St are without doubt remarkable," she said.

NAB's 700 Bourke St headquarters opened in mid-2013, achieving a six Green Star rating and his home to more than 6000 employees.

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Supporting entrepreneurs

Local social enterprise SisterWorks is holding a fundraising event in Docklands this month.

The *One Night. One Dream* event at NAB's 700 Bourke St headquarters will see asylum seeker, refugee and migrant women share their entrepreneurial stories. Australian entrepreneur Carolyn Cresswell will also be a guest speaker at the event.

The event, on Tuesday, September 15, will also feature a Q&A session, an exhibition of photos, stories and products and plenty of African music to get you in the mood.

Based in Docklands, SisterWorks is a grassroots social enterprise, which aims to enable asylum seeker, refugee and migrant women to achieve financial independence by tapping into their business and entrepreneurial abilities.

The organisation aims to help them develop their skills by:

- Providing training, coaching and support to develop business and language skills;
- Providing the opportunity for social connections and networking;
- Identifying and co-ordinating work opportunities; and
- Assisting with resources and marketing.

SisterWorks' *One Night. One Dream* fundraiser is on Tuesday, September 15 from 5.30pm until 7.30pm at The Arena at NAB's 700 Bourke St headquarters. Entry is \$75

For more information visit www.trybooking.com/Booking/BookingEventSummary.aspx?eid=151046 =

For more information about Sister Works visit www.sisterworks.org.au



John Scardamaglia, Chan Uoy, Paul Humphreys, Daniel Rocco Tenaglia, Neil York and Kerry York with Lord Mayor Robert Doyle.

Celebrating our local businesses

Some five local business owners were celebrated last month at the 10th annual Lord Mayor's Commendations ceremony.

The annual awards recognise longevity of small businesses within the Melbourne municipality and honours their contribution to the city's economy and culture.

Kerry and Neil York of N.R. York Plumbing, based in Victoria Harbour, both received a silver commendation recognising more than 25 years operating in Melbourne.

John Scardamaglia of Berth Restaurant and Bar, Daniel Rocco Tenaglia of Esprit Hair and Chan Uoy of Bopha Devi each received a bronze commendation recognising 10 or more years of operating within Melbourne.

This year, 64 independent small business owners and one generational family business received a commendation.

According to Lord Mayor Robert Doyle, Melbourne now hosts 13,000 small businesses, which employ around 75,000 people.

"This year we recognise a wide variety of

recipients including a purveyor of wigs and hairpieces in the central city and coffee and tea merchant at Queen Victoria Market to name just a few," the Lord Mayor said.

"Small businesses underpin our dynamic local economy, they make Melbourne unique and are key to our city's future prosperity."

Melbourne councillor Beverley Pinder-Mortimer said the variety of small businesses in Melbourne made the city vibrant and dynamic.

"The Lord Mayor's Commendations are a way to recognise the importance of Melbourne's small businesses and the unwavering dedication of our city's small businesses proprietors."

This year's recipients join alumni of more than 490 business proprietors and 17 family businesses that have received commendations since the program began in 2005.

New tenant for Collins Square

Engineering consultancy AECOM will soon become one of Docklands' newest corporate tenants.

The company last month announcing it had signed a 10-year lease for 5500sqm at Walker Corporation's Tower 2.

AECOM plans to relocate staff from 8 Exhibition St and 80 Collins St to the Docklands address between May and June next year.

According to AECOM's director of external affairs Johnny Sollitt-Davis, with both leases at the CBD sites coming up for renewal, a lengthy review and consideration of market options led to the company signing the Docklands lease.

As the lead structural engineer on the Tower 2 project, Mr Sollitt-Davis said AECOM had a unique perspective on what the building and surrounding precinct would provide.

"This building also gave us the opportunity to co-locate all our people and have the opportunity to absorb the additional employees who will be joining from URS Australia when that integration is complete," Mr Sollitt-Davis said.

"The building itself offers significantly larger floor plates, co-working and event spaces which is more suited to the collaborative work styles that will allow AECOM to be more client and project focused than ever before."

Leasing two and a half levels of the building, AECOM will join anchor tenant KPMG, which has leased almost 30,000sqm and legal firm Maddocks, which has leased three floors.

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KNIGHTSTONE

UFC is coming to Docklands

Docklands' Etihad Stadium will host Australia's first UFC title fight this November.

UFC champion Ronda Rousey will take on Holly Holm in the headline event on Sunday, November 15, in front of an expected crowd of 70,000.

Stadium chief Paul Sergeant said he expected the event to be a complete sell-out, and all eyes will be on the stadium, with an anticipated global audience of tens of million watching from around the world.

The staging of a UFC event in Docklands was made possible after the State Government lifted a ban on cage fighting in March.

The Docklands Community Association has previously voiced its opposition to the event being held in Docklands and had raised concerns about the risk of anti-social behaviour.

However, Mr Sergeant said the stadium had a flawless record when it came to hosting and delivering elite and international sport and entertainment events.

"It's always our team's priority to ensure patrons have a first-class experience while inside the venue and then depart our venue safely."

"We have watched the delivery of UFC capture the imagination of fans all around the globe," Mr Sergeant said. "I am aware from previous personal experience that the professionalism of Tom Wright and his UFC team provides an entertaining, massively popular and safe event for the hundreds of thousands of fans who have become devotees of the sport."

And the event is likely to have major benefits for Docklands and Melbourne.

"We know it will be a massive success and will draw fans from all corners of Australia," Mr Sergeant said.

"We're confident that there will be fantastic economic spin-offs for the city, including the accommodation and entertainment

industries. Melbourne will be the winner," he said.

Docklands Chamber of Commerce has put its support behind the event and said local businesses would welcome the anticipated crowds.

"We're fully supportive of the activities Etihad Stadium hosts," chamber president Joh Maxwell said.

"We look forward to welcoming all of the UFC visitors to Docklands and into our local businesses."

UFC president Dana White said the Melbourne event would be the biggest UFC event ever.

"There's been a lot of talk about Melbourne, title fights and stadium shows. The UFC is doing all three at Etihad Stadium in front of 70,000 people," Mr White said.

"Australia has been an amazing market for the UFC and to thank the Aussies for all of their support we are bringing the superstar of the welterweight division, UFC World Champion Robbie Lawler."

Alongside the headline fight of Lalwer vs Condit, the UFC event will also see Australian Mark Hunt take on Antonio Silva in a rematch of their 2013 "Fight of the Year" draw.

Sydney-sider Robert Whittaker will take on England's Michael Bisping, while Melburnian Jake Matthews will compete against Akbarh Arreola.

Australian mixed martial artist Kyle Noke will take on Germany's Peter Sobotto and Sydney's Anthony Perosh will take on Armerican Gian Villante.

Four-time Australian judo Olympian and Melburnian Daniel Kelly will fight Brazilian Jiu-Jitsu specialist Ricardo Abreu.

And in an Australian show down, Sydney's Richard Walsh will take on Western Australia's Steve Kennedy.

Additional bouts for the November 15 event are expected to be announced.



Filming of Chinese production "A Tale of Bosom Man" took place in Docklands last month.

International drama filmed in Docklands

Docklands will soon be exposed to a whole new audience, after part of a Chinese television drama was filmed locally last month.

The Chinese production, *A Tale of Bosom Man*, is being co-produced by Docklands-based company AMG Media Productions.

AMG Media Productions director Angie Wu said most of the filming took place next to the waterfront, while a few scenes were also filmed under the Melbourne Star Observation Wheel.

According to Ms Wu, the show focuses on a romantic storyline and features four couples

overcoming difficulties and finding true love, with filming taking place in both Australia and China.

"According to the script one of the main characters in the show is the son of a wealthy family and an enthusiast of sailing and tourism," Ms Wu said.

She said Docklands was very scenic and a beautiful sailing location, making it a perfect location for filming.

