

DOCKLANDS NEWS

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Cargo supports Maria
Photo by John Tadigiri

While 2020 hasn't been short of hardship, the team at Docklands restaurant Cargo rallied in tremendous fashion last month after learning that things had gone from bad to unimaginable for one of its own. *More on page 10.*

Maritime dream closer to reality

Plans for a long-touted maritime museum and experience hub in Docklands are moving ahead after the state government and the City of Melbourne committed to a feasibility study and business case.

WORDS BY *Sean Car*
MARITIME

On August 18, City of Melbourne councillors unanimously voted in favour of a proposal to co-fund the works with the state government, which will explore a potential commercial maritime precinct at the Mission to Seafarers Victoria (MtSV) building on Flinders St.

It comes after the state government approached the City of Melbourne to discuss the council's involvement in the future operations of the building, with a "possible capital investment" flagged by the state government should the city assume management responsibility.

Chair of the Melbourne Maritime Heritage Network (MMHN) Cr Jackie Watts, who has been central to amplifying maritime in Docklands within the council, said a museum would be a cultural and tourism asset to the city.

"Melbourne's waterways and our maritime heritage are currently poorly understood as both cultural and economic assets," she said.

"It's important that we preserve our maritime history and acknowledge the role of trade by sea in driving Melbourne's economic prosperity in the past and present day."

In addition to the recently renovated and heritage-listed MtSV building, the North Wharf precinct will also be home to the new 3500 sqm Seafarers Park, which will open in conjunction with developer Riverlee's redevelopment of the heritage goods shed in 2023.

In the wake of last year's closure of Central Pier by Development Victoria

(DV), the council's annual plan 2020-21 pledged to "explore opportunities for water transport and tourism and a strategic feasibility study of the maritime heritage museum experience."

As part of the council's broader policy to "activate Docklands with a focus on Victoria Harbour," there had been some speculation about the maritime museum being incorporated as part of a redeveloped Central Pier.

While the pier's future use is yet to be determined by DV, it is expected to provide a maritime interface, with the northern side of Central Pier having been recently flagged for the berthing of heritage vessels.

The council management report on the MtSV redevelopment proposal on August 18 hinted at this, flagging a possible "linking role" between the renewed North Wharf precinct and tall ships *Enterprise* and *Alma Doepel*, as well as steam tug *Wattle*.

Established in the Port of Melbourne in 1857, MtSV has operated at North Wharf since 1917 and the building houses an archival collection of more than 10,000 items of maritime and social history.

Lord Mayor Sally Capp said the proposal would help the building realise its full potential.

"Let's get excited!" she said. "The Mission to Seafarers is a gem and this is an opportunity for it to get a good polish in a new setting and to show how valuable it is to Melbourne. I am fully supporting this and the process ahead."

"It's a missed opportunity if we don't make the most of Docklands' connections to the water and its

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Charter boats "squeezed out"

WORDS BY *Sean Car*
WATERWAYS

Docklands charter boat operators say they feel that they're being "kicked out" of Victoria Harbour as the industry continues to seek answers over future berthing arrangements in the precinct.

Local residents living alongside Australia Wharf off Collins St have also continued to voice their concerns about plans to install new infrastructure to accommodate home berthing for charter vessels near their properties.

While plans for the development of Australia Wharf for charter vessels have been flagged since 2009, as outlined in the City of Melbourne's Docklands Waterway Strategic Plan, local residents say they still haven't been adequately consulted.

Signage stating, "Future Home for Docklands Charter Vessels", complete with the City of Melbourne and

Development Victoria's (DV's) logos, emerged late last year at Australia Wharf with the council investing \$500,000 in fit-out works.

An aerial map of proposed berthing arrangements, which was included in a council presentation to charter boat operators in October last year, shows only a small area in the harbour allocated for charter vessels in Victoria Harbour at Water Plaza.

The section along North Wharf Rd, which is currently used by charter boats and heritage vessels, including the *Alma Doepel* and *Enterprise*, is to be allocated entirely for private berthing to coincide with future development from LendLease. So too is a section along alongside MAB Corporation's future development at NewQuay West.

Space at the northern side of Central Pier, which has been permanently shut pending future rectification works, has been allocated for heritage vessels, while a significant section in the Yarra River at Australia Wharf

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Charter boats “squeezed out”

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has been earmarked for charter boats. But Melbourne Passenger Boating Association president and operator of the *Lady Cutler* Jeff Gordon said the industry had never agreed to these changes, which would force charter boats to live “uncomfortably” next to private residences.

He said charter boat operators were all currently “limping along” with no certainty on monthly licences, adding that the lack of consultation and “bureaucratic paralysis” of the waterways continued to damage confidence.

“I believe that turning Victoria Harbour into a private boat precinct with marinas clogging the waterways with millionaires’ vessels isn’t really what we should be doing with our blue park,” he said.

“I think the activation of our waterways should come first and the activation through charter boats is paramount. All people are seeing at the moment is ‘plastic fantastics’. What they should be seeing is heritage vessels and opportunities to engage with the waterfront.”

Local resident Bill Modos, whose home fronts onto Australia Wharf, said he feared the plans would “destroy” the value of his property by adding noise, rubbish, pollution and congestion to the area.

“It kills my investment,” he said. “There’s no plans. No one knows anything.”

While it’s understood that passenger transfers would only be allowed at the allocated space in Victoria Harbour under proposed plans, a City of Melbourne spokesperson said arrangements were still to be confirmed.

“These details will be finalised when the wharf is completed and the requirements of the licence developed. This licence agreement will take into consideration the needs of residents and other stakeholders,” the spokesperson said.

“We have contacted residents to reassure them that the new infrastructure at Australia Wharf will not block views from existing res-

idences. The licence agreements will also be used to minimise the impact of boats berthing in this area on noise and amenity.”

“We will continue to advocate on behalf of residents and other users. The use of private marinas is determined by the developer.”

The news follows the submission of a planning application by DV in July to undertake maintenance and repair works of the sheds at the Bolte West Precinct site at Yarra’s Edge, which has been long been nominated as a mixed-use maritime precinct.

A spokesperson for DV said it was continuing to refurbish the former shipping sheds (Shed 21) for future activation, with current works expected to be completed by November.

“Current building works involve necessary maintenance, repair and safety improvements works including connecting and providing the former shipping sheds to essential services,” the spokesperson said.

In 2019, The City of Melbourne approved an amended development plan for the site that included plans for maritime, public space and wellbeing facilities at the site’s western end.

The parcel of land on Lorimer St, part of which sits directly under the Bolte Bridge, has been discussed since 2006 when the initial precinct plan was approved.

A City of Melbourne spokesperson said it continued to consult with DV on plans, having allocated \$250,000 towards advancing the project in its 2019/20 budget.

“Early plans include a mixed-use precinct incorporating commercial, residential, community, recreation, and waterways functions. Waterways and maritime use is planned at the western part of the site, which is expected to have a ‘working quay’ flavour,” the spokesperson said.

It is not yet clear whether the maritime waterfront facilities at the site would support commercial operations ●



Greenline council rift

WORDS BY *Sean Car*
COUNCIL AFFAIRS

A leak from within the City of Melbourne regarding a “top secret” plan to connect the inner city with new green spaces and cycling paths has highlighted a divide within the senior ranks of council’s management.

On August 16, the *Herald Sun* exclusively revealed details and renders of the council’s “top secret” project, which would see Royal Park connected with Port Phillip Bay via North Melbourne, Docklands, the Yarra River’s North Bank in the CBD and Southbank Boulevard.

The renders showed pedestrians and cyclists through the streets of West Melbourne and Docklands (featured image). Known as “Greenline”, the *Herald Sun* reported that the concept “combined elements of city council planner ideas with Lord Mayor Sally Capp’s election pledge for Melbourne to have its own version of New York’s High Line Park”.

The plans were leaked prior to a council forum in August, and sources within the council said the presentation from senior management delegitimised the Lord Mayor’s own Greenline vision emphasising the Yarra River’s north bank. While the source of the leak is unclear, CEO Justin Hanney is understood to have put all councillors and staff on notice regarding leaking information to media outlets.

Former councillor Stephen Mayne said he wasn’t surprised by what he described as “professional jealousy” within senior ranks. “I don’t think Sally has felt that supported by administration and there is a bit of a ‘blow-ins’ culture from some who’ve been there for too long. This is the ultimate manifestation of that concept,” he said ●

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High-rise not told of COVID cases

WORDS BY *David Schout*
HEALTH

Central city owners' corporations (OCs) are on high alert after news that managers at one of Melbourne's largest high-rise apartment buildings were not informed by health authorities that residents had tested positive to COVID-19.

After two residents tested positive at Southbank's 72-floor Prima Tower, the Department of Health and Human Services (DHHS) did not inform building management, according to the tower's OC managers Melcorp Strata.

It is believed that privacy is at the heart of the issue, with the department only passing on details about individual cases when they deem there is wider public health concerns or when close contacts needed to be followed up.

Melcorp Strata general manager Donna Rowe confirmed with *Docklands News* that a Prima Tower resident had tested positive last month, something they discovered independently of health authorities.

Soon after, the partner of the positive case was also found to have contracted COVID-19.

The building's biosecurity and outbreak control plan was enacted and the OC committee then decided, by majority decision, to inform all other high-rise owners and residents of the positive case, withholding both the floor and apartment number.

Not all building managers, however, have been kept in the dark when a positive case has occurred.

One building manager at a Docklands apartment tower, who wished to remain anonymous, confirmed he was informed by the DHHS when one of his residents tested positive.

He said that after being told of the positive case, he was able to closely monitor areas outside the relevant apartment and order his cleaners to be extra vigilant with certain touch points.

And while he acknowledged it was a "complicated" issue, he said management needed to know.

"Where the DHHS is concerned, if they know of a case they need to inform management of the person or apartment. It's pretty important," he said.

When asked why some were informed of a positive case and others weren't, a DHHS spokesperson said they were only contacting building managers under two circumstances.

"In high rises, the department may contact management if there are concerns about possible public exposure or close contacts need to be followed up," the spokesperson said.

"People are considered close contacts when they have had face-to-face contact with a confirmed case for 15 minutes or more or have spent more than over two hours in the same enclosed space."

OC chair at Docklands' Watergate Apartments Barbara Francis, who recently took part in a briefing session with the DHHS, said she while she understood the privacy issues at hand, she too would want to know if a resident tested positive in her building.

"We believe it should be mandatory. The building should be notified of the case in their building so they can manage it properly. Only people that absolutely need to know should know," she said.

"We don't approve of divulging any information that jeopardises privacy but there needs to be a few measures put in place to make sure that there's no chance of any spread of the virus to the rest of the building."

Ms Francis said it was also about managing the spread of unhelpful information.

"I always think you should let people know as much as they can know, rather than them getting wind of it and rumours start to spread. That is worse."

But Dr Stan Capp, the president of CBD residents group EastEnders, backed the health authority's discretion.

"I think it's a matter for the DHHS to advise as they see fit," Dr Capp said.

"If nothing changes (by informing all residents) then what's the point? What we don't want to do is get into the environment where people are named and shamed because they have the virus. And that sort of is inherent in wanting to know all the details. I'm not of that mind – I would favour the retention of strict privacy and respect the rights of individuals to deal with it as we would expect people to deal with it in every environment, whether they're in apartment towers or they live in a house in the suburbs. The same rules prevail."

Dr Capp acknowledged, however, that this system relied on COVID-positive residents abiding by the rules.

"One relies upon the infected person doing the right thing. Even if you tell them that a person in the tower has got it, you still don't know whether the infected person will do the right thing ... I would err on retaining the good faith of individuals to respect what they need to do. We have to respect their privacy, too."

Woolworths confirmed COVID hotspot

Woolworths Victoria Harbour was considered a "high-risk" location by the Department of Health and Human Services (DHHS) after a coronavirus outbreak in August.

The DHHS warned that anyone who had visited the supermarket between August 11 and 15 were to watch out for COVID-19 symptoms and, if symptoms occurred, immediately get tested and stay at home while they awaited results.

Woolworths then confirmed with *Docklands News* that a COVID-positive customer was present in the Victoria Harbour store on August 24.

The supermarket has been the site of several positive cases throughout the pandemic.

In late July it was temporarily closed for deep cleaning after a staff member tested positive.

"We've been notified that a customer with

a confirmed case of COVID-19 was present in our Victoria Harbour store on August 24," a Woolworths spokesperson stated.

"While the risk to customers and team members is low, the safety and wellbeing of the local community is our priority."