Park upgrade begins

City of Melbourne fenced off a section of Docklands Park last month in order to complete upgrade works.

Around half the park between Collins and Bourke streets was fenced off from the Bourke St end.

A council spokesperson said the park would be closed to the public in stages during the works, which are expected to be completed in January next year.

"The enhancement works will include a significant upgrade of the park and landscape, the removal of old asphalt and the replacement of bluestone pavers, the construction of stairs and the installation of new seating, lighting and trees," a council spokesperson said.

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KATHERINE TAYLOR
Finance officer

It's very accessible, everything is close and there is everything you need.



JARROD KRICKEN
Carpenter

The people are friendly and it's got everything you need in terms of cafes, shopping, fashion.



CASSANDRA WARD
Teacher

I think it's because everybody is friendly. It's a personable city.



ANNA GRECO
Teacher

It's just a beautiful city. You've got everything here. It's just lovely.



DIANE GOUDSWAARD
Caring for her grandchildren

The people are so friendly here and the public transport is just amazing, and then they made the trams free, I mean how good is that? People are friendly, I was trying to find somewhere on the tram and I wasn't sure I was on the right one. I had half the people on the tram helping me.



GEOFF HANN
Business owner

Multiculturalism. Good weather. I think Melbourne has got it right. It's a nice city, well balanced. It's a pretty cheap place to live all things considered. I had a meal last night at The Conder for \$30 and I had an entree and a main course.

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DOCKLANDS DAZE by Michelle Commandeur

My back is killing me ...

©Commandeur



Laura and Rusty

Rusty the Cavoodle has loved the first seven months of his life in the Docklands.

Rusty and his owner Laura were seen on their leisurely stroll around the harbour. Eager to see, lick and sniff anyone or anything, an excited Rusty tested the strength of his owner's lead.

Still just a puppy, Rusty is a little ball of energy. When asked how hard it is to keep up with her canine companion Laura said: "He's

actually alright. I walk him two to three times a day, that's plenty. He is knocked out by the evening."

Laura said that, as a Cavoodle Rusty would never become big enough to pose a threat to their apartment lifestyle. All the while, Rusty's tail wagged relentlessly.

Laura commended the facilities for dogs in

the local area explaining that she and Rusty we regulars at several parks in the area, ranging from Harbour Esplanade to the end of Lorimer St.

Laura makes sure that Rusty is not confined to the hustle and bustle of the Docklands area. "He just went to Williamstown beach this weekend actually and really loved it!"

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DOCKLANDS FASHION

Orry-Kelly: Dressing Hollywood

By Laura Timberlake

Orry-Kelly is one of Australia's most successful costume designers. The 21-year-old left Kiama in New South Wales as an aspiring actor and went on to become chief costume designer at Warner Bros.

ACMI (Australian Centre for the Moving Image) is hosting the *Orry-Kelly: Dressing Hollywood* exhibition until January 17, 2016.

Katrina Sedgwick, ACMI Director and CEO, said: "We are delighted to be celebrating the professional and personal journey of our prolifically talented artistic export."

"With *Orry-Kelly: Dressing Hollywood* we pay homage to Hollywood's star-maker whose artistry has profoundly influenced costume design across decades and continents."

Orry-Kelly is the professional name of Orry George Kelly. He designed for 285 films, including *42nd Street* (1933), *Jezebel* (1938), *The Maltese Falcon* (1941), *Casablanca* (1942), *Auntie Mame* (1958) and *Gypsy* (1962). Orry-Kelly was the first Australian to win three Oscars, and worked with stars such as Ginger Rogers, Bette Davis, Humphrey Bogart, Ingrid Bergman, Errol Flynn, Katharine Hepburn and Marilyn Monroe.

Orry-Kelly: Dressing Hollywood is a celebration of Orry-Kelly's talent. The exhibition also offers an insight into Orry-Kelly's career and his personal history.

Viewers will be treated to rarely seen costumes, sketches, paintings, production photos, publicity materials and much more. The exhibition contains objects loaned from private collections and archives, and gives an insight into the glamour of mid-century Hollywood.

Of course, the most important part is the costumes. Orry-Kelly's designs could make a film come alive (even if the storyline wasn't that great). ACMI also collaborated with Gillian Armstrong's team to produce the exhibition, and is screening the documentary *Women He's Undressed* (2015).

Orry-Kelly: Dressing Hollywood is a free event. For more information, visit www.acmi.net.au/exhibitions



Fashion on the streets of Docklands

Dean Richards

LOCATION: Harbour Town.

DESCRIBE WHAT YOU'RE

WEARING: I'm going for the street look. I've got my lumber jacket on which I love and my Timberlands, which go really well together, and a blue shirt.

WHAT IS YOUR FAVOURITE PIECE

OF CLOTHING: Jumpers. Anything knitted wins my heart.

WHAT BRINGS YOU TO

DOCKLANDS: I'm working.

WHAT MAKES A GOOD OUTFIT:

Someone that has confidence when they wear it. Anyone can make anything look good no matter what the cost.

Asena Aygun

LOCATION: New Quay Promenade.

DESCRIBE WHAT YOU'RE

WEARING: I'm wearing leather jeans with a jumper and a scarf. I'm keeping it smart-casual.

WHAT IS YOUR FAVOURITE PIECE

OF CLOTHING: Jeans, because they go with everything.

WHAT BRINGS YOU TO

DOCKLANDS: I'm going shopping.

WHAT MAKES A GOOD OUTFIT:

Being neat and classy.

Leo Vicario

LOCATION: New Quay Promenade.

DESCRIBE WHAT YOU'RE

WEARING: I'm keeping it casual today and trying to keep warm in winter.

WHAT IS YOUR FAVOURITE PIECE

OF CLOTHING: A nice hoodie that will keep me warm and looks nice.

WHAT BRINGS YOU TO

DOCKLANDS: I'm going shopping.

WHAT MAKES A GOOD OUTFIT:

Something that looks neat and tidy.

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CHAMBER UPDATE

BY PAUL SALTER
EXECUTIVE COMMITTEE MEMBER

Lord Mayor's Commendations for Docklands

The chamber is in full swing promoting events and functions that support the Docklands community.

We are extremely proud to see local icons and members of the Docklands Chamber of Commerce named in the Lord Mayor's Commendations for 2015.

Neil and Kerry York from NR York Plumbing Pty Ltd achieving a real milestone, recognised with a Silver award from the Lord Mayor for 25 years in business. Neil and Kerry provide a full range of professional plumbing services from old period buildings to skyscrapers, all from Docklands.

Well done Paul Humphreys, from Robinson's in the City. Paul provides old style country hospitality with short-term accommodation for visitors to Melbourne, receiving a Bronze award for 10 years in business.

Also with a Bronze award is John Scardamaglia of Berth Restaurant and Bar, one of the most consistent quality restaurants in the Docklands, with its modern Australian food and water edge location, the perfect venue.

Another quality restaurant with a Bronze award is Bopha Devi Docklands delivering the flavours of Cambodia from the business partnership of Paul Thickett and Chan Uoy, congratulations.

Daniel Rocco Tenglia from Esprit Hair has set a new standard in an industry where people come and go, he has been in business for over 10 years, also receiving a Bronze award from the Lord Mayor.

The Seniors Festival

Building on last year's event, the partnership between the Docklands Chamber of Commerce, the City of Melbourne and the Department of Health and Human Services are proud to present the Discover Docklands closing festival for the seniors' festivities in 2015.

This will be an exceptional weekend, come and join us in Docklands - an Age Friendly precinct.

Don't miss the seniors free morning tea, as part of this year's festival. Harbour Town Docklands will be offering a free morning tea to the first 750 seniors that visit Harbour Town on Saturday, October 10 and Sunday, October 11 between 10am and 12pm.