Woolworths would not confirm how many Victoria Harbour staff members had tested positive throughout the pandemic, but reiterated it remained a safe place to shop.

"As a food retailer, we already have very high standards of cleaning and hygiene in place, and the store has had a deep clean," the spokesperson said.

"Customers and team members should be assured they can continue to safely shop and work at our Victoria Harbour supermarket."

"Any customers who shopped in our Victoria Harbour store on August 24 and feel unwell in the next two weeks should make contact with health authorities."

While it was listed on the DHHS case locations and outbreaks page, the department also confirmed it was safe to continue shopping at the supermarket.

"The locations on this list are not a current risk to the public and you can visit them in line with current restrictions."

As of August 30, the DHHS suburb-by-suburb data revealed that Docklands has had 49 confirmed positive cases throughout the course of COVID-19.

Pleasingly, just two of those cases were listed as "active" ●



David Schout

JOURNALIST

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Council elections: what we know

While electoral rolls had only recently closed when the September edition of Docklands News published, a lot was still unknown about the makeup of the October 24 City of Melbourne council elections.

WORDS BY *Sean Car*
ELECTIONS

August saw a spanner thrown in the works by the state government after a great deal of indecision around whether to postpone local government elections amid rising concerns around COVID-19 in Victoria.

While the way in which candidates can campaign wouldn't change whether Victoria was under stage 3 or 4 lockdowns, with doorknocking, leaflet dropping and public meetings all banned, the indecision was understood to be centred around voting.

The Victorian Electoral Commission (VEC) had expressed concerns to the state government around a "COVIDSafe election plan", which was eventually released on August 19 with Minister for Local Government Shaun Leane reaffirming the October 24 election date.

Electoral Commissioner Warwick Gately reassured Victorians that postal voting was safe and of "high integrity," and that the VEC was ready to respond to the changing environment.

"The situation remains dynamic and the VEC continues to actively monitor conditions and restrictions," Mr Gately said.

"Additional measures in place include increased distancing in election offices, limiting face-to-face contact, enforcing mask wearing where mandated by the Victorian Government, and moving operational activity online whenever possible."

Measures to further safeguard vot-

ers and VEC staff include the removal of counter service for replacement ballot packs and unenrolled votes for these elections. Mr Gately said requests could be made over the phone and replacement packs would be sent by mail.

Voters will still be able to hand deliver completed ballot papers to the election office if they miss the mail collection times with "strict social distancing measures in place."

The indecision drew criticism from the likes of Greens councillor and board member of the Municipal Association of Victoria (MAV) Rohan Leppert, who said the move was "reprehensible" and had proven paralysing for many candidates.

"The MAV and local government sector was extremely clear with the state government: whatever you do, ensure that we can hold free and fair local council elections, and if there is a delay, make the decision by no later than the end of May 2020," he said.

"We have advised the government for months that it is not possible to hold free and fair elections in October 2020, as this will only benefit incumbents and wealthy candidates that can afford to direct mail every voter - distorting the will of voters."

"The idea that the government is only now thinking beyond the logistics of postal ballot safety and about how a free and fair election can be conducted is astonishing."

While the late uncertainty around the elections wouldn't have instilled confidence in the campaigns of many candidates in the City of Melbourne,

the lack of disclosure around who is running and where has also been met with some criticism.

Labor's Phil Reed, who is vying for Lord Mayor on a ticket announced in July, said voters should rightly be upset that candidates were continuing to "play games" and not disclose their tickets.

"They've largely known they were running and who was on their tickets for six months," he said.

"These are extraordinary times and people who are putting themselves forward for election need to meet the challenges with the same level of flexibility and resilience we've seen from local families and businesses."

"Our Labor team has already been hard at work throughout lockdown doing phone canvassing and running online community meetings."

As one of the only tickets to have been revealed, Labor's team includes Wesa Chau for Deputy Lord Mayor, while former Melbourne MP Jennifer Kanis's partner Davydd Griffiths, Glen Eira councillor Mary Delahunty and Carlton Legal Service coordinator Hamdi Ali fill the councillor spots.

With nominations to stand as a candidate formally opening on September 17, here's what we know about the rest of the field ...

Sally Capp

The Lord Mayor has made no secret of her intention to seek re-election after her by-election success in 2018 following the demise of former Lord Mayor Robert Doyle.



While the council has rightly had its hands full dealing with a raft of incredibly challenging issues, namely a once-in-a-generation pandemic, many are still surprised by Capp's delay in revealing who will join her on her ticket.

What we can say with near certain confidence is that you can put your house on Labor Party member Cr Nicholas Reece running alongside Capp as deputy. There has also been strong evidence to suggest that former Team Doyle councillor Kevin Louey will feature first on the ticket.

While other names have been thrown around behind-the-scenes, the remainder of Sally's ticket remains a mystery.

But what is fair to say, is that it's her election to lose.

No sitting Lord Mayor has ever been beaten in the City of Melbourne and Capp has won many fans in helping rebuild the council's battered reputation since the resignation of Robert Doyle.

As Rohan Leppert said, COVID-19 also suits incumbents heavily and Sally's apolitical nature will likely prove a strength among voters.

Arron Wood

The former Team Doyle councillor did an outstanding job as acting Lord Mayor in 2018 following the resignation of Robert Doyle and probably never got the due homage for his good work he deserved.

The feeling within the council is that this notion is perhaps partly attributed to what has been, at times, a difficult working relationship between Cr Wood and Lord Mayor Sally Capp ever since.



This has very much been on public display in recent months, with Arron challenging Sally on a number of contentious issues including the safe injecting room near Queen Victoria Market (QVM) and, more recently, her high-powered business advisory group.

These public exchanges, which have received good airtime in mainstream media, coupled with a Queen's Birthday Honour and a TV appearance on *Filthy Rich and*

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Homeless, have seen Arron's name in the spotlight in the past few months. But, in election terms, many have been asking, what does it all mean?

Speaking to *Docklands News* on August 24, Cr Wood said he still hadn't confirmed whether he would challenge Cr Capp for the top job and he knows his time is quickly running out. He said a definitive answer either way would be left no later than mid-September.

While he too remains a staunchly apolitical candidate, his Malcolm Turnbull-left approach might prove a challenge to convey as a discernable point of difference to voters.

If anything, his point of difference rests firmly in his belief that the position of Lord Mayor should be "less authoritarian" and "more about the team."

Pointing to Cr Capp's business advisory group, he said there were too many examples of "big visions" replacing true representation of ratepayers.

"This isn't about what the Lord Mayoral vision for the city is, but actually what people want. Big visions have to be acted on," he said.

"If I see another beautiful render I'll almost scream. We need less shiny new pictures, more hard work and delivery. The recovery is going to be really important and I want to become a true voice of ratepayers. There's a nuance we've missed in actually getting things done."

While his ambition to be part of the city's recovery is clear, he said was looking seriously at the "reality of running" during COVID-19 and what will be an entirely digital election campaign for all candidates.

"The easier decision would be to say, 'I've done my time' and walk away after eight years of civic service," he said. "But at the same time, I've been working with so many people through this pandemic and walking away from what I believe would be disappointing."

"If I choose to run, it will be less about the support but how do I engineer an election run. There's a small part of me that hopes things will change. I don't have the big end of town networks that others have ... that's a bit intimidating."

While he's been "talking to lots of people", former Team Doyle running mates Beverley Pinder and Susan Riley are veering towards retirement. But both have said they might reconsider should Arron decide to run, with the latter telling *The Age* she remained "loyal" to him.

While a bid for Lord Mayor at the 2018 byelection would have left his position as Deputy open, one wonders whether he should have struck then while the iron was hot.

Alas, the window of opportunity this time around is closing fast ...



Jennifer Yang

The Labor Party's political gun for hire is no stranger to Melbourne, coming incredibly close to becoming Lord Mayor at the 2018 byelection after harnessing the support of the city's Asian community.

Having come within a whisker of claiming the federal seat of Chisom in 2019 election, which was eventually won by fellow Chinese-Australian Gladys Liu from the Liberal Party, it was widely believed her shift to the national arena meant council was no longer on her radar.

But in August, Ms Yang reemerged suggesting to the *Herald Sun* that she was considering throwing her hat in the ring again off the back of the Lord Mayor and City of Melbourne's handling of parking infringements during COVID-19 lockdowns.

The former Manningham mayor highlighted the case of ICU doctor Katarina Arandjelovic who got a fine due to parking in a red zone after a long shift at Royal Melbourne Hospital, which was later revoked following a long Twitter exchange (see full story at cbdnews.com.au).

While the policy platform of parking seems somewhat dubious motivation for an election campaign, Ms Yang is believed to have the backing of Labor's "industrial left", which includes a number of unions.

As talk of an "unofficial" Labor Party ticket spearheaded by Yang continues, she was still yet to confirm her intentions by deadline. What is interesting to note is that Dr Arandjelovic is understood to be a Labor Party member ... coincidence?

Nevertheless, her entrance to the discussion should present some concern for Sally Capp, as one would point to a likely preference deal between the two Labor tickets, stealing votes away from the Lord Mayor.



▲ Rohan Leppert.

The Greens

While the grassroots political experts know they don't quite wield the power and influence for a serious Lord Mayoral push, they will once again be going around in an effort to get two councillors elected.

The experienced and classy operator in Rohan Leppert will once again sit as number one on the ticket, and will likely be re-elected. Leppert has proven to be an undisputable asset to the City of Melbourne over his two terms on council.

His fellow colleague Cathy Oke will not be recontesting, having gone a three-term journey on the council. It's understood that Dr Olivia Ball, who ran as the Greens Lord Mayoral candidate in 2016, will assume her position on the ticket.

An announcement on the identity of their Lord Mayoral candidate is expected to be revealed in the coming weeks, but who the Greens preference could have a telling impact on who ends up in the Lord Mayoral robes.



Philip Le Liu

The Liberal Party member represents one of the only conservative voices on the current council and he is keen for that to be reinstated after the election for the sake of a "diversity of views".

Unlike the Labor Party, the Liberals don't endorse local government candidates, however Cr Le Liu has formed an unofficial "moderate conservative" Liberal Party ticket for the upcoming elections with himself

running in the first councillor spot.

Speaking to *Docklands News* prior to the state government's final confirmation of the October 24 election date in early August, he like many lamented the indecision as being "bad for democracy."

"There will be less and less people voting. I think it goes against democracy," he said.

While we won't know the names on his ticket for another few weeks, he said it consisted of some "seasoned campaigners" who had experience at both federal and state level. It's understood Lauren Sherson, who ran for Melbourne in the last state election, is on the ticket.

Le Liu also wields strong influence in Melbourne's Asian community and that combined with the experience of four years on council places him personally in a stro



▲ Jackie Watts.

Gary Morgan

The prominent Melbourne businessman and head of Roy Morgan Research will again lead a ticket, largely for the sake of getting long-time Cr Jackie Watts re-elected for another term.

What is interesting this time around is that Mary-Lou Howie, the vocal and well-known president of lobby group Friends of Queen Victoria Market, will run alongside Mr Morgan as deputy.

The president of the Coalition of Resident and Business Associations (CoRBA) Michael Kennedy will follow Cr Watts in the second councillor spot on the ticket, while a third councillor candidate is yet to be revealed.

While Cr Watts fate in being re-elected as a councillor will rest largely on preferences, Gary Morgan told *Docklands News* he wanted to become Lord Mayor and tackle the state government "head on".

"This Premier has gone crazy," he said. "I'm the only business person standing. Victoria is in a very bad state at the moment and the issue is we need to go back to stage 2 restrictions."

"We need to copy what they've done in Taiwan. If not saying get rid of face masks and allow rock concerts, but there's no reason why cafes, bars and restaurants can't stay open with social distancing."

"There are a lot of amateurs in council sucking up to the Premier. Sally Capp is a wonderful person but she hasn't stood up to the state government. It's not right."

Mr Morgan said he would be preferring Sally Capp ahead of Labor and the Greens, who he accused of wanting to control the council.

"I don't want that to happen," he said.

"Jackie [Watts] is so sensible. The heritage work she has done, and with the waterways and the maritime museum, IT and knowledge, is just remarkable."

The rest ...

Former City of Melbourne councillor and journalist Stephen Mayne has re-entered the conversations as an independent councillor candidate.

Southbank Residents' Association (SRA) member and Southbank Sustainability Group leader Artemis Pattichi has also thrown her hat in the ring as an independent, while reports have suggested ex-politician Phil Cleary is weighing up a nomination.

Cr Nicolas Frances Gilley told *The Age* that he was not standing but said he was in conversations with a number of potential Aboriginal candidates he hoped to support to run.

The Victorian Socialists (VS) have also launched a campaign with candidates for Lord Mayor, Deputy Lord Mayor and councillor positions – promising to "challenge big business and fight to give workers a say in how their city is run."

Lord Mayoral candidate Kath Larkins, a worker at Flinders Street Station, will be joined on the ticket by Daniel Nair Dadich for Deputy Lord Mayor and Chris di Pasquale for a councillor position.

Transparency motions – Hyperlocal News

Hyperlocal News Pty Ltd, which is responsible for publishing *CBD News*, *Docklands News* and *Southbank News* has agreed to host a donation register for all candidates on its website (hyperlocalnews.com.au) for this year's elections.

Under the motion raised by Cr Jackie Watts at the Future Melbourne Committee meeting on August 25, candidates will be asked to voluntarily disclose all donations and gifts within five business days, with current legislation only requiring it be disclosed 40 days after the election.

In a separate motion, Cr Watts will also ask candidates to disclose their positions and any beneficial interest they have in a company or body ●

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MELBOURNE CITY COUNCIL ELECTIONS 2020

Get ready to vote

Did you know it's a Melbourne City Council election year? This year's election will be held by postal vote in October. Ballot packs will be mailed to everyone on the Melbourne City Council voters' roll from Tuesday 6 October.

Voting is compulsory, so - to avoid a fine - voters must post their ballot material by 6pm on **Friday 23 October**.

You can check if you're on the voters' roll by calling the Elections Helpline on **1300 735 427** or using the 'Check your enrolment' tool at melbourne.vic.gov.au/elections



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CITY OF MELBOURNE



Maritime dream closer to reality

Continued from page 1.

significance for traditional owners and the development of a modern city.”

“It would require community engagement with key stakeholders such as the Docklands community, waterways users and maritime precinct experts. We would need to assess funding as well as potential revenue from the museum and whether it would be suitable as a mixed commercial and community use space.”

According to the council report, the state government has indicated that a significant base build of \$10 to \$20 million would be required to undertake refurbishment and fit out of the MtSV building.

The proposal also recognises the importance of retaining the functional operations of the heritage building for the “core services” of MtSV, which continues to support the welfare of seafarers from around the world.

Addressing councillors on August 18, MtSV chairman Neil Edwards said the Mission’s board was “really pleased” that the state government and the city were looking at redevelopment options.

“This building was funded by donations to

the MtSV 100 years ago and we’ve been its custodians ever since. We know the building well and we love it.”

“It’s an architectural treasure and it comprises an extraordinary collection of spaces at the heart of Melbourne’s maritime heritage precinct. The mission building and the work of MtSV in seafarers’ welfare are a living and integral part of that heritage.”

“We know there is much more to be done to bring the building to its fullest potential and we recognise that’s a challenge.”

Offshore and Specialist Ships Australia (OSSA) chairman Ross Brewer said the proposal would provide an outstanding entrance to a new maritime precinct for Melbourne.

“We have had a number of highly successful maritime exhibitions and events at this building. The problem is that the vast majority of Melbourne doesn’t know about it and doesn’t recognise maritime heritage in the manner in which it should,” he said.

“It should be featured. This development will put it right up the front. Other cities are green with envy with the opportunity that Melbourne has.” ●

Too quiet in Village St

WORDS BY *Rhonda Dredge*
HERITAGE

A sunny laneway with a takeaway window, providing niche, local food, has become almost the norm for the inner suburbs.

But in the corporate section of Docklands, nearby residents can only dream about such a streetscape.

Cliff Steele is doing just that, while confined to his apartment in Victoria Point.

Usually the architectural draftsman walks to his office in Collingwood and he has no reason to come down to Village St.

There’s nothing there to attract local residents except, perhaps, on a Friday night pre-pandemic when Platform 28 or other bars on the corner are open.

“It has good bones,” Cliff said, pointing out the ways Goods Shed 2 meets the cobblestones of the street without any curbs.

The Docklander has a vision of how the street could be much better. “It needs more things happening. It’s too quiet. It’s like a dormitory,” he said.

Now is the time for rethinking the way this 1889 railway freight shed is used. Similar buildings overseas have been converted imaginatively into markets such as Covent Garden in London or museums such as Musee D’Orsay in Paris.

“This could be made beautiful,” Cliff said of the verandahs if the building was opened to the street. He sees bifold doors opening to providers and delicatessens where locals can safely shop in outside areas.

Cliff usually shops in Hawksburn near his daughter’s house where he enjoys the intimacy of small bespoke businesses such as the butcher, deli and French restaurant but he has been forced to think more locally during the shutdown.

“It really upsets me,” he told *Docklands News*. “It’s one of the few old buildings in Docklands. It’s such a nice building going to waste. It’s only seen by people who work in the office. I’m not



▲ *Cliff Steele wants to see a market in Goods Shed 2.*



▲ *An example of a similar concept in London.*

sure if they can see the vaulted ceiling.”

The Goods Shed, which is protected by the National Trust, abuts Collins Square and was divided in 2000 when the Collins St extension was built. The area has been particularly quiet since the corporates sent staff home during the pandemic.

Amelia Cater, of Lendlease, developers of the nearby Melbourne Quarter, said that Cliff’s idea was original and that it would convert the building into the public realm.

“It’s the kind of idea that Lendlease would support,” she said. “Our tag line is creating better spaces.”

Goods Shed 2 is mostly leased by the Victorian Government. In the past Docklands did not have the critical population mass for conversion such as a market but the small office cubicles in the building may no longer be viable.

The idea is a timely one that would need City of Melbourne support to get off the ground ●

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Melbourne City Council postal elections

Your Melbourne, your vote



Two simultaneous elections will be held for Melbourne City Council this October—one to elect the Leadership Team (Lord Mayor and Deputy Lord Mayor) and the other to elect nine councillors.

Voting

Ballot packs will be delivered to enrolled voters from Tuesday 6 October 2020. Your completed ballot papers must be returned in the mail ASAP or hand-delivered to the Election Manager by the close of voting at **6 pm on Friday 23 October 2020**.



If you will be away

If you will be away when ballot packs are mailed, or your address has changed since Friday 28 August 2020, your ballot pack can be redirected by writing to:

Election Manager
Melbourne City Council elections
C/- Victorian Electoral Commission
Level 11, 530 Collins Street
Melbourne VIC 3000

Alternatively, you can email your request to:

redirections@vec.vic.gov.au

Please include the address for redirection. Each voter requesting redirection must sign their request.

Requests for redirection must be received by **Thursday 17 September 2020**.

Large print and braille ballot papers

Large print or braille ballot papers are available for voters who are blind or have low vision—please register by **Tuesday 15 September 2020**. To register, call (03) 8620 1222 during business hours.

Request an early postal vote

To apply for an early postal vote, contact the Election Manager from **Wednesday 23 September 2020** on (03) 8619 1444 and make an application. You must provide a valid reason.

How to nominate as a candidate

Candidate requirements have recently changed. To nominate as a candidate, you must:

- be an Australian citizen and enrolled on the voters' roll for Melbourne City Council **AND**
- be eligible to become a councillor should you be elected **AND**
- have completed the mandatory candidate training before lodging your nomination with the Election Manager.

To nominate, complete the nomination form and lodge it with the Election Manager together with the \$250 nomination fee. Nomination forms can be lodged by appointment during business hours from **Thursday 17 September 2020** until **12 noon on Tuesday 22 September 2020** at:

Drill Hall Multicultural Hub
51-57 Victoria Street, Melbourne

Candidates for the Leadership Team must nominate in pairs. Candidates nominating for a councillor position must nominate as individuals, but can request to be grouped with other candidates under a group name.

Visit vec.vic.gov.au for more information and to pre-complete your nomination form using the online Candidate Helper. The online Candidate Helper will be available from **Thursday 3 September 2020**.

If you use the online Candidate Helper, print your pre-completed form and make an appointment to lodge it with the Election Manager along with the nomination fee.

Call the Election Manager from **Monday 7 September 2020** on (03) 8619 1444 to make a nomination appointment.

Online candidate information sessions

Due to COVID-19 restrictions, the Victorian Electoral Commission's candidate information sessions will be conducted online at:

- **7 pm on Thursday 10 September 2020**
- AND**
- **1 pm on Monday 14 September 2020**

To watch an information session, visit vec.vic.gov.au

Nominations close

12 noon Tuesday 22 September

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• Türkçe 9209 0110 Turkish • Việt-n 9209 0111 Vietnamese • All other non-English languages 9209 0112

Authorised by W. Gately, AM, Electoral Commissioner, 530 Collins Street, Melbourne, Victoria.



Tram options back on the table

WORDS BY *Sean Car*
TRANSPORT

A call to bring forward the start of the Metro 2 rail project to Fishermans Bend has renewed hopes for alternatives to a “costly” tram bridge over the Yarra River through Docklands.

On August 24, a bipartisan strategy including 66 new major projects to kickstart Melbourne’s economic recovery post-COVID-19 was launched as part of the Commonwealth’s City Deals scheme by former Labor Premiers Steve Bracks and John Brumby, as well as Liberal Party federal senate president Scott Ryan.

The standout in the blueprint was the highly anticipated next phase of Melbourne’s Metro Rail project, which would see a new route from Mernda via the city and under the Yarra River to Fishermans Bend and Newport.

The catalyst project, which is also supported by the City of Melbourne as part of its 2030 transport strategy, is seen by many experts as the key to unlocking the growth of Melbourne’s west.

With around 60 per cent of Fishermans Bend’s current workforce travelling from the west, the project also supports the 80,000 additional workers and 80,000 new residents projected for the urban renewal area by 2050.

While the government hasn’t committed to funding or a timeframe for the project, Fishermans Bend Business Forum (FBBF) executive officer David Weston wrote to new Minister for Public Transport Ben Carroll expressing his delight with the announcement, noting its importance for the University of Melbourne’s new campus at the former Holden site.

However, he added that the new underground service to the Employment Precinct should eliminate the need for the government’s proposed tram bridge, which would see a tram link over the Yarra River from Collins St through Yarra’s Edge and eventually onto Turner St.

“As you know the cement industry is key to the infrastructure-led recovery and our members in the Employment Precinct have expressed some concerns about the proposed tram route along Tuner St,” he said.

“With Metro 2 servicing the Employment Precinct we believe that government should reconsider the need for the Turner St tram. This would have significant savings in terms of no longer needing a tram bridge over the Yarra and land acquisition costs for sites that were to be impacted.”

While the group has put forward a number of alternatives to the Turner St option, it continues to strongly advocate for a spur line off the existing 109 route to Port Melbourne, which would branch off to Boundary and Ingles streets.

Mr Weston told *Docklands News* that the bringing forward of Metro 2 provided the state government with more flexibility to consider all possible options, including other modes of active transport such as scooters, buses and autonomous vehicles like trackless trams.

As part of last year’s budget, the state government announced \$5 million in funding over two years to explore options and a business case for a tram route linking the city to Fishermans Bend by 2025.

This is despite the tram bridge extension from Collins St, which is expected to cost in excess of \$1 billion, already being marked in the planning scheme as part of the state government’s revised framework and planning controls for Fishermans Bend.

While the state government faces mounting pressure to deliver light rail to the Employment Precinct, which is earmarked as a national employment and innovation cluster (NEIC) focused on advanced manufacturing, the economic pressures of COVID-19 are understood to have forced a rethink of the tram bridge.

Many are hoping that the announcement of Metro 2 as a recognition of Fishermans Bend’s importance to both the state and federal economies of the future will bring good news for a tram solution in the state government’s delayed October 2020/21 budget.

Chairman of the Yarra Residents Action Group Keith Sutherland, whose group of Docklands residents remain strongly opposed to the tram bridge proposal, has been actively lobbying Minister for Transport Infrastructure Jacinta Allan on the issue for some time.

He said he was of the strong belief that the state government was looking at all the options and was supportive of the Fishermans Bend Business Forum’s alternative for a spur line off tram route 109 to Port Melbourne.

“If they [state government] look at it logically now, the expense of the tram bridge is so non-productive,” he said. “It is a waste of money, an absolute waste of money.”

“Why wouldn’t you be looking at Metro 2? We’ve got all the equipment here already with Metro 1 ... I think it makes absolute sense to continue on.”