Seniors simply need to visit the Customer Service Lounge and show their Seniors Card to collect their free morning tea voucher,

which will provide a list of participating cafes/restaurants and their morning tea offer.

See what is on at the Medibank IceHouse, take a free ferry ride, watch, dance and listen to the music at the Spiegletent or take a flight on the Melbourne Star. Look for the entertainment on the promenades at Victoria Harbour and NewQuay.

Why not take the free tours to the Alma Doepel and the Mission to Seafarers and then have high tea on the Lady Cutler?

You can really discover Docklands with the Life Activities Clubs Victoria or join in the action at the Dock Library.

Visit: www.docklandsc.com.au/seniorsfestival for further information on activities and make a booking for this event.

Get noticed

If you have a business in Docklands and want to increase your profile, we have a limited number of spaces for volunteers to help with the festival.

All you need to do is write to us by email with the names of your people who can give

a couple of hours help on either day and you can make up your own T-Shirts with the words "Your Business Name" - supporting the Seniors Festival in Docklands.

Act now and be part of this amazing event.

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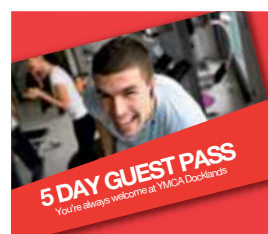
All you have to do is find the Docklands Chamber of Commerce Facebook page, like the page, leave some feedback and it could be yours..

Get connected

Join the Docklands Chamber of Commerce, enhancing the local business community.

If you have anything you wish to share, or you are seeking help as a member, simply email: admin@docklandsc.com.au or visit our web site www.docklandsc.com.au

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The unbroken line of human endeavour

For John Williamson, ship-building is not just a passion, but also part of his family history.

Born in Belfast, once home to the world's biggest shipyard, Mr Williamson is today one of the regular volunteers helping to restore the Alma Doepel in Docklands.

But his connection with ship-building began much earlier, in fact, even before he was born. Both his grandfather and great uncles helped to build the ill-fated Titanic.

"Coming from that city, almost everybody worked in ship building or serviced the ship-building industry," Mr Williamson said. "It was the biggest shipyard in the world for a while."

An engineer by trade, Mr Williamson worked in copper mines in Zambia, Africa, before becoming a fitting-out manager at a shipyard in Cork, on the south coast of Ireland.

After eight years the shipyard closed and Mr Williamson and a couple of friends from the shipyard began a company which used computer-generated manufacturing in the clothing industry.

Eventually, in 1988, Mr Williamson, his wife and their six children immigrated to Australia, settling in Melbourne.

"At the time we were thinking about Australia, unemployment (in Ireland) was at something like 20 per cent, which is sort of unheard of in Australia," Mr Williamson said.

"In Ireland you'll get five years of high unemployment and five years of low unemployment and then it will go bust again."

Mr Williamson said his children had thrived in Australia, with four still living locally, one working with the United Nations in Thailand and the other running a restaurant in London.

And Mr Williamson himself has also had an interesting time since moving to Australia 27 years ago.

After his children left home he and his wife decided to do "something different" and moved to Magnetic Island, where they ran a small restaurant for three years.

But after tiring of what he calls "the same paradise everyday" and with grandchildren arriving, the pair moved back to Melbourne, where they bought a French restaurant on Clarendon St, South Melbourne.

Since retiring six years ago at age 65, Mr Williamson has spent much of his time volunteering at Shed 2, helping to restore the Alma Doepel.



A Glen Iris local, Mr Williamson travels into Shed 2 in Docklands around three days a week to volunteer on the restoration project.

He remembers enjoying an afternoon sail on the tall ship in the early 1990s and was keen to get involved in the project when he heard about it.

According to Mr Williamson, the fact that the Alma is the last of its kind makes it an extremely important project.

"I also think its important for young people to see and experience how people lived in the past and how hard life was for people on a ship like this," Mr Williamson.

"I think it's also a beautiful thing to produce a ship like that, which would normally have a working life of about 20 years and now its 110 years and it's still here."

"It will survive, and there's no reason now that it shouldn't survive forever if people are passionate about it."

And the ship also represents a historical

transition in shipbuilding according to Mr Williamson,

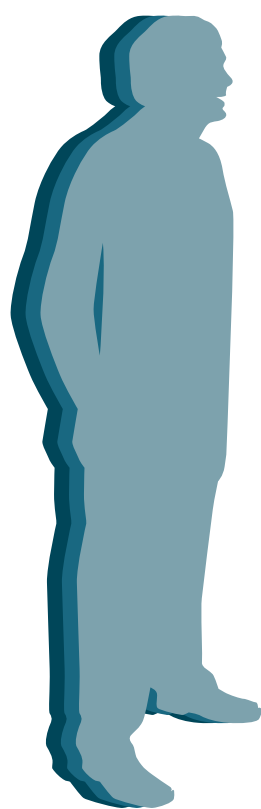
"This ship marks the transition. It's the last example of the old system where, for 500 years, we used wind to drive a ship."

"When you consider that the Titanic (powered by steam engine) was launched seven years after this ship, you can see the transition between the modern era and the ancient era," Mr Williamson said.

Apart from the historic value of the ship itself, Mr Williamson says for the volunteers who are rebuilding the ship, there's a great sense of purpose.

"When I worked in shipbuilding that was the great thing about it," he said. "You work on a ship for two or three years and at the end you produce something that sails away and there was a great sense of satisfaction in that."

"If you build ships that's a big achievement, it's the end of an unbroken line of human endeavour for the last 6000 years."



DOCKLANDER

Profile by
Bethany Williams

Merchant Society Restaurant

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The good news continues

The good news in Docklands continued as we celebrated Melbourne's 180th birthday on the water!

It had rained pretty much all week and the weather forecast predicted a chance of rain. The day arrived and it was overcast. But as the clock ticked on to 11am the clouds parted and the sun came out, bringing a glorious day to Docklands – as it often does.

The success of the day must be attributed to the Docklands community pulling together and working harmoniously with the Melbourne Day Committee. Melbourne's waterways are a unique asset and, if properly activated, will consistently deliver the spectacle we saw on Sunday. Around 30 vessels of all shapes and sizes filled Victoria Harbour festooned in bunting, sounding their horns and assembling in quiet reflection to hear Father Bob Maguire deliver his Blessing of the Fleet, which was done in a manner only Father Bob can.

The day was sponsored by City of Melbourne, Lend Lease, Docklands Chamber of Commerce, MAB, Melbourne

Passenger Boating Association and acknowledged the work of the Mission to Seafarers. The Melbourne Day Committee saw the Blessing of the Fleet as a unique and colourful backdrop to complement the main Melbourne Day 180th birthday celebrations. That decision ensured the word would get out and through the effective support of Destination Docklands and their PR agency Hot House Media we had great coverage on Channel 9 and the Herald Sun.

The mighty PR machine of Melbourne Day ensured consistent messaging through social media and major sponsorship by Gold 104 and Docklands' own Melbourne Water ensured the day would be a success. The result saw many more people in Docklands than has been seen before enjoying the Sunday Market, the stage with Russell Morris and Daryl Braithwaite, activities at the Docklands Library, a "welcome to country" by Aunty Diane Kerr, a mighty fine didgeridoo performance by Stan Dryden

and much, much more! Tony Sdregas, owner of the Black Cod said he would like to see Docklands like this every weekend!

The free ferry service was once again a very popular attraction and it struggled to keep up with huge demand – long queues and not enough ferry capacity meant long waits! This is evident of a pent up demand for a regular water service in Docklands! Many ferry passengers took the opportunity to discover the Community Hub and Shed 2 and join the tour of the Alma Doepel to learn more about Melbourne's maritime history.