Minister Allan said a potential tram route, including options for a river crossing, and potential corridors along Turner and Plummer streets, continued to be investigated ●



Sean Car
EDITOR
SEAN@HYPERLOCALNEWS.COM.AU

Small business grants revealed

WORDS BY *David Schout*
BUSINESS

Small businesses based in the CBD, Docklands and Southbank will benefit from grants ranging \$5000 to \$15,000 in the latest round of state government support for those adversely affected by the coronavirus (COVID-19) pandemic.

The \$20 million package has been divided into two, with \$10 million dedicated to small hospitality operators and the other \$10 million for what has been termed “bricks and mortar” traders.

Business owners in postcodes 3000 (Melbourne), 3005 and 3008 (Docklands), and 3006 (Southbank) will be eligible under the package, which until now had contained few details since the July announcement.

In that announcement the government acknowledged that central-Melbourne businesses had faced “an even larger and sustained shock to their trading environments” than other Victorian businesses since the onset of stage 3 and 4 stay-at-home directives.

The \$5000 grant is available for hospitality venues with a food service capacity of 11 to 100 seats, and all others small businesses that employ up to 50 full-time equivalent staff.

They must also be a participant in the federal government’s JobKeeper payment scheme.

The larger \$15,000 grant is available for hospitality venues with a food service capacity of 101 seats or more.

Non-employing sole traders, political organisations, fundraising groups and government departments were ineligible, along with venues seating 10 or less.

Grants for larger hospitality businesses within the inner-city (with a payroll of more than \$3 million but less than \$10 million) are eligible for assistance under a separate grant.

The allocations are part of the state government’s wider business support package, worth more than half a billion dollars.

In July, Minister for Industry Support and Recovery Martin Pakula said the government was well aware of the distinct problems faced by local business owners.

“[Central Melbourne] has in some respects been uniquely hit by the fact that stay-at-home directives have particularly kept people away,” he said.

“And the absence of foot traffic in the CBD has meant many businesses in the city, and Docklands and Southbank, have been particularly affected by the restrictions that have been imposed on Victorians.”

Mr Pakula said Melbourne’s famous night-time economy had “suffered greatly”.

“It is a very important part, not just of Victoria’s economy, but of Melbourne’s culture. It is one of the things that has set Melbourne



apart over many years; our bars, our restaurants, our laneways, our theatre district.

“And it’s why we’re providing specific support because we want to see all of those businesses, or at least as many of them as possible, though to the other side. They’re going to be a crucial part of returning us to the Melbourne we love.”

The council’s chair for small business, retail and hospitality Susan Riley said downturn in foot traffic was having a huge impact on traders.

“Up to 90 per cent fewer people have been coming into the city, which has affected businesses like our retailers, galleries, gyms, dance studios, homewares stores and more,” she said.

“The new grants will support many of our bricks and mortar businesses that have a thriving presence in popular precincts and will welcome customers back once restrictions ease.”

New research revealed in August showed that the City of Melbourne’s economy was worth \$104 billion prior to the COVID-19 pandemic.

Lord Mayor Sally Capp said early data from the Census of Land Use and Employment (CLUE) for 2019 showed Melbourne reached a record \$104 billion Gross Local Product (GLP) after passing the milestone \$100.3 billion GLP for the first time in 2018.

“When Melbourne is strong we know that Victoria is strong. Before COVID-19 hit, our local economy was bigger than Tasmania, the Northern Territory and the ACT combined.”

“Our central city economy is usually home to almost 500,000 jobs. These jobs are substantially from professional workers across business services, professional services and research institutes.”

The Lord Mayor welcomed the \$20 million in targeted support for CBD businesses announced by the State Government but said further stimulus will be needed in the coming months to kick-start Melbourne’s recovery.

On August 28, Cr Capp met with Premier Daniel Andrews to discuss the delivery a Capital City Recovery Plan ●

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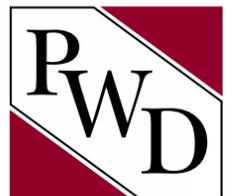
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Production outbreak

WORDS BY *Meg Hill*
HEALTH

A television show filmed at Docklands Studios had its production suspended in August after it was linked to a COVID-19 outbreak.

Production of *The Masked Singer* was suspended on August 22 after several crew members tested positive for COVID-19. By August 27 there were 17 known cases linked to the show.

Docklands Studios said it had no other productions scheduled to film at the studios during the current period of stage four restrictions.

The show, which is hosted by Osher Günsberg and features Dannii Minogue and Dave Hughes, was shooting its final episode when production was suspended.

The Masked Singer is aired on Channel Ten and the company issued the following statement after the suspension:

"Production of *The Masked Singer* has been immediately suspended as a result of several crew members receiving a positive test result for COVID-19. The health and safety of the community, and our staff and production partners are our number one priority."

"The entire production team, including the masked singers, the host and panellists are now in self-isolation. They are all being monitored closely and are in constant contact with medical authorities."

"Network 10 is working closely with the Victorian Government and the Victorian Department of Health and Human Services. Network 10 is providing all crew with all the support and assistance possible."

Under stage four restrictions most news and media outlets were deemed essential services and production has been allowed with COVID-safe plans.

But Victorian Premier Daniel Andrews said the outbreak showed that COVID-safe plans could not completely safeguard against the virus.

"If [production of the program] weren't to continue, then the whole thing would basically fall over and would be lost to Victoria," he said.

"It's done on a case-by-case basis and it's always done with a COVID-safe plan."

"I'm not pleased to make the point, but it does make the point that this is a widely infectious virus and even if you've got the very best processes in place, you'll see positive cases." ●

Cargo supports one of its own

WORDS BY *Marco Holden Jeffery*
PHOTOGRAPHY BY *John Tadigiri*
COMMUNITY

It would be fair to say most people have gone through some hardship during this difficult year.

But when one Docklands restaurant manager's 2020 went from bad to unimaginably worse, her community rallied behind her with all the support it could muster.

Maria Obregon, originally from Colombia, was planning a move to South Australia earlier this year - a last-ditch attempt in a seven-year journey for permanent residency in Australia - when the pandemic hit and the move became untenable.

"We had sold everything, we'd spoken to the real estate agent and we were ready to go to Adelaide, then the borders closed," she said.

Maria was a manager at the bustling Cargo on New Quay Promenade - but when Docklands offices emptied the shifts dried up, and without permanent residency she wasn't eligible for JobKeeper or other government support.

And then a bombshell - Maria was diagnosed with breast cancer.

"It was very hard because the first thing you think is 'I am going to die' - everyone dies but you feel like you are going to die now," she said.

After confirming the diagnosis, Maria's doctors determined they needed to act as quickly as possible, and started a six-month chemotherapy treatment to be followed by a mastectomy, radiotherapy and hormone therapy.

Even though Maria had private health insurance, it wouldn't cover the full cost of the treatment - and that was on top of rent, bills and university fees.

Her husband Adair, who worked as a cleaning supervisor in an office tower, had some income, but with her family far away in Colombia Maria felt very alone.

"When something like this happens, you have so many questions - COVID-19 becomes the last thing you think about," she said.

But that was when Maria's family at Cargo stepped in.

Maria's fellow restaurant manager Vida Luc was the first member of the Cargo team to hear about her diagnosis.

"I was in disbelief, it didn't really hit me till I called Maria and I could hear the heartbreak in her voice," she said.

But Vida didn't waste any time - her and the other managers pooled together some money to keep Maria going, and within a week she had started a Facebook fundraiser to help fund Maria's treatment.

After a month, the fundraiser had already raised nearly \$30,000 of its \$45,000 goal.

"Maria is one of the most genuine, kind and loving people that I've ever met - anyone who knows her will say that," Vida said.

"I think it was so hard for us when Maria got diagnosed because of the person that she is."

The owners at Cargo soon got behind Maria as well, donating 100 per cent of the profits from their grazing platters and sweet boxes to supporting her and her treatment.



▲ *Maria Obregon (right) with husband Adair Tognon in Docklands last month.*

"It was very hard because the first thing you think is 'I am going to die' - everyone dies but you feel like you are going to die now."



And at their sister cafe, the Templestowe icon Down the Rabbit Hole, a special batch of their famous bronuts (brioche donuts) was coloured pink for breast cancer awareness - they sold 600 during the course of a weekend.

After coming to Australia to study English in 2013, Maria started working at Cargo a year later, and the restaurant had stuck by her through thick and thin, sponsoring her at various times in her bid for a visa.

"They were so patient with me - they gave me the opportunity to work with them even though my English was pretty bad, and sometimes you need that opportunity to show what you can do," Maria said.

"They are my family here and they've been behaving like my family. I don't have words to express how grateful I am."

Cargo wasn't Maria's only supporters - the money and good wishes alike had been pouring in even from people she'd never met before.

And Melbourne's Colombian community had also reached out to Maria to give her whatever they could.

"A lot of them don't know me, and many of them are in the same situation as I am - they're students, or working and earning less," she said.

"Regardless of that, they want to help and they want to send me what they can."

With all profits from their delivered Father's Day sweet and grazing boxes going towards her treatment, Cargo was hoping the community support for Maria would continue.

And Maria was taking the opportunity to stay positive and focus on the good in an otherwise dismal year.

"I'm not thinking about the future, I'm a bit scared in terms of the cancer coming back, but now I just want to finish the treatment," she said

●

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The District expands with new hotel

WORDS BY *Meg Hill*
PLANNING

The District Docklands has announced another expansion to the suburb's mixed-use precinct – the Nesuto Docklands Apartment Hotel.

The \$100 million project by developer and The District owner AsheMorgan was announced on August 13. The 14-level building, which includes 211 apartments, has been designed by prominent Melbourne architects Fender Katsalidis.

The District Docklands CEO George Karabatsos said the new addition would form part of The District's "long-term vision to create a modern urban village".

"The welcomed partnership adds another layer to our expanding community hub where people can live, work and play all in the one place," he said.

"Despite current market conditions, we are confident retail and tourism remains crucial to Victoria's rebuild post-COVID-19."

"The additional \$100 million investment is part of the group's continued commitment to the regeneration of the broader precinct and their ongoing investment in the Victorian economy."

Mr Karabatsos also said the development would "assist

in generating approximately 400 jobs". The apartment hotel will be built at 80 Waterfront Way.

AsheMorgan development director Andrew White said he was confident the precinct would continue to grow.

"The continued investment in infrastructure and regeneration of The District Docklands is purpose built for the future," he said.

"The precinct will continue to evolve into a seamless extension of Melbourne's CBD, a complete offering that attracts both leisure and corporate visitors."

The development will be Nesuto's first Victorian property, joining its existing portfolio of 11 operating, and one in the pipeline, hotel and apartments hotels in Australia and New Zealand. The apartment operator is a subsidiary of Japan's largest home builder – Daiwa House.

Nesuto CEO Mark Ronfeldt said the company's "unique hotel and apartment hotel model" would allow it to tailor its approach to the mixed-use precinct.

Construction is expected to begin in early 2021, with the development due for completion in January 2023.

Development Victoria (DV) welcomed the \$100 million expansion as a signal of "confidence in the economy and Docklands".

"This is a positive announcement for Docklands and the project will be a great addition to the District Docklands' precinct," DV group head of precincts Geoff Ward said ●

EPA investigates "urine-like" smell

WORDS BY *David Schout*
ENVIRONMENT

A Port Melbourne factory has been ordered to investigate a peculiar odour allegedly moving from its facility across into Docklands.

The Environment Protection Authority Victoria (EPA) has told building materials supplier USG Boral that if proven, it must prevent the discharge described by a NewQuay resident as "urine-like".

The smell is alleged to be coming from the company's Lorimer St plasterboard manufacturing facility, on the western side of the Bolte Bridge.

"The notice requires Boral to engage an independent assessment of whether any odour is leaving the site, and if so, to provide EPA with the company's plan to prevent any odours impacting the community," EPA Western Metropolitan Region Manager Stephen Lansdell said.

NewQuay resident Julian Smith has made multiple reports of the "nauseating industrial stench" since January 2019, and was pleased the issue was being addressed.

After making progress with the matter this year, he has spoken with an odour expert at the EPA and had others within his apartment tower share their concerns.

"Whenever I talk to anyone about it they would always say 'yeah, it is a bit stinky around here sometimes,'" he said.

Mr Smith told *Docklands News* earlier this year he first noticed the strange smell when he first moved to the area in 2017.

He said it would infrequently "assail the senses" for about an hour at a time, and would sometimes wake him

up during the night when he slept with his windows open.

While the smell was initially sporadic, its regularity had apparently increased.

"The incidents increased in intensity and regularity through 2019 so towards the end of the year I got fed up. I noticed a correlation between the smell and the appearance of a steam discharge from an industrial area beyond the Bolte Bridge to the right of the pillars from my vantage point."