One of the stars of the show was the tall ship Enterprize, a replica of the vessel that first brought settlers to Melbourne in 1835. She celebrated the day cutting a magnificent spectacle in full sail as she offered free cruises throughout the day. This event is something that only our waterways can effectively offer visitors to Melbourne, the most liveable city in the world!

Melbourne Day is also the birthday of the Enterprize, who turned 18 this year. She was built to ensure a significant part of Melbourne's history would be preserved and accessible to the people of Victoria. Her keel was laid at the Polly Woodside Maritime Museum in 1991 and she was completed in the old Ports and Harbour's yard at Williamstown. The vessel was launched by Felicity Kennett on Saturday, August 30, 1997 at Hobson's Bay. For information on the Enterprize and her programs, visit www.enterprize.org.au

I'd like to thank all the volunteers who helped out on the day from William Angliss TAFE and the Mission to Seafarers. In addition to all the generous sponsors, I want to acknowledge the crew from Upfront Events who did the job of co-ordinating the two events into one big day for Melbourne and the waterways that are often so under utilised. What a day to have been in Docklands!

DOCKLANDS SUDOKU

Welcome to the Docklands Sudoku.

This Sudoku is medium difficulty.

In order to solve the puzzle each column, row and block must contain the numbers 1 to 9, with no numbers repeating in each column, row and block.

Good Luck!

3					1			
6	9	4					5	
			3				7	
	2	9			3	1		
	6		2	4		5		
9	7				2		4	
			7					8
			1					

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with Mike Cairnduff

The tale of travelling 10 hours to see junk

Boy, did I get away from the desk this month.

Having built up a sizable kitty of annual leave hours, I jump on a tram at Collins Landing and head to a travel agent.

Within half an hour I decide – based on the travel agent's expert recommendation – on a trip to Hong Kong and Japan.

It all seems very sudden, but it has to be. I'm leaving in two weeks!

Back at the office, I consider my itinerary and whether I'll do any tours – the kind of things organised people do months before they go abroad. I remember my aunt raving about a wonderful 10-hour shopping day trip she did from Hong Kong to the Chinese mainland city of Shenzhen. I make a mental note of this and carry on with the rest of my day.

Two weeks later and I'm in big, bustling Honkers. It's as humid as hell, but who cares? It has some of the best shopping in the world.

Time is limited. I'm here for just three days and there's so much to see and do. I've been here before, so I focus on the stuff I haven't done: I catch the ferry to Kowloon, go shopping, ascend one of the world's tallest towers, go shopping, walk around Hong Kong University with an old friend, go shopping ...

I realise I've only got one day left in HK. I toss up between a day trip to Macau to see the Portuguese ruins (I've wanted to do this for years) or follow my aunt's advice and travel to Shenzhen for some awesome shopping.

Seeing as I haven't done that much shopping, I decide on the latter.

Bound for the bullet train station, I'm picked up by a mini bus. It's full of Aussies. Old Aussies from the country! So for hours I listen, and occasionally chime in, to stories about back pain, grandkids and other stuff



Illustration by Dave&Tam.

oldies talk about.

One bloke can hardly walk – he's got a bung leg. He tells me he fought in Vietnam and now caravans around Western Australia catching yabbies. A true Aussie battler. I'm tempted to tell him I work in a swish Docklands office with views over Victoria Harbour but just can't seem to find the right timing.

Shenzhen seems pleasant enough. We walk through a picturesque park, visit a jade museum and have a tea ceremony. Meanwhile, the tour guide keeps talking up our pending visit to Lo Wu, or "the biggest shopping mall in the world with 1200 shops" as the guide calls it. Chinese yuan in hand, I can barely contain myself.

We finally arrive at Lo Wu.

They say you shouldn't judge a book by its cover. So when I take the steps up to this bleak, grey, soulless-looking building which

looks just a fraction of the size of Chadstone, I try to remain positive.

My positivity, however, quickly takes a nose dive when I realise that the mall is actually a downtrodden flea market. Yes, there are 1200 shops, but each is only a few square metres. And most are selling the same junk as the shop next door. Such disappointment!

We're allocated two-and-a-half hours to explore it. I'm done in 15 minutes after the third shady character approaches me and demands I follow them to a "private warehouse". No thanks.

Feeling rather unsafe and unhappy, I find solace in a nearby KFC. I order a chocolate sundae and sit down with the old Aussie battler whose leg is playing up.

With time on our side, I proudly tell him I work in the Docklands. He hasn't heard of the place.



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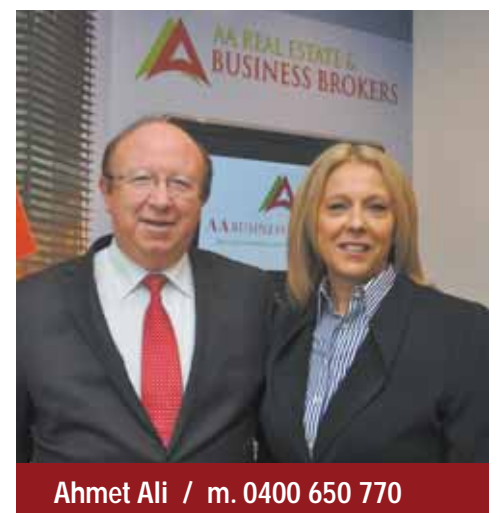
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What *With* Women *Abby* Want *Crawford*

What do the cards say?

I keep drawing the Two of Wands tarot card. It is really the strangest of things.

In my bedroom, in the corner, I have a beautiful old wing-backed, carved wood chair, upholstered in blue fabric.

It was my grandmothers, who passed away nearly 15 years ago. Beside this chair, I have a small gold and blue enamel table that I love. (It's better looking than it sounds. It was a council clean-up find. I sanded it, refilled the carved line of its table top with the gold that had long ago chipped away, and re-enamelled it in a Greek-island blue.)

On it, sit my tarot cards and when life gets confusing, stressful or if I am just over-excited by a situation, I sit and meditate whilst shuffling cards and wait for the answers to come. I'm there quite often.

Usually, a card leaps out. It literally kind of pops from the pack and you know that's the one. Other times, I ask fairly direct questions and "deal" the answer out. Between you and me, occasionally it does turn into a "well, let's make it the best of three" if I don't like the card! But invariably, life is going to take the path it takes and there's little that can be done except to embrace it. Annoyingly, the card I didn't want is usually right, and "best of three" does little to improve the deal.

Back to the Two of Wands. So first up, I asked a specific question that had been troubling me, a real "what is going to happen" type of question. Out it came. I had to look up its

meaning as I wasn't that familiar with the card.

Basically, it means that if you have been able to take an idea and make a feasible plan you will succeed. There's a lot longer explanation about it all – inspiration and commitment to decisions etc – but that's the nuts and bolts of it.

It wasn't quite the answer I was wanting as I had asked the question with romance in mind. "Bom boomp" said the card, "you're going to be working".

You see, it did actually fit into what I am doing, but I wanted to know the answer to a very particular question about the boy meets girl kind of success. And, more specifically, if that would ever be successful for me.

So I decided that perhaps I hadn't shuffled properly. (I mean, apart from the entire spirit world, who could really see if I was cheating?) So I did that thing when you split your deck and flick them into each other, so they're really properly mixed in.

Then I shuffled some more, closed my eyes and said "when is he going to get here?" Perhaps a clearer question would help, was my thought. I waited until I had "the" feeling and slapped the card down. Same one – the Two of Wands.

Hmpphhh. Reshuffle. This time I almost got lost in my own head, going off on different trains of thought, and not really focused on the cards at all. I got really quite side-tracked, thinking through everything I needed to do. I ran through my lists for my business, because it's kind of all-consuming

at the moment.

You see, I've been contemplating which direction to take it for the last 12 months. And just a few weeks ago, I decided to expand and open new territories. And it was kind of organic. The offers came. The people who I needed to make it happen appeared and, well, I've stepped from being based in one regional area, to now being in Melbourne, Gold Coast, Byron Bay, Palm Beach, Sydney, Newcastle and the Hunter Valley.

In fact, when you're reading this I will be at the opening of our Melbourne base, before flying to the Gold Coast to open there. It's all happened quickly, it's exciting, terrifying and exhilarating.

But it kind of happened by itself, like it's meant to be. Oh, don't get me wrong, I'm working seven days a week and working long hours, but it's growing and expanding and it's exciting. See how easily my mind wanders off? And as I re-focused on the present, and the cards I was shuffling, I pulled the one out of the middle of the pack with quick precision. It was the Two of Wands.

So why am I telling you all this? Because I have realised that what is happening is what is meant to happen (after all the cards said so – three times).

I am meant to be focused on exactly what I am doing. It is the right time to be doing what I am doing now. And drawing that card, should be the beautiful and positive reinforcement – the little tap on the back of

belief to say "this is going to be ok, you got this". Instead, I was wanting to know what was going to come next, and that's no way to live.

I'm grateful for my little reminder from the cards, the racing clutter in my mind that drove me to sit in my favourite chair and meditate on my direction, has pulled me back into my present – to the wonderful, exciting things that are happening now. I need only have faith that what I am doing now, is what I am meant to be doing, and everything else will happen at a time when it's meant to.

What a woman wants is to know the answer to her heart's longing, but what a woman would do well to remember is that she is the master of her own destiny and happiness.

Sometimes we need to just pause and reflect, to appreciate the extraordinary things we are doing each day.

Take the time to connect with the present, focus on what's happening now and have faith that by being the best you can be, everything else will fall into place. Commit to your now, embrace all that the universe is offering you today. There is a world of tomorrows for us all, with days so wonderful we can't even imagine. So please, don't neglect your today wishing for your tomorrow, it will come.

Until next month,

Abby

I'd love to you to join me on Facebook or Instagram @abbyjanecrawford xx



Letters to
the Editor

Send your letters to news@docklandsnews.com.au

Unsustainable situation

I completely endorse the sentiments of Kelly Mercer, who wrote a strong objection to the VCAT decision regarding short-stays. What are these people thinking?

I own an apartment in Jeffcott St. During the last year or so, I have noticed more and more students and other young people moving into our block.

There is a great deal of subletting. No one knows how many tenants are in the building, but the excessive quantity, means that in case of a fire emergency, god knows how many will be able to access the stairs!

The point that Kelly makes about the owners having to share in paying the body-corporate to maintain the common areas is a very

relevant one too.

Why should an owner-occupier have to pay the same rate as someone who is gaming the system with eight tenants in one apartment?

The current state of affairs is unsustainable, and sooner or later there will be a serious incident.

And don't get me started on the dangerous cladding that has been used in so many of the new apartment blocks!

Paul Holbourne



NEWQUAY DENTAL COSMETICS
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Dr. Joseph Moussa is a member of the Australian Dental Association, the International Team for Implantology and the Ossio integration Society. Having over twenty years of experience in general dentistry, with a special interest in cosmetic dentistry.

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Letters to the Editor

Send your letters to news@docklandsnews.com.au

Nothing wrong with short-stays

In the interest of providing a balanced viewpoint I am submitting the following letter.

I have read so many negative articles in Docklands News about "short-term stays", that I feel compelled to provide an alternative view.

I know this article will not be popular, but I have always been taught to deal with the facts, rather than conjecture.

Firstly, some background. I am a long-term resident of Docklands. I have lived in this great suburb for more than five years in the Watergate apartments. I have recently moved to an apartment in NewQuay. While in Watergate, I was both a resident and a landlord (long-term leases). I still own my apartment in Watergate.

I have been reading so much about the, so called, bad behaviour of short-term tenants, and I have become increasingly concerned that this does not measure up with my own experiences. I have only seen one issue with a short-term resident causing damage, and that was over four years ago, and have not heard or seen any incidents since. I believe that the short-term operator involved has long since ceased operating in Watergate.

Meanwhile, I have seen incidents from longer-term residents, such as: parties, moving in over the weekend, overcrowding and abusive behaviour. I repeat, that all of these incidents have involved long-term residents.

So it would seem that short-term residents do not have a monopoly on bad behaviour. In fact, I feel that this issue is being overplayed by the Watergate committee and the media.

I would also like to point out that as a landlord, I have seen the sort of damage that long-term tenants can do to your property as an owner.

I am constantly having to repair holes in the wall, oven cooktops, stained carpet and other damage. So I have decided to lease my property out to short-term stay this time around.

I have a feeling that the property will actually be better looked after by the short-term operator, who promises to return my property in the same condition it was left in.

My new home, coincidentally, is next door to a short-term residence.

I have been in this apartment for nearly three months and I have not had any incidents.

The property is actually vacant most of the time, and the tenants I have seen have been courteous and respectful.

Maybe the Watergate OC should consider spending more energy working with short-term operators, establishing guidelines, and promoting good behaviour, instead of wasting residents' body corporate funds on legal fees.

I am also sure that Docklands is not the only waterside CBD area where there are a lot of short-term stays. A quick look on Google and you can find short-term stays in abundance in Port Melbourne, South Melbourne, Brighton, Darling Harbour and many other suburbs.

Personally, I feel that Docklands is actually a great suburb to live in.

In my opinion, the long dragging debate about short-term stays is doing damage to Docklands' reputation as a place to live, as an investment and as a place to visit for tourists. Perhaps a more tolerant attitude to our neighbours (short or long-term) would go a long way.

Paul Vella

Backward facing seating

I am totally confounded as to why our new seats along NewQuay Promenade have been installed facing away from the water.

It seems pretty obvious that anyone wishing to enjoy the marina and its events would wish to take a comfortable seat and gaze out across the water.

The view looking over to Victoria Harbour and the city is magnificent, especially at night. Why then are the seats facing the wrong way?

This is yet another example of total insanity. Furthermore, the new seats are cold, metallic and uncomfortable.

The old seats were wooden benches, and the genius of them was that you could sit facing either direction, out over the marina or towards the restaurants. They were also aesthetically suitable to the nature of the site.

I remain perplexed and disappointed!

Phoebe

Upgrade of Harbour Esplanade waterfront

"Harbour Esplanade waterfront is the most sensitive, most important public open space left in central Melbourne."

Cr Mayne, Future Melbourne Committee, June 2, 2015

I have recently returned from overseas and was pleased to be informed that at the Future Melbourne Committee Meeting on June 2 it was resolved to issue a planning permit in relation to the masterplan for the Harbour Esplanade upgrade submitted by Places Victoria (PV).

It was further resolved that prior to submission of detailed plans for approval a community consultation process be undertaken and subsequently all documents relating to proposed works in accordance with the master plan be referred to the Future Melbourne Committee, as the responsible authority, for determining compliance with the planning permit conditions.

My travels over recent years have only reinforced my belief that upgrading of this potentially prominent piece of waterfront land (one of Melbourne's most strategic) is vital to elevating the attraction of Docklands, improving visitation, boosting retail trade, promoting further and more rapid development of the northern precincts and enhancing returns through rates and taxes to the City of Melbourne and State Government.

There is no doubt that the upgrade of public spaces, at relatively low upfront cost, can have a substantial and sometimes massive impact on the attractiveness of cities whilst enhancing the value of surrounding assets.

Dometrio Scopelliti is an architect who lives in, works in and loves cities. As part of Arup's Milan master-planning and urban design team, he works to shape better cities, which he sees as collective pieces of art made by the people, for the people, through time. As an urban observer and as a placemaker, he is fascinated by how architecture and urban design affect people's behaviour and social life, particularly in streets and public spaces.

In a recent article Scopelliti wrote that "investing in walkable public spaces should be a no-brainer; they can be a catalyst for regeneration, make cities attractive to private investment and provide benefits to communities."