It is believed the EPA's recommendations include increasing the height of the factory's vertical exhaust and the speed of output, which would both disperse the odour further into the atmosphere and alleviate any potential odours.

A spokesperson for USG Boral said it would work with the EPA to investigate the alleged issue.

"USG Boral confirms that it has received a notice from EPA Victoria in relation to odours potentially emitted from its Port Melbourne plasterboard manufacturing facility," the spokesperson said.

"USG Boral has not received any complaints of odours of the nature referred to in the notice. USG Boral is cooperating with EPA Victoria to identify and assess any such odours and their potential impact on residential areas, together with prevention plans as needed, in accordance with the requirements of the notice."

Odour problems can be difficult to confirm and trace to a source, and the EPA has encouraged anyone reporting odour is encouraged to report it as promptly as possible, with a description of the odour and an accurate location, to assist in investigating its source ●

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Your City of Melbourne Community Update



The City of Melbourne is working with the Victorian Government to roll out a \$10 million support package for businesses

BUSINESSES GIVE BACK

Local businesses – from tiny cafes to major corporations – have come together during COVID-19 to donate goods and funds to agencies that support people experiencing homelessness.

Donations have included more than nine tonnes of food, 750 meals per week, 160,000 face masks, 500 hand sanitiser pumps, 100 laptops and 50 mobile phones.

This goodwill shows how Melburnians step up to support each other in times of crisis, even when so many of us are facing great challenges. Thank you for your generosity.

To find out more about supporting people in need, visit melbourne.vic.gov.au/homelessness or subscribe to Melbourne magazine at magazine.melbourne.vic.gov.au to read more good-news stories.



BUSINESS NEWS

NEW BUSINESS TRANSFORMATION GRANTS

More support is on the way for small businesses doing it tough in the CBD, Docklands and Southbank, where foot traffic has fallen up to 90 per cent due to COVID-19 restrictions.

Earlier this year, the City of Melbourne launched a local economic package to support businesses with grants and rate relief. Now, the council is working with the Victorian Government to roll out an additional \$10 million in support for central-city businesses.

The funding includes \$8 million in transformation grants of up to \$5000 to help businesses adapt and create new revenue streams, and \$2 million to provide mentoring and other support services through the City of Melbourne's COVID-19 Business Concierge Hotline.

Grant applications are now open and close at 11.59pm on Thursday 3 September.

The transformation grants are part of the Victorian Government's \$534 million business support package, which also includes grants specifically for hospitality businesses in the CBD.

If you're a business owner or employee and need information or advice to navigate the business support options available, contact the COVID-19 Business Concierge Hotline on 9658 9658 (press 1 for business).

Find out more at melbourne.vic.gov.au/business

QUICK TIPS FOR BUSINESSES

Diverse sectors are rallying together to offer all kinds of practical support to businesses affected by COVID-19 including one-on-one advice about funding opportunities, work safety guidelines and wellbeing resources.

Here is a snapshot of some key support on offer from the City of Melbourne and other leading agencies.

City of Melbourne support

COVID-19 Business Concierge Hotline

The City of Melbourne's Business Concierge Hotline is here for all businesses affected by COVID-19. Simply phone 9658 9658 and press 1 for business from 7.30am to 6pm Monday to Friday. You can also submit your query anytime online at melbourne.vic.gov.au/business

Business in Melbourne e-newsletter

To receive the latest news in your inbox, subscribe to the City of Melbourne's business e-newsletter, which includes timely information about funding, support, training and ways to connect with the business community. Subscribe at melbourne.vic.gov.au/businessnewsletter

Free promotion

Do you know of a business located in the City of Melbourne municipality that is operating in a new or innovative way during COVID-19 restrictions? What's On Melbourne might be able to offer free promotion through its popular blog and social media channels. Find out more at melbourne.vic.gov.au/marketing-support

Rates Financial Hardship Policy

The City of Melbourne is supporting ratepayers within its municipality who are experiencing difficulty paying their rates, fees and charges due to COVID-19. If you are experiencing financial hardship, you may be eligible for a waiver, suspension or reduction of these payments. Find out more at melbourne.vic.gov.au/rates

Other key support

Victorian Government support

Read about funding opportunities, operating guidelines for restaurants and cafes, how to develop a business continuity and recovery plan and more on the Victorian Government website at business.vic.gov.au/coronavirus or call 13 22 15.

Australian Government support

Find the latest information on financial assistance and other federal support for businesses, tenants, employers, sole traders and more on the Australian Government website at business.gov.au/coronavirus or call 13 28 46.

Safe Work Australia

Make sure your workplace is COVID-19 safe. Find industry-specific information about work health and safety, mental health resources, downloadable posters and much more on the Safe Work Australia website at safeworkaustralia.gov.au



La Petite Crêperie

IN YOUR COMMUNITY

SIX WAYS TO STAY WELL WHILE YOU STAY HOME

Restrictions in place in Melbourne due to COVID-19 affect each of us in unique ways. As we stay home to help stop the spread, it is important for us to take care of ourselves and each other.

Here are a few tips and resources from the City of Melbourne to help you focus on your wellbeing.

1 Make healthy food choices

Eat plenty of fresh fruit and vegetables, and avoid processed foods that are high in fat, salt and sugar. Queen Victoria Market is one great place to access seasonal produce, with some traders offering home delivery.

Many of Melbourne's food businesses have adjusted their operating models due to COVID-19. For help finding healthy and affordable food in your local area, visit melbourne.vic.gov.au/communityfoodguide



2 Stay connected

Social isolation is unsettling for most people, and some will feel this more than others. Be sure to check in with family and friends regularly by phone or online, and keep an eye on vulnerable neighbours.

The City of Melbourne is also running a range of activities online and over the phone for older people, including a community call club, live music and gentle exercise classes. To find out more, call 9658 9190 or visit melbourne.vic.gov.au/olderpeople

3 Exercise daily

Keep moving while the City of Melbourne's recreation centres are closed by using the Active Melbourne app and attending virtual classes, such as yoga and pilates.

Trainers from Melbourne City Baths and North Melbourne Recreation Centre are also running virtual experiences throughout the week, from cooking classes to yoga. Learn more at melbourne.vic.gov.au/activemelbourne



4 Get free entertainment

Enjoy free access to e-books, audiobooks, music, films, online courses, conversation clubs and storytimes (for children and adults) using your City of Melbourne library membership. Find out more and sign up online at melbourne.vic.gov.au/libraries

To keep kids entertained at home, the City of Melbourne has also published a series of videos and activities prepared by local artists. To dive into some creative adventures, including circus skills and juggling, visit melbourne.vic.gov.au/artplay



5 Bring Melbourne to you

Even amid Stage 4 restrictions, much-loved businesses and events across Melbourne are launching innovative offerings, such as virtual concerts and home-delivery of high tea and jigsaws.

To keep up-to-date, visit whatson.melbourne.vic.gov.au and subscribe to the What's On newsletter to receive weekly updates in your inbox.



6 Prioritise your mental health

While it's important to stay informed, it's easy to feel overwhelmed by news about COVID-19. Make sure you only get information from trusted sources, and switch off to give yourself time to relax and recharge.

If you need support, contact Beyond Blue on 1300 22 4636 for short-term counselling and referrals, or Lifeline on 13 11 14 for 24-hour crisis support and suicide prevention services.

To find out more about the City of Melbourne's response to COVID-19, including support for vulnerable people, and temporary closures and adjustments to services and facilities, visit melbourne.vic.gov.au/coronavirus

COMMUNITY CORNER

While many of the City of Melbourne's community facilities, social groups and multicultural festivals are on hold due to COVID-19, Melburnians have found creative ways to stay connected.

In North Melbourne, women from a Spanish-speaking art and craft group have been working from home, sharing photos of their beading, crochet and painting using their mobile phones. They even knitted 30 beanies for people experiencing homelessness, to donate to the Vinnies Soup Vans.

Have you got a good news story to share? Tag the City of Melbourne in your posts on social media, or visit magazine.melbourne.vic.gov.au to read more community stories and subscribe to our newsletter.

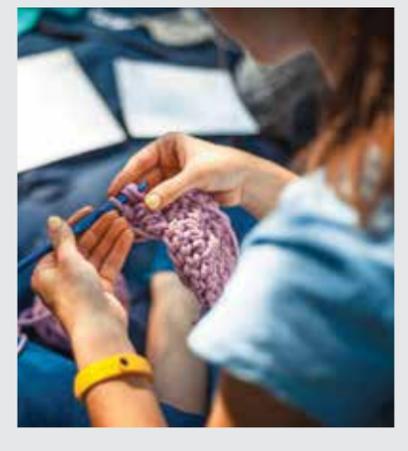


Photo taken before social distancing restrictions

YOUR COUNCIL

Melbourne City Council (from left):

Cr Susan Riley, Cr Kevin Louey, Cr Beverley Pinder, Cr Nicolas Frances Gilley MBE, Lord Mayor Sally Capp, Cr Nicholas Reece, Deputy Lord Mayor Arron Wood AM, Cr Rohan Leppert, Cr Cathy Oke, Cr Philip Le Liu, Cr Jackie Watts OAM.

Council and Future Melbourne Committee meetings have moved online until further notice. The system allows councillors to vote, and members of the public to participate, from their homes. For details, visit melbourne.vic.gov.au/aboutcouncil

Council's vision

Find out more about the Council's shared vision for the city, visit melbourne.vic.gov.au/councilplan

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Corporates commit to Docklands

BUSINESS

Collins Square is a place where the corporates flaunt their brands on the top of the office towers.

There's KPMG, Marsh Mercer, Lendlease, Pearson and Transurban, to name a few.

The towers are empty but these national and global corporations are not silent.

KPMG and Transurban are making predictions about the way Melbourne will look in the future in terms of mobility and housing.

And while most say it's too soon to go public, they are also considering how their own offices will look.

"I've just received a memo from the CEO of the Asia/Pacific," Philip Citowicki, a spokesman for the insurance firm Marsh & McLennan told *Docklands News*. "Melbourne is entirely work-

ing from home. Sydney is 10 per cent. Marsh is committed to staying where we are."

But he also said, "a lot of people are eager to work from home. That means an opportunity not to be in the office."

While management consultancy firm KPMG and development company Lendlease said it was too early to have the debate about how home versus office space would pan out in Docklands, the sociable Amelia Cater, corporate affairs and marketing manager for Lendlease, said, "I can't wait to get back."

She said the deserted buildings were really sad.

"I think it's great to have flexibility but if you like people and like learning from them ... I was thinking yesterday about my colleagues. What if you don't know them?"

She said it would be difficult developing rap-

port working from home. "That's what I miss, the human side of delivering good outcomes."

The lease for publishing firm Pearson, an occupant of converted Goods Shed 1, comes up for renewal in two years and a source close to the company said it was considering relocating to the suburbs, following its split from Penguin.

Some of its employees are talking about working from home and only visiting the office once a fortnight.

Transurban, by contrast, has issued a statement that the company will remain loyal to Docklands and has global research to back up its position.

"While 95 per cent of Transurban staff have been working from home since March we are maintaining our offices at Collins Square and look forward to resuming work there when it is safe to do so," the company said.

Transurban has published mobility trends on the projected uptake of working from home vs from the office and flexible working.

The data has been gathered from 4500 respondents in Melbourne, Sydney, Brisbane, the Greater Washington Area and Montreal.

The majority of respondents (86 per cent) believed they would not significantly increase the amount of time they worked from home following the pandemic.

"Concerns around maintaining relationships, managing tasks that can't be done from home, and separating work from home are key drivers for people wanting to return to the workplace," the survey concluded.

And KPMG, in its analysis of the post-COVID world, predicted that there would be a move away from the small inner urban cottage to a more spacious home in the outer suburbs ●

Neighbourhood house gets six more years

WORDS BY Meg Hill
COMMUNITY

Development Victoria announced in August that it would extend the licence for Neighbourhood Houses Victoria (NHV), operating out of a Docklands' headquarters, for six more years.

NHV has been an important part of the Docklands' community for a number of years, with an office space in Victoria Point.

The licence extension provides operational certainty for the organisation, enabling it to continue to provide support and leadership to 400 neighbourhood houses and community centres across Victoria.

Development Victoria's group head of precincts, Geoff Ward, said Neighbourhood Houses brought people together to connect, learn and contribute to their local community.

"We are proud to work closely with Neighbourhood Houses Victoria and recognise the important work they do not only for the Docklands' community but for wider Victoria," he said.

NHV CEO Nicole Battle said Neighbourhood Houses provided a range of educational, learning and social activities for all members of the community and had continued to offer these services remotely during 2020.

"We are incredibly grateful to Development Victoria for this six-year licence renewal," she said. "This news provides us with great certainty and peace of mind, which is much welcomed, especially during these unprecedented times which have hit the not-for-profit sector particularly hard."

"If there's one thing I think we can all take



▲ Neighbourhood House CEO Nicole Battle.

away from this pandemic, it's the importance of community solidarity in a time of a crisis. Through securing these premises for a further six years, we hope to contribute to the continuing development of the Docklands precinct through providing that community connection that we know is so important."

Neighbourhood House also operates a temporary pop-up service within The District Docklands. It is operated by North Melbourne-based The Centre with the aim to provide much-needed community connection and support for Docklands residents.

Stacey Halls, the pop-up coordinator, said it was great news that NHV would continue to be based in Docklands.

"In the past year the Pop-up Neighbourhood House has brought together members of the Docklands community who continue to support each other during lockdown," she said.

"We look forward to working more closely with NHV in the future in establishing a permanent Neighbourhood House for Docklands." ●

Waiting to see what the next two weeks will bring

WORDS BY Rhonda Dredge
BUSINESS

Typically, a cafe during Stage 4 restrictions puts out a board advertising their take-away menu and hopes for the best.

The Espressoist on River Esplanade has a more complex history and an evolving identity.

The freehold space began as a gallery in 2016 then it added a coffee cart.

Now it's operating as The Bait Shop with takeaway fish and chips for locals and a steady stream of explorers attracted to the location.

Michelle Nielson rode in from South Yarra during the third week of Stage 4 with a mental map of all the good coffee places within five kilometres of her home.

"They've got Inglewood coffee," she said, pleased to find one of her favourite roasters. "It's part of Brentwood."

Also on her list were The Story So Far on Southbank, which was serving a single origin Brazilian with its lattes, and Vacation Coffee in the CBD.

"I think it's still open," Michelle said of Vacation. "I haven't been there for a while. I'm trying not to go out too much."

The location of The Espressoist is its greatest asset, on the river where cyclists can lengthen their rides within the five-kilometre permitted radius and test out their pedals to undiscovered destinations.

Another visitor was Bill Farr, a former art director at *The Age*. "This is my limit from Richmond," he said.

Bill usually goes to Chimmy's in Church St, but like many in our restricted city he is devel-



▲ General manager Taylor McNab.

oping a bigger picture view of the geography.

Taylor McNab, general manager of the enterprise, used to live in Tower 5, a few metres to the east of the Espressoist, but "it took me four years before I noticed it because there was no advertising on this side."

The former Docklander said that the business "was a blank canvas. I feel there was quite a bit of misconception. People didn't understand what was happening."

The coffee cart brought in customers, swelling numbers from two to 300 a day.

"People establish patterns quickly," he said. "When I lived here the whole other side was a paddock."

As new patterns are being forged and businesses are pivoting new ideas, River Esplanade has become attractive to hipsters from Footscray who like the laid-back feel. There's a great track for bicycles and scooters, a grassy knoll for playing ball and even a pirate flag on one of the boats and it's not the *Sea Shepherd*.

During Stage 3 restrictions visitors were arriving by water for their takeaway. Now that option has been ruled out but locals are hopeful they'll be able to return to their boats in two weeks ●

Connect with your local community

The **Docklands Community Hub** is a free online space to connect with fellow Docklands locals, stay in the know, post requests for help, share skills and local knowledge, ask for recommendations, discover local services, classes, retailers, events and more!

This Facebook group is owned by **Docklands News**.

If you're a local resident or business you can join up here:

www.facebook.com/groups/docklandscommunityhub/

f DOCKLANDS
Community Hub





Magnet finding its way

WORDS BY *Meg Hill*
ARTS & CULTURE

This year was looking like Magnet Gallery's best ever, it has turned into its worst. But president Michael Silver said the not-for-profit was making the best out of 2020's unprecedented circumstances.

Based at The District Docklands, the photography gallery is now hosting multiple and concurrent online exhibitions with new virtual gallery software.

"It's really a response to coronavirus, the gallery being closed and the charity having no income, but it's also about helping people in photography," Mr Silver said.

"It means we're not seen as dead, we're still alive and giving people a chance to have their work seen."

Mr Silver said as Magnet was a charity and he and his wife Suzanne worked as volunteers, not taking any income, they had been ineligible for almost all of the grants made available to help struggling small businesses.

"We don't have any paid employees which means we aren't on JobKeeper and being on JobKeeper has been a requirement for almost all of the grants," he said.

"We're just looking at getting through the year. The lovely people at The District Docklands have reduced our rent and because Suzanne and I don't take any money out of

Magnet it doesn't cost us a lot to keep going."

"The virtual gallery gives us the ability to move forward. We're really on a knife's edge all the time but there's exhibitions I can put up now that I couldn't have done in the past so it's really quite exciting."

For the foreseeable future Mr Silver said the program would see Magnet host at least two online exhibitions at once.

The first virtual exhibition was *Light* by David Wayman.

"David is a very prominent musician but he's also our best-selling photographer," Mr Silver said.

"Because he's a composer we have a different piece of music for each photograph and it plays as you walk by. He shoots nature, reflections, sunsets, but does it in a unique way."

The second exhibition – *Ghosts of a Recent Memory* by David Apostal – will run from September 3 to October 4.

"This one is really the opposite world," Mr Silver said.

"It's almost abstract – quite grungy. David was second in the National Portrait Prize a few years ago, there's a lot of depth to his work." ●

For more information:
magnet.org.au



Lyn and Peter celebrate 50 years of love

COMMUNITY

Original Docklanders Lyn and Peter Kelly celebrated their 50th wedding anniversary in their Docklands apartment last month.

While stage four lockdowns meant they were forced to celebrate their very special milestone a little differently to how they may have liked, they were still able to mark the occasion in style

with a lovely dinner at home, complete with champagne.

As some of the first residents to move to Docklands in 2002, owners of the Docklands Private Collection and long-time members of the Docklands Chamber of Commerce (DCC), it was perhaps only fitting that they spent their anniversary together here in Docklands!

From the team at *Docklands News*, congratulations to Lyn and Peter! ●

Victoria Harbour webinar: "Imagine if ..."

WORDS BY *Janette Corcoran*
COMMUNITY

Following the success of the last community forum (and our first webinar!), the Docklands Representative Group's (DRG's) next community forum will be held as a webinar at 6pm on Wednesday, September 9.

The focus is on Victoria Harbour because, as we well know, our harbour is central to the identity of Docklands and its future use will be pivotal in shaping the nature of our precinct (or neighbourhood!).

The goal of the webinar is to bring locals together around possibilities for Victoria Harbour.

To start the session, we have invited three groups to tell us a little more about our harbour – what lies beneath? Is the water healthy? And what about its construction?

Following this, we have invited four local groups, who currently use the harbour, to share with us their vision for Victoria Harbour. And we will see what emerges from this!

Join us on September 9 and be part of the local discussion ●

To register, please visit:
docklands.org.au



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SALVATION ARMY'S MAJ BRENDAN NOTTLE LAUNCHES SPECIAL PHONE SERVICE FOR THE LONELY AND ISOLATED

Major Nottle and his wife Sandra, who run the Salvos' Project 614 program in the CBD, will be available to take calls from 8pm to 10pm weeknights during the pandemic.

"It's not a crisis line, it's not a counselling service. It's simply an opportunity for lonely people to have a chat with a friend," Says Brendan Nottle.

Call the Salvos Friendship Club, we're up for a chat!
03 9653 3277 8pm to 10pm Weeknights.



DOCKLANDER

Rapt with life in Docklands

WORDS BY *Katie Johnson*

Moving from New Zealand eight years ago to settle in Melbourne, Jacqueline Graham had a brand-new city in front of her and unlimited choice of where to live.

“When you don’t have any connections to a new city you have that brief moment where you get to decide which area you want to try out first,” Jacqueline said.

She decided to move into a furnished Docklands apartment, where she spent the next six months exploring Melbourne to see what else the city had to offer.

But after the time was up, nowhere else in the city stacked up to the waterfront hideaway of Docklands, so she made the decision to stay.

“I like Docklands because it’s so central, it’s like a little island in the middle of the city,” Jacqueline said.

“We can walk to Bourke St and we can be in the hustle and bustle of the city in 15 minutes, but when we come back across and the harbour opens up, it’s like a little oasis of calm.”

While working from home for the past few months of lockdown, Jacqueline has been able to appreciate the views from her apartment in Victoria Point more than ever.

“I’ve been lucky in that my work hasn’t been impacted so it’s actually been good to be able to plan a day to go and walk regularly around Victoria Harbour to take a break from all the screens,” Jacqueline said.

“The water itself has that beautiful calming effect and I think it’s important as human beings to spend time with water and feel part of a broader ecosystem.”

In her spare time Jacqueline is also the national president of Business and Professional



Women (BPW)—a membership-based organisation dedicated to empowering, educating and supporting women at work.

For the past few months, BPW’s meetings have all been online which has allowed her to interact with clubs across Australia, New Zealand, Nepal and St Kits and Nevis.

“When I moved to Melbourne eight years ago I was looking for some connection to the local community and I met a woman who was part of BPW Melbourne and found that community of women really empowering and inspirational,” Jacqueline said.

“Due to COVID our working days have become more fragmented, so it’s been easier to organise international meetings at 10 or 11 at night, where we can collaborate and learn from each other.”

Jacqueline and her husband share their birthdays with the City of Melbourne on August 30, which would usually coincide with a re-enactment of the arrival of the First Fleet at Victoria Harbour.

But with no events running this year, they’re celebrating by staying in and ordering in from Pastuso.

As Docklands lovers though, staying in, enjoying the harbour views and sampling the cuisine Melbourne has to offer is the perfect birthday celebration.

“We got married on the MV *Victoria Star* cruising in the middle of the harbour, so it’s definitely my favourite part of Docklands,” Jacqueline said.

“So, our birthday celebration will be having our own Peruvian feast in the apartment, which will be quite special.” ●

HOUSING ALL AUSTRALIANS

Housing for all makes “good business sense”

Welcome to the second of our series which will attempt to explore the role that housing can and should play within Australian society and why it is important to our economy that we house all Australians, rich or poor.

This series intends to draw on a range of perspectives centred around housing and homelessness. We will hear a range of views from business, the not-for-profit sector and hopefully government, as to why they believe housing is an important social and economic building block for Australia’s future prosperity.

This month we have asked Peter Mares, author of *No Place Like Home* and lead moderator at the Cranlana Centre for Ethical Leadership, to share his thoughts around why the objective around housing all Australians should be considered an economic imperative for Australia ...

Homelessness takes many forms and has many causes: an abusive partner forces a mother and her children to flee to a refuge; a teenager couch surfs because his parents won’t accept that he is gay; a casual worker gets injured and is evicted for rent arrears; an older woman sleeps in her car after a marriage breakup leaves her destitute; an older man with a mental illness ends up on the streets.

Yet despite its diverse manifestations, homelessness is a problem with one simple solution — a decent, safe, affordable home.

To reduce homelessness, Australia needs an increased supply of long-term rental housing at prices people on low incomes can afford. Key workers in low-wage sectors like childcare or aged care need a discount on prevailing market rates; tenants on government payments like the aged pension need rents set at no more than 30 per cent of their income so they have still enough money for essentials like food and heating.

We know from Anglicare’s rental affordability snapshot that the private market doesn’t provide sufficient housing of this kind, and we cannot expect it to. Landlords won’t lease properties at rents that don’t cover costs like rates and interest payments. Developers won’t build apartments that don’t generate enough rent to turn a profit.

This is not a new insight. It was recognised in 1942 by two Melbourne social reformers, accountant and lay Methodist preacher, F. W. Barnett and solicitor and company director Walter “Ossie” Burt. Their book *Housing the Australian Nation*, remains remarkably relevant almost 80 years later.

“Everyone knows there is a housing shortage,” they wrote. Today, we might say, “everyone knows there is a housing shortage, for Australians on low incomes”.

From this Barnett and Burt drew two conclusions. First, that private enterprise had been “unable to overtake the housing shortage” and second that if people are too poor to give private enterprise the financial inducement to build homes, “then the government must come to the financial aid of the people ...”

We can draw same conclusions today. Business cannot end the current shortage of housing shortage for Australians on low incomes because they cannot pay enough rent to give the private sector the incentive to build.