He went on to say: "Walkable streets and attractive public spaces have proven social and environmental benefits. They enhance liveability - increasing social cohesion and encouraging physical activity while reducing traffic and improving air quality. However the fact that the public realm can also be incredibly profitable is less well understood and often overlooked."

Recent research has revealed that well designed public spaces can boost pedestrian traffic and retail trade by up to 40 per cent and rents by up to 20 per cent. The transformation of an under-used parking area adjacent a pedestrian plaza, in Brooklyn NY, led to a dramatic increase of 172 per cent in retail sales.

The often quoted "High Line effect" in New York saw expenditure of US\$115 million by the city reveal the generation of US\$2 billion in private investment surrounding the elevated park whilst attracting five million visitors a year, creating 12,000 jobs and doubling property values in the surrounding area.

Scopelliti even mentions Melbourne, over the last 20 years as having "renovated its pavements and street furniture and turned narrow (laneways) into a walkable network ... as destinations in their own right ... outdoor cafes have increased from fewer

than 50 in 1990 to over 600 today. Liveable cities and walkable environments make cities more vibrant, sustainable and healthier but also more attractive. They boost the urban economy, and they definitely make us all richer - in every sense of the word. This is another reason to put the quality of public space at the heart of placemaking."

Listening to audio of the Future Melbourne Committee meeting of June 2 it was gratifying to hear Cr Leppert move an amendment to the motion to approve a planning permit for the Harbour Esplanade Masterplan to ensure that all proposed works be ratified by council.

This was followed by Cr Wood encouraging the incorporation of increased tree canopy cover, green open spaces and references to the maritime heritage but not by bringing back bits and pieces of the old goods sheds.

Cr Mayne, along with the other councillors, congratulated PV for the quality of the masterplan proposal and Cr Leppert for a good amendment. He went on to say that the Harbour Esplanade waterfront was the most sensitive, most important public open space left in central Melbourne. The big question that Cr Mayne raised was who is going to fund/deliver the project. "Major financing is the question," he said.

Cr Mayne implored the council to put the Harbour Esplanade waterfront works into its 10-year capital works plan. He indicated that the council has budgeted to receive \$20 million in open space contributions from developments each year over the next few years and the Harbour Esplanade upgrade should be prioritised to receive funding from these contributions as it is highly important to Melbourne.

In discussions with PV, it was revealed there is also a desire to address the interface between the stadium and the waterfront. This is a desperately needed piece of work and, with indications being given by the AFL that a revamp of the stadium is likely to occur in the near future, it would be a wonderful outcome to see visitors to the stadium benefiting from a quality urban design outcome along Harbour Esplanade and the waterfront.

PV is keen to see the first stage of works underway and is awaiting imminent funding approval from the Department of Treasury and Finance to commence the design and permit application phase to be followed by construction of the first stage.

At last the political support and collective focus appears to be turning toward Docklands and the Harbour Esplanade waterfront. As outlined above, it is foot-traffic that will generate increased retail activity and give a long-awaited boost to the flagging fortunes of the NewQuay restaurant and cafe traders.

Can we dare to hope that detailed planning of the first stage commences during 2015, whilst construction starts early 2016, and that this first stage is comprehensive enough, with sufficient financial backing, to achieve an outcome that looks and feels complete?

David Napier

Businesses in Docklands

YOUR FIRST PORT OF CALL WHEN BUYING OR SELLING

If you're looking to buy or sell property in Docklands then Anchor Conveyancing should be your first port of call.

According to business owner Jayson Sande, Anchor Conveyancing knows Docklands inside and out and specialises in the sale of apartments and off-the-plan apartments.

"We have a special focus on advising purchases of off-the-plan apartments," Mr Sande said. "It's a very complex transaction and contracts can be 800-pages long and very confusing to initially look through."

Mr Sande said while the majority of Anchor Conveyancing's clients were in Docklands, his business also operated in suburbs and towns throughout Victoria. Anchor Conveyancing handles sales and purchases of properties and businesses, as well as commercial leases.

"We're qualified to give advice on the legal aspects of transactions, prepare contracts of sale and lease agreements and take matters through to settlement," he said.

A second-generation conveyancer who has worked in the industry for more than 25-years, Mr Sande began his career amidst the Gold Coast's high-rises.

"Being from the Gold Coast I understood the nature of it and had worked with owners' corporations and body corporates, which is a little bit different than the sales of houses out in the suburbs," Mr Sande said.

"So when I moved to Melbourne five years ago I started to focus on inner-city

apartments and buildings in my practice and that's how I found myself in Docklands, right in the heart of apartment living."

Mr Sande said Anchor Conveyancing provided clients with a "direct approach".

"You can deal with me and reach me directly," he said. "It's a direct approach to dealing with people and you get access to someone with 25 years of experience from the start."

Mr Sande said his main advice to people looking to buy or sell property was to get in touch before they sign a contract.

"Our main value to you is not just in settling something smoothly, taking care of your bank and all those stresses, but it's in giving the right advice about contracts before you sign them, about preparing a contract for sale before you sell," Mr Sande said.

"A lot of the time we come in late in the picture and spend our time putting out fires that, because of our skills, we can see in advance."

"So I'd like to encourage people to pick up the phone or make an appointment to see us before they sign to sell or buy."

Since establishing his business in Docklands three and a half years ago Mr Sande says he had seen huge growth and change in the area.



Speak to Jayson Sande at Anchor Conveyancing if you're planning to buy or sell property.

"I think this area offers a great lifestyle for people to live in medium to high-density housing because you've got the break of the water," he said.

Anchor Conveyancing is located at suite

1223 Aquavista Tower at 401 Docklands Drive.

For more information visit www.anchorconveyancing.com.au or call **8640 9002**.

A PERSONAL APPROACH TO FINANCIAL MANAGEMENT



The Morgans Southbank team.

The team at the newly-established Morgans Southbank branch understands the importance of building personal relationships with all of its clients.

As part of Australia's largest retail broking company, the new Southbank office is one of more than 60 Morgans branches in Australia, which specialises in servicing retail investors.

Owned and operated by an experienced team of four, senior adviser Michael Ibbott said the Southbank branch offered customised advice to its clients across a range of asset classes.

"The business is actually owned by us, so I suppose you could argue because we've got the skin in the game we benefit and suffer if we don't perform well or look after our clients," he said.

"It's about working as a team with our clients. We're not just here to be investment managers, we are also looking to educate and help them make decisions and work towards their goals."

"That's unique as opposed to putting your money with a fund manager and that's the end of your involvement. This is about taking control of your own destiny and working with someone to do so."

Consisting of other senior advisers Campbell Walker, Matthew Reid and Michael Aladjem, each member of the Southbank team

possesses more than 15 years experience in advising private clients in the financial services industry.

The branch provides comprehensive advice across a range of areas including stockbroking (domestic and international equities), financial and retirement planning, superannuation, managed funds, cash and fixed interest and derivatives.

It specialises in giving direct share investment advice within self-managed super funds (SMSFs).

As Campbell Walker explained, the team's relationship with all of its clients was built on a long-term foundation of trust and experience.

"We've all been through the tech wreck in the year 2000, the resource boom from 2002 to 2011 and bust since 2011, the GFC, and also the European/Greek debt crisis," he said.

"We've had a loyal and happy client base for a long time because the key is recognising that we're not going to get everything right (and our clients know that) but it's how we manage it when we get it wrong."

According to Michael, the team's main focus is on ensuring wealth security by tailoring

every individual portfolio to the risk profile and future needs of each and every one of its clients.

"Part of getting to know the client is getting to know you and it's completely personal. If you don't have a personal relationship with a client you become a commodity. It's as simple as that," he said.

"A lot of it is just regular contact. Some of my clients I speak to at least once a day, others a few times a week, some monthly or just quarterly – it's just what suits. Our work is all about personal relationships."

Situated at Riverside Quay in Southbank, Campbell said the team and all of its clients alike loved doing business at its new vibrant and relaxed location.

"All of our clients are enjoying it down here – it's very accessible and it feels like you're away from the city and the hustle and bustle. There's an enthusiastic and much more relaxed feel," he said.

"People love it because it's so close to Flinders St Station and we are situated in amongst all of the cafes and restaurants – it has a great feel to it down here".

For more information visit www.morgans.com.au/southbank

DOCKLANDS-BASED BUSINESSES WISHING TO BE PROFILED IN THIS SECTION SHOULD
 EMAIL: ADVERTISING@DOCKLANDSNEWS.COM.AU
 OR CALL (03) 8689 7979

ALL SMILES AT DOCKLANDS DENTAL STUDIO



Docklands Dental Studio nurses Shalini Dinesh and Cherie Russell with dentist Dr Pia Oparkcharoen (centre).

Victoria Harbour's local dentist celebrated its first year in Docklands last month.

Docklands Dental Studio in Merchant St has been providing dental care to Victoria Harbour residents and workers for the past year.

Principal dentist Pia Oparkcharoen said she'd like to thank all of the patients who had visited the studio over the past year.

"I feel really good about being a part of the Docklands community and being able to provide the community with a dental service," Dr Oparkcharoen said.

Located opposite the Victoria Harbour Medical Centre and local pharmacy, Dr Oparkcharoen said the dental studio was conveniently located and complemented the surrounding healthcare services.

It's also located within walking distance from most of Victoria Harbour's corporate offices.

"We have lots of business people coming in," nurse and receptionist Cherie Russell said. "People always come in and say they like having a dentist in Victoria Harbour."

And Docklands Dental Studio also caters for local residents, opening every second Saturday morning.

With a range of in-house dental services,

Docklands Dental Studio can take care of all of your dental needs.

"We can give patients the full-service from check-ups and cleans to X-rays with our on-site machine," Dr Oparkcharoen said.

"This allows us to give you a proper diagnosis straight away if you have a problem with your teeth."

Docklands Dental Studio also provides both a take-home or in-office teeth-whitening service.

Dr Oparkcharoen describes herself as a "restorative dentist" and said her work tends to focus on crowns, bridges and implants.

She works alongside Dr Teck Hong Oh, who has a particular focus on root canals, making her the go-to dentist for toothaches.

"Our specialities really complement each other," Dr Oparkcharoen said.

With a calm environment and friendly staff, Docklands Dental Studio also aims to make every visit to the dentist as pleasant as possible.

"We try to go above and beyond for our patients," Dr Oparkcharoen said.

For more information visit www.docklandsdentalstudio.com.au or call 9021 9487.

You can also find Docklands Dental Studio on Facebook at www.facebook.com/DentistAtTheDock



GREETINGS FROM THE DOCKLANDS COMMUNITY ASSOCIATION



Greetings everybody

Trust you are well and have managed to avoid the winter viruses.

Short stays / serviced apartments

The panel ultimately went through 13 options without general agreement on any. A majority ended up signing off on two options, namely, serving breach notices [already provided for] and secondly providing legislation to enable OCs to have some control, but to what extent? The problem has been increased by the emergence of international operators such as Airbnb and Stayz, who do not have local supervision.

Ministers' representatives have asked to meet up in early September to again review options and our views when I will repeat our recommendation for a ban of any renting under seven days. This is well under overseas bans of a minimum of 30 days, but is considered a compromise to enable lettings for family holidays and business short trips whilst, at the same time, putting a ban on weekend parties, which are the main source of problems.

We think this is a reasonable position to take. Unfortunately business interests did not agree, opposing any duration bans. However how do you control the problems otherwise? You don't, which is why bans have been brought in overseas. To suggest that residents should be allowed to use their apartments for any lawful use is avoiding the question. Residents do not trash their own apartments that they live in, nor hold out of control parties. Even the police have stated that short stays are used for drug use.

So the only way to control the situation is to limit the duration to seven days.

Rubbish on harbour edges

We have heard nothing further on the problem and will follow-up with Places Victoria who we understand have responsibility for the edges of waterways as distinct from the open areas which belong to council who have different traps for the purpose.

To quote from advice from council: You are right in saying that City of Melbourne is responsible for litter removal in Victoria Harbour. However, the Esplanade shoreline, up to the edge of the piles, is the responsibility of Places Victoria.

Unfortunately, when there are westerly winds, more litter moves into the harbour from the Yarra River and this tends to collect at the edges and corners.

As you are aware, the area around the Esplanade shoreline is difficult to clean because of the piles. We understand that Places Victoria intends to increase the frequency of their cleaning. They are also trialling other ways of removing the litter or preventing the litter from getting in among the piles.

In relation to the Moonee Ponds Creek corridor, we understand that Melbourne Water is responsible for the riparian zone. For some years, Places Victoria engaged the CoMs contractor to provide basic maintenance services of the land beyond the riparian zone on the eastern side of the creek between the mouth and Footscray Rd. In recent times, the area near the mouth of the creek has been fenced off due to construction activity and access has not been possible for the services. It has also been clarified that the strip of land, from the western dripline of Bolte Bridge to the creek belongs to the Port of Melbourne. We will follow-up.

Better Apartments

I and two others from the Owners Corporation Network Victoria will attend workshops on September 1 and September 17. In the July column I repeated some telling facts from council concerning widespread deficiencies in building quality and it is to be hoped that improvements will result from these workshops.

Events

The Friday night fireworks continued through July and August.

If any reader would like to become a member of the DCA or has any suggestions they wish to put forward regarding activities or issues, they are welcome to contact us on docklandscommunityassociation@gmail.com. We're also on Facebook.

If you would like to contact me about any aspect or becoming a committee member you are welcome to email as above.

Regards to all

Roger Gardner

President DCA



OWNERS CORPORATION LAW *With Tom Bacon*

Tom Bacon is the principal lawyer of Strata Title Lawyers.
Tom@stratatitlelawyers.com.au

Tips to get more people at OC meetings

The majority of large residential buildings (100 lots or more) historically struggle to obtain a quorum at both the annual general meetings (AGMs) and special general meetings throughout the year.

A quorum is achieved if more than 50 per cent of the total votes (or lot entitlement) is present at the meeting either personally or by proxy. If a quorum is not achieved then the meeting cannot officially make decisions on the matters listed on the agenda.

In most instances, the chairperson will decide to proceed with the meeting despite the lack of quorum, and seek to pass the motions listed on the agenda on an interim basis. This means the decisions cannot be acted on for at least 29 days after the meeting, and only if the owners' corporation (OC) is not petitioned by 25 per cent of owners to overturn the "interim" decisions.

However, 29 days is a long time to wait before acting on any decisions of the OC, particularly if urgent repairs are needed, or if levy notices are due to be mailed out, or if legal appeals are required to be brought within a certain timeframe.

In order to boost the numbers present for meetings, here are my tips and tricks for getting more bums on seats:

- Announce the meeting date, time and location in as many forums as possible (mail circulars, emails, text messages) and hang posters and flyers in all lobbies and elevators;
- Strongly encourage owners to give proxies to committee members or friends if the owners cannot attend;
- Give thought to scheduling the meeting for a time in which most people are likely to attend (a building in Docklands recently held its AGM at midday on a Wednesday. It was no wonder that hardly anyone showed up);
- Publish an end time for the meeting and stick to it. Many owners cite their reason for non-attendance as being that "they don't want to be stuck at the meeting for hours on end";
- Leave general business items for after the meeting ends, meaning that those owners that have to leave can leave, without fear or embarrassment;
- Plan and publicise a social event before or after the meeting and include food and drinks;
- Give away door prizes or a raffle (vendors of the OC may be willing to donate door prizes);
- Arrange for guest speakers such as local MPs, lawyers and architects to address the building on local issues; and
- Acknowledge and thank all of the volunteer work that committee members have contributed throughout the year, and give written certificates or a written thank you from the chairperson.