Where the market fails, government should intervene. Barnett and Burt called for a national housing scheme, which is what we got after World War II. The current crisis demands a

similar level of ambition.

But tackling homelessness is not just a worthy cause — it is sound economic policy that benefits the entire society.

Large-scale public investment to build homes people can afford is an ideal way to help the economy weather the COVID-19 downturn. The federal government’s Homebuilder package may assist tradies and contractors who do renovations or build new houses on city fringes, but it will do nothing to save jobs in higher density residential and commercial development, a sector that is facing collapse. Master Builders Australia and the construction union CFMEU don’t agree on much, but both think that government investment in social housing is the right policy for our times.

The not-for-profit community housing industry has a detailed \$7.7 billion plan to build 30,000 new affordable homes for renters. SHARP (the Social Housing Acceleration and Renovation Program) would create 18,000 full time jobs every year for four years.

While Canberra says housing is a state issue, only the federal government can finance a package of this size.

Besides, funding for affordable homes should be seen as an investment, not a cost. Finland, for example, has all but eradicated homelessness, partly by converting crisis accommodation into permanent housing. Why go to the expense of putting people up in overnight shelters or hotel rooms, when it’s cheaper to find them a permanent home? According to a recent study, moving someone out of homelessness in Finland saves

an average of €15,000 (A\$25,000) per person per year, including through reduced spending in the health and justice systems, and pays for itself in seven years. If secure tenure in an affordable home helps people into the workforce, the savings are even greater.

Now that makes good business sense.

I hope you found the above perspective by Peter interesting and insightful. While what was said may not align with our view of the world, we all need to listen and digest what is said by others in order to find common ground. This is why we are focusing on the fact that the provision of shelter is a fundamental human need (not human right) and without that need being met, we have unintended social and economic consequences that will span generations. As I said in my first article, doing nothing is NOT AN OPTION! We need to act and we need to act now. All of us need to be part of the solution so please feel free to write to me with your thoughts: info@housingallaustralians.com.au ●



Rob Pradolin

FORMER GENERAL MANAGER AT FRASERS PROPERTY AUSTRALIA AND FOUNDER OF HOUSING ALL AUSTRALIANS (HAA)

INFO@HOUSINGALLAUSTRALIANS.COM.AU

This too shall pass



While stage 4 lockdown has presented residents with numerous challenges, as in all situations there have indeed been positives.



I have surveyed fellow Victoria Harbour residents and asked two easy questions, “what is the best” and “what is the worst thing about the lockdown”? I was delighted to receive the responses and learn that everyone had as many positives as negatives.

Working from home seems to suit most people. For banker, Dr Wyant Shi, this means not having to spend time selecting office attire and getting dressed for work. What’s not to like about working in your trakkies or PJs? When there is a Zoom meeting how many of us just ensure we are presentable from the waist up, wearing our business jacket over our casual clothes. Maybe also there is a realisation that the old adage “clothes maketh the man” really does not apply. We can all be highly productive in whatever we chose to wear.

Another positive is that the lockdown provides countless opportunities to explore our creative side. Some residents tell me they are re-discovering their love for painting and drawing and how lucky we are in Victoria Harbour that our ever-changing views, sunsets, stormy skies and bird life present countless opportunities for creative inspiration for the budding artist. Maybe we can even initiate a COVID “create from home art prize” ... how about it, City of Melbourne?

Further pluses are spending time with family, whether that’s playing board games with your

family, or catching up each week by Zoom. Who would have thought that despite the inability to leave home we are actually seeing more of each other than ever before? Another resident Sam told me that having a baby in 2020 has meant she and her partner had not missed a single moment of their little girl’s development and she was joyous at the opportunity to be at home with both her child and her work-from-home husband.

As for the negatives? Well while we are loving the online movie opportunities, some people are aware that their screen time has gone up perhaps a little too much and how easy is it to continue watching that great new release on Netflix rather than actually starting work?

That said, I want to give big shout out to our ABC in providing us with the option to watch some brilliant Australian movie content. For those not familiar with ABC iview, it’s a free ABC platform, just go to: iview.abc.net.au

You can search their movies, I have enjoyed re-watching *Strictly Ballroom*, *Muriel’s Wedding* and *My Brilliant Career* and also watched a few movies I have always meant to watch but never got around to. One I would highly recommend is *South Solitary* and maybe this one is especially appropriate in these days of iso. While not spoiling the story, it’s about an unusual relationship that develops between two somewhat broken people post WWI. It’s beautifully shot and has a simple but powerful script.

Also, on iview are some wonderful feel good programs, like *Anh’s Brush with Fame*; if you have not seen it, have a look! It features artist Anh Do who interviews “famous” Australians and while he is talking to them, he paints their portrait. It is an evocative presentation of seeing inside the essence of people. I especially loved the episode on cyclist Anna Meares.

Kieren, who responded to the survey, really enjoys working from home and he continues to edit videos and develop websites. He likes the slower pace and being able to work in casual clothes at hours that best suit his body clock. He also enjoys playing video games with people from all over the world. For Kieren, the worst thing about the lockdown is not being able to drive to the beach or drive anywhere for that matter.

Michael, who also responded to the ques-

tions, misses going to the footy at Marvel Stadium, and tramping to the MCG to catch an AFL game on a sunny afternoon. A runner, he also misses a long run from Docklands to the Tan Track and back and he was hugely disappointed with the cancellation of the Melbourne Marathon.

There are of course more serious and tragic negatives. One Victoria Harbour resident has commented on the grief experienced at the death of a loved one and then the double impact of immense sadness in not being able to plan a proper funeral. Once we move beyond COVID-19, it is likely that there will be many families arranging post lockdown celebrations to more appropriately recognise the passing of loved ones. Likewise, grandparents and other family members have not been able to welcome newborn members of their families into the world. Again, once we get past this, we will be able to organise family gatherings to celebrate new life and also new unions. We have all missed seeing jubilant newlyweds having their photos taken on the Promenade at Victoria Harbour.

Lea mentioned a positive from the lockdown in terms of the emergence of better food delivery options. No longer does the cook’s night off have to involve a pizza delivery, we can now enjoy restaurant quality meals from countless dining options from within and beyond Docklands with cuisines from an ever-increasing range of culinary cultures.

It has become a bit of a cliché to talk about the “new normal” post COVID-19, but maybe this new normal will bring more positive change. This might include a greater appreciation for all family members, young and old; a more relaxed attitude to work and more flexible working arrangements, and an enhanced awareness that we live in a truly beautiful place - our Victoria Harbour.

Hang in there, this too shall pass ●



Stella M. Barber

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OWNERS’ CORPORATION LAW

COVID Q&A: Private renovations, cladding rectifications and nuisance from pets

Question: The apartment next door to me is being renovated during COVID-19...

The builders are there all day banging on their tools and using their power tools. Maybe this wouldn’t be a problem during normal times, but myself and my partner are working from home, with our toddler. The building manager says the renovations may proceed because the works started before Stage 4. What can we do?

Answer: A lot within a residential tower is not permitted to undertake renovations, unless the entire residential tower is vacated for the tradespeople and builders to undertake their works during the period of Stage 4 restrictions.

Therefore, the building manager is incorrect, and it does not matter that the renovations started before the Stage 4 lockdowns.

At present, trades people and builders can only enter the building and attend a lot to make emergency repairs. More information can be found about this at the Department of Jobs, Precincts and Regions website.

Question: In the building where I rent, we are having cladding rectification works done. One entire side of the façade is covered in scaffolding, and builders are on site carrying out cladding rectification works while people are still living inside. Is this legal and do I have to let them into my apartment to do works?

Answer: Cladding rectification works have been classified as permitted by the Victorian Government during Stage 4. As such, the building works on the neighbouring building may continue, even with residents still living in the building.

Cladding Safety Victoria (CSV) has a COVIDSafe Plan in place and all staff and contractors on authorised sites are required to have a permit under the state government’s permit scheme. The contractors are also required to have their own COVIDSafe Plan.

The COVIDSafe Plan includes requirements for hygiene and face coverings on site, physical distancing, precautions around shared facilities and the use of shared tools, plant and equipment and the use of personal protective equipment (PPE).

The contractors are only entering apartments where the occupier has given their consent and it is safe and absolutely necessary to do so. The contractors are also ensuring that workers wear appropriate PPE when they carry out this work in line with a COVIDSafe Plan.

For buildings with construction works underway, workers are required to maintain appropriate physical distancing on worksites, as is the case with all construction sites

Question: There is a dog that is kept on the balcony above my apartment. It barks and howls frequently during the day and seems distressed. How do I escalate this with the owners’ corporation (OC), as my emails and phone calls

are ignored?

Under the model rules for an OC, there are restrictions placed on all owners and occupiers to not make unreasonable noise and nuisance which is likely to interfere with the peaceful enjoyment of other owners and occupiers.

Your particular building may also have registered other specific rules that might deal with dogs and pets.

In any event, the next step is to make a complaint to the OC using the approved form downloaded from the Consumer Affairs website. The committee of the OC will then be required to decide about whether to hold a grievance committee meeting to seek to resolve the matter with the occupier of the lot that owns the dog. Otherwise the committee could decide that it will not do anything about the noise and nuisance. The committee must give notice to you that it has decided to do nothing about the complaint. If it does, then you are able to take this to the Victorian Civil and Administrative Tribunal (VCAT) to seek a formal order in respect of the barking dog and the resulting nuisance ●



Tom Bacon

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Four steps to minimise work from home postural pain

With Docklands still in stage 4 lockdown, the team at Docklands Health is both living and seeing the consequences of the harshest lockdown in the country on people’s physical wellbeing.

As lockdown drags on, the physical and psychological impact is mounting. Stress, anxiety, and unhealthy working-from-home set-ups are having a negative impact on people’s bodies and issues with pain are increasing.

This combines with new data being released this week revealing a sharp rise in the number of Australians experiencing spinal health injuries as a result of working from home with 75 per cent of Australians experiencing pain such as back and neck pain as well as headaches since the COVID-19 pandemic began. For one in four Australians, this is new pain never experienced before.

In Victoria alone, more than a third (36 per cent) of those working from home have experienced back pain since the start of the pandemic and social distancing restrictions came into play. With no reprieve for Melbournians for another few weeks, and possibly longer, the impacts being felt are becoming more pronounced.

A quarter of those experiencing pain admit it impacts their performance at work (25 per cent) and a third reveal they find it more difficult doing everyday household chores (33.5 per cent). One in 10 reveal their pain prevents them playing with their children (11.5 per cent) and a further one in 10 confess it negatively impacts their sex life (11.8 per cent).

Follow this simple STAR four-step program:

Set up your workstation: get the ergonomics right

Sit with your feet flat on the ground with your hips slightly higher than your knees. Your arms should be relaxed and by your side with your elbows at 100 – 120 degrees. If you have access to a stand-up or vari-desk, this certainly can help.

Tidy your desk: separate your keyboard and mouse from your screen

It’s simply impossible to have good posture while working from a laptop. Either use a desk-top or add a separate keyboard and mouse to your laptop so you can elevate the screen to eye level, while keeping the keyboard and mouse at hand level.

Assess yourself

A common and simple exercise to assess whether you are experiencing increased spinal or neck pain is to turn your head 90 degrees to the left and 90 degrees to the right. If you notice pain, please do reach out to your local team at Docklands Health – our practice remains open.

Rest: take regular breaks

In a typical work environment, people will get out of their chair often during the day to talk to a colleague. Depending on your home environment, you may not necessarily have these cues to move. Commit yourself to getting out of your chair at least every 30 minutes to move and do a few stretches. The Straighten Up app is a great guide for some useful exercises. These regular movements through-out the day should be an “add on” to your one-hour daily exercise ●



Dr Mike Edgley

CHIROPRACTOR

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MARITIME

Reflecting on the power of our docks

Maritime trade has been one of the enablers of Melbourne's astounding prosperity over the past two centuries, primarily from your neighbourhood - Docklands.

So, it's both heartening and fascinating to note that, amid all the COVID-19 economic negativity, one industry sector which has continued to flourish is maritime trade.

All levels of government recognise our ports and freight supply chains as critical elements in the economy. Docklands is playing an important role in keeping the national economy buoyant.