Victorian Accommodation Industry Association

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Promote the 'Code of Conduct' for short term accommodation



2015 WHAT'S ON COMMUNITY CALENDAR

JAN | FEB | MAR | APR | MAY | JUN | JUL | AUG | **SEP** | OCT | NOV | DEC

**FOURTH THURSDAY OF THE MONTH
6PM - 7PM
LIBRARY AT THE DOCK**

DOCKLANDS HISTORY GROUP
Share a cuppa and stories with other local history enthusiasts and learn about people, places and industries from times gone by.

**EVERY FRIDAY AND SUNDAY
THE JAMES HOTEL**

LIVE MUSIC
Live music at The James Hotel every Friday and Sunday night - free entry.
Every Friday (starting June 19): Shameless
Every Sunday: Stand and Deliver 80s tribute band, from 7.30pm

**SUNDAY, SEPTEMBER 27
5PM-7PM
MEET AT LIBRARY AT THE DOCK**

SCENES ON THE YARRA
A guided walk, a journey in sight, sound and performance.
www.scenesontheyarra.com

SUNDAY WORSHIP
City Light Methodist Church at St Peter the Mariner's Chapel.
Mission to Seafarers, 717 Flinders St.

11am English service
5pm Chinese service 中文

**EVERY SUNDAY FROM 10AM UNTIL 5PM
NEWQUAY PROMENADE**

DOCKLANDS SUNDAY MARKET
A variety market featuring arts and crafts, books and more. More info, ring **0412 910 496**



**TUESDAY 7.30PM - 9.30 PM
WEDNESDAY - FRIDAY 12PM - 2PM**

LIBRARY AT THE DOCK

TABLE TENNIS
Join in a free and social game of table tennis at the library. Bookings are essential.



**TUESDAYS 6PM - 7PM
MEETING ROOM
LIBRARY AT THE DOCK**

DOCKLANDS ROTARY
All welcome.
Contact president Richard Clark on **0418 855 112**



**2ND AND 4TH MONDAY OF THE MONTH
AT 6.30 PM
700 BOURKE ST - ROOM 3.101**

DOCKLANDS TOASTMASTERS
Boost your public speaking and leadership skills.

**TUESDAY, SEPTEMBER 15
5.30PM - 7.30PM
THE ARENA, NAB 700 BOURKE ST**

ONE NIGHT. ONE DREAM
Local social enterprise SisterWorks is holding a fundraising event in Docklands this month. www.sisterworks.org.au

**WEDNESDAYS 5.45PM-7PM
THE HUB, 80 HARBOUR ESPLANADE**

OPEN DOOR SINGERS DOCKLANDS
Find your voice, experience the joy of singing in a choir and meet new friends.
www.opendoorsingers.org.au

**MONDAYS 11AM
THE HUB, 80 HARBOUR ESPLANADE**

CHILD-FRIENDLY YOGA CLASS
Come transform your mind and body while your children play. \$7 per class (45 mins). Limited spots, bookings necessary. Contact Prachi Nirvana Yoga on 0422 577 268.

**LIBRARY AT THE DOCK
MELBOURNE SUNRISE PROBUS CLUB**
Probus Clubs for men and women over 50. Meet new friends, share interests and enjoy activities. Contact membership officer Sue at weddsuzanne@gmail.com

**WEDNESDAYS 6.30PM TO 7.30PM
THE LIBRARY AT THE DOCK**

ALCOHOLICS ANONYMOUS
Docklands Daily Reflections group meets in meeting rooms two and three on level two.
VISIT AATIMES.ORG.AU FOR MORE INFORMATION.

LIBRARY AT THE DOCK - WEEKLY PROGRAMS

PRESCHOOL STORYTIME
Fridays at 10.30am
Come and share the wonder of books with us. Enjoy 40-50 minutes of fun stories, songs, rhymes and activities with your three to five year olds.

STOMPERS
Mondays at 10.30am
Encourage your child to have a life-long love of books by coming along to Stompers, Melbourne Library Services weekly program for toddlers aged 18 months to three years.

SONGBIRDS
Wednesdays at 10.30am
Come along for songs, rhymes and stories to engage your budding book worm's mind and introduce them to the fun and rhythm of language. Suitable for babies and toddlers aged up to 18 months old.

CREATIVE KIDS AFTER SCHOOL CLUB
Wednesdays 4.30pm to 5.30 pm.
Ever wanted to 3D print your own superhero figurine? At the Creative Kids After School Club you can. Come hang out and create in our maker's space. Projects will include jewellery making, game design, paper crafts, comics and more.

BABY BYTES
Last Thursday of the month 10.30am to 11.15am. Ground floor activity room.
Come and join our monthly iPad program for 18 month to three year olds. Learn fun, educational ways to use technology with children. We will be exploring different games and apps every session in a small group. If possible please bring your own iPad.

**WEDNESDAYS AT 5.30PM AND SATURDAYS AT 8.30AM
SHED 2, NORTH WHARF RD**

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DOCKLANDS SPORTS PAGE

Newcastle claims its fifth Goodall Cup

By Andrew McMurtry

The Newcastle North Stars have claimed their fifth Goodall Cup Championship with a dramatic overtime penalty shot win over the Melbourne Ice at the Icehouse.

The win broke a seven-year hoodoo for the North Stars when Brian Bales scored a penalty goal just over two minutes into sudden death overtime.

The two-all score at the end of three periods of hockey showed just how close the teams were.

Deemed to have not had any defencemen in front of him Bales was tripped from behind, allowing him the opportunity to slot the game-winning goal to the jubilation of the vocal North Stars contingent of fans.

The final was intense from the outset with plenty of chances on the net, great defence and incredible goaltending, but it was proving difficult to register goals.

This was until, as has happened so many times this year, the puck landed in front of league top scorer Geordie Wudrick who fired the North Stars into the lead with his 48th goal of the season.



The Newcastle North Stars claimed their fifth Goodall Cup in Docklands last month. Photo by Mark Bradford.

The back and forth action was bound to see someone break through eventually, and it was Melbourne who were able to find a chink in the North Stars' armour. Following a defensive mistake from the North Stars, the puck fell to Tommy Powell who made no mistake in rifling home a huge slap shot to level the scores late in the first period.

An arm wrestle of a game was developing with plenty of great opportunities but no goals in a tremendous goaltending duel between the North Stars' Dayne Davis and the previously unbeaten Alex Leclerc from the Melbourne Ice.

Much of the third was intense action but

it took a rifle of a shot from North Stars defenceman Jan Safar to break the deadlock with just under two minutes remaining.

The Ice, desperate not to lose a second straight decider, pushed hard, pulling Leclerc despite being a man down with Liam Webster in the box.

However, the move worked with Mitch Humphries tying the game with just 31 seconds to go and sending the game to overtime.

In the first overtime grand final since 2009, Bales deked before sweeping the game and Goodall Cup winning goal and ending a seven-year drought for the Novocastrians.



Best result ever for local paddlers

Local dragon boaters received their best ever result at the World Dragon Boat Championships in Canada last month, bringing home 67 medals.

Some 41 paddlers from Docklands dragon boat clubs, the Yarra River Dragons, Melbourne Flames and Dragon Masters, competed at the championships as part of Australian team, the Auroras.

The championships were held at the Welland International Flatwater Centre in Ontario and saw teams from 17 countries compete.

Almost 300 Australian paddlers competed in the event, supported by 10 coaches, eight managers and around 200 supporters.

Melbourne Flames coach Serghei Cusca also attended the championships as head coach of the Australian team, a role he has been reappointed to for two more years.



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