The Port of Melbourne functioned as a maritime trade gateway long before the Melbourne Harbour Trust (MHT) was founded, but the creation of MHT in 1877 was a major step forward. The MHT was formed to develop and manage the growth of the burgeoning Port of Melbourne, and it oversaw the construction of Victoria Dock (now Victoria Harbour) as an artificial basin between 1889 and 1892. At the time it was the second largest excavated dock in the world. If you'd like to know more you can access a truly fascinating timeline charting Docklands' maritime trade heritage at: portofmelbourne.com/about-us/port-history/timeline/

All Docklanders will be aware of how Swanson Dock looks today but you may be less familiar with the fascinating story of how it evolved over a period of 50 years to become the epicentre of Australia's international container trade. Former marshlands were transformed into a highly-automated "A1" cutting-edge con-

tainer terminal.

Swanson Dock was named after Victor Swanson, considered a brilliant and far-sighted MHT engineer, who ultimately became its chairman. In 1965, after a study of leading international ports, Swanson foresaw in his annual Review of Operations "that 'general cargo' will gradually be stowed, handled, shipped and transported on land at both ends as unit cargo and containerised cargo". Just four years later, in 1969, Swanson Dock opened. How right he was!

The Victorian Government privatised the Port of Melbourne in 2016. Four shareholder-owned companies now have the benefit of 50 year leases - QIC, Future Fund, GiP and OMERS. See portofmelbourne.com/about-us/leadership/shareholders/

Maritime trade is an intensely competitive industry in which numbers really matter - and they are very big numbers! For example, on June 26, 2020 the Port of Melbourne welcomed the largest (by maximum capacity) container vessel to ever call at the port - the CMA CGM Ural (admittedly, not the most romantic of names).

The Port of Melbourne also recently reported some impressive 2019-2020 statistical comparisons: total container volumes (full and empty) were up 7.2 per cent; full overseas container imports were up 12.8 per cent; full overseas container exports were up 7.2 per cent; and dry bulk shipments up 26.6 per cent in cement, fly ash and manufactured fertiliser (despite no June grain shipments).

Two of Australia's major stevedoring and freight supply chain companies are engaged in this "heavy lifting" at the Port of Melbourne. The operations of DP World Australia are Australasia's largest maritime hub for containerised, automotive and general cargo. In fact, the Melbourne business is the largest container



terminal operated by this global company. See dpworldaustralia.com.au.

Patrick Terminals within the Port of Melbourne has been recognised by the Australian Bureau of Infrastructure, Transport and Regional Economics (BITRE) as the best performing terminal in the port, outperforming competitors by more than 10 berth moves per hour. patrick.com.au/locations/patrick-terminals-melbourne/

After the privatisation of Melbourne's port operations, the state government retained authority over aspects of port management through the Victorian Port Corporation Melbourne (VPCM). VPCM provides information and advice to ship's masters, shipping agents and owners to facilitate the safe and efficient operation of all shipping within the port waters.

The sophistication, scale and efficiency of Melbourne's port activities reflects the dedication of thousands of Victorians involved in servicing our state's supply chains, and we should all be proud of what has been achieved.

Mission to Seafarers - Maritime Centre proposal

There is another piece of our port infrastructure - with a long history - that we will soon be hearing much more about. The historic Mission to Seafarers building, located on the north bank of the Yarra River in the heart of the "Seafarers Precinct", is an important landmark within Docklands. It is about to "come alive".

Last week, councillors of the City of Melbourne unanimously endorsed the commitment of funds to support preparation of a feasibility study to establish a Maritime Centre

at this iconic building, which is heritage-listed and owned by the state government. The study will be co-funded by the state government and the council. It is envisaged that this Maritime Centre will continue to provide welfare services to seafarers and maintain the marvellous Mariners Chapel. There will also be space for maritime exhibitions, educational activities and celebration. To learn more about the Mission to Seafarers see missiontoseafarers.com.au/history/

Melbourne's "Heritage Docklands" are extensive and unrivalled anywhere else in Australia. They extend upstream and downstream from Seafarers Rest Park and the Mission to Seafarers building. Other Docklands precincts include South Wharf, Collins Wharf, Australia Wharf, Queens Wharf, Victoria Harbour, Yarra's Edge, the Bolte West Precinct and New Quay, and they extend beyond the river to the estuaries and creeks downriver, up to where the Yarra finally meets the bay.

The Mission to Seafarers/Maritime Centre redevelopment proposal is a vital next step in our shared quest to genuinely recognise the significance of Melbourne's Docklands and its trade heritage ●



Cr Jackie Watts

CHAIR OF MELBOURNE MARITIME HERITAGE NETWORK AND COUNCILLOR AT THE CITY OF MELBOURNE

CHAMBER UPDATE

A snapshot ...

The Docklands Chamber of Commerce (DCC) speaks to the movers and shakers weekly and sometimes daily.

Our relationship with the Lord Mayor and all of the councillors is brilliant, not to mention state bodies like Development Victoria. But it's hard to get across just how devastating these lockdowns are financially and now mentally. In a small snapshot:

- Docklands is currently down on average some 110,000 workers/visitors daily.
- More than half of the short-term residents - students and workers - have left the precinct during this time.
- The Docklands real estate market generally averages a little over 100 vacant apartments. There are currently more than 1100 being advertised, the great majority at 50 per cent of normal leasing rates.
- More than 90 per cent of our member businesses are either closed or heavily affected by the restrictions.
- Almost 20 per cent of our member businesses aren't looking at re-opening

Personally, I was a slow adopter to the devastation of COVID-19. It was an inconvenience at first. I wasn't able to go and have a drink or a meal, I couldn't visit the gym and my personal business was on hold. That personal business no longer exists and I can't see it returning, I'm one of those 20 per cent.

It's no longer an inconvenience. This is now life and I like everyone else am coming to terms with the next repercussions - the mental side effects. Not having a social life. Not seeing friends and family. Not being able to sit out in the sun and enjoy these remarkable early spring days.



This is now life and I like everyone else am coming to terms with the next repercussions - the mental side effects.



So, this is an update with a difference. Although everyone is behind a mask at present please don't forget you are a human being.

You once shared a smile and a hello as you walked past someone, you can still do so with your eyes and your voice.

And lastly, think local, support local. I know all too well how hard our businesses are doing it right now. Your small support might just be the difference ●



Shane Wylie

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10 YEARS ON

Looking back at Docklands News - 10 Years On

SEPTEMBER 2010 | ISSUE 57 |

DOCKLANDS NEWS

New Southern Star revealed

The new-look Southern Star Observation wheel has been publicly revealed for the first time exclusively to Docklands News.

The new wheel will have the same overall dimensions as the previous structure, which failed in January 2009, but has new internal geometry.

The design is more elegant, sleeker and far less complicated than the old wheel, which was decommissioned after only 40-days' service due to cracks appearing in structural cross members.

Gone is the central hub and splayed supports where the spokes of the previous seven-pointed star met the outer wheel structure itself. The spokes of the new wheel are diamond shaped rather than square in cross-section - revealing a "star within a star".

Its new clean lines will cut a far more imposing back-drop to the north-western edge of Docklands than its predecessor.

The new 120-metre tall structure is expected to open for business next year. All the new steel has arrived and fabrication work is being underway at two locations in Victoria and one in Tasmania.

Sanoyas Hishino Meisho Corporation is undertaking the reconstruction under warranty. The Japanese corporation has engaged a worldwide group of expert engineers including Arup, Aurecon, Hyder Consulting, Pitt and Sherry, Robert Bird and Associates and Brown and Tomkinson.



Three kilometres of LED lighting destined for the wheel has arrived and most of it will be installed while the structure is on the ground.

The installation of construction site hoardings and application of protective coverings to the wheel piazza, walkways and support buildings has been completed and foundation works for the new design are complete. An upgrade of existing cabins has also been completed ●

HISTORY

An apple a day keeps the docks busy

For any fruit-grower in the 1900s, hoping their hard labour would pay off with big overseas sales, this scene (taken around 1908) would've been a nerve-wracking time.

Regardless of whether the apple was a Jonathan, a Cleopatra, an Annie Elizabeth or a London Pippin, each apple was thoroughly inspected at the Melbourne Docks before being shipped to overseas markets.

By the 1900s, the Docklands area had become a hive of activity due to both the excavation of the Coode Canal in the 1880s and the opening of Victoria Dock in 1892. These developments allowed access for bigger ships to deliver their larger cargos directly into Melbourne. The docks were also dealing with goods for export arriving through the neighbouring Spencer Street Station. The cargo would then be sent on a multi-week trip by sea to Britain or our other trade partners where Australian produce was usually in high demand.

By 1908, more than £19 million worth of produce (or more than \$2.8 billion today) had been exported from Victoria though the state's apple industry faced stiff competition. Writing for the Department of Agriculture's *Journal of Agriculture* in 1908, senior inspector for imports and exports J.G. Turner noted that despite the UK importing foreign fruit valued at more than £9 million (or more than £1 billion today) by 1905, Victoria only "contributes only one case out of every thousand". With Turner also warning of emerging competition from the Cape Colony (South Africa) and the Argentine Republic, it was necessary that Victorian apple-growers grow the finest quality fruit to gain a competitive edge.

At the time, the handling of fruit and other food exports in Victoria was determined by several laws. Inspection of produce and other food products was covered by the Victorian Parliament's *Exported Products Act 1898*, and

the federal government's *Commerce (Trade Descriptions) Act 1905*. Under the latter, a customs officer had privilege to investigate cargo, take samples, and penalise up to £100 if there was a false trade description concerning the goods. Meanwhile, food under the 1898 Act had to be approved with a certificate that guaranteed it was disease-free, with any false certificates resulting in a 12-month stint behind bars. Another law was Victoria's *Fruit Cases Act 1906*, which not only determined the size of packing crates, but that they had to be marked with the producer's name and address and their quantity (usually one "imperial bushel").

This latter law is evident in this photograph where the boxes reveal the apples to be from Harcourt, which had been known for its orchards since the 1850s. By 1886, England had taken notice of the small town, after James Lang's apples were awarded a silver medal by the Royal Horticultural Society of England during a Colonial and Indian Exhibition. By the 1930s Harcourt was exporting around 400,000 cases of apples and pears outside Victoria each year. Even wartime didn't stop Harcourt from reminding our troops of home, as was the case with Sergeant Albert Ball. *The Bendigonian* on July 18, 1918, features a letter from Ball (in France) to J. Warren of Harcourt on a delivery of apples he received. Other than some "slightly withered" Jonathans, he praised their quality, remarking they were "absolutely splendid, and most delicious."

To make sure the fruit was able to pass the inspector's seal of approval in both colour, size, and lack of disease, many factors had to be considered. Turner's 1908 article also lists the many ways the fruit's quality could be maximised

▼ Photo caption: Inspecting fruit before export, c. 1908. Credit: RHSV Collection: PH-120057.



for export. This included cooling the fruit in the shade to avoid condensation and avoiding cutting off the stems which would allow "germs of decay to enter". It was recommended that apples were wrapped in tissue paper and their stacked, well-ventilated wooden crates were to be covered in shaved paper or "wood-wool" to minimise bruising and direct handling. However, even the finest packed apples were not guaranteed to return a profit. Reporting on a failed export season for 1907 in the *Journal of Agriculture*, inspector Ernest Meeking blamed the quantity of competing fruit, the comparative inferiority of Victorian fruit, and England's cold weather after Easter causing a low demand for fruit. Meeking also identified that ships needed to take better care of their refrigeration facilities, as fluctuations in temperature could affect the quality of fruit.

When this photograph was taken, Docklands was just about to embrace refrigeration, an emerging technology in food storage. 1911 saw the construction of a new government cool store along the north side of Victoria Dock. When it opened in 1914, the *Bendigo Advertiser* reported that their 310,000 cubic feet (8778 cu-

bic metres) of space could hold "155,000 boxes of butter, or 140,000 carcasses of mutton and lamb, and 105,000 cases of fruit" and had a refrigerating plant powered by 11 electric motors. This received opposition by the fruit-growers, who complained that pre-cooling the fruit would shorten their export season, and likely disrupt the quality of the fruit. Regardless of what the growers believed the cool stores remained a staple in preserving meat, dairy and fruit goods for the next seven decades (despite a fire in 1937), until its closure in 1978 and its eventual demolition.

And all the while, lots of Inspector-approved crunchy, juicy bites were taken across the globe thanks to the growers in Harcourt and the inspectors at the docks ●



Ashley Smith

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SKYPAD LIVING

Do COVID-19 clouds have a silver or red lining for vertical villages?

During the past four months Consumer Affairs Victoria (CAV) has registered nearly 26,000 reduced rent agreements.

Now the timeframe for the supporting moratorium has been extended, with the state government announcing that rental increases and evictions (for both residential and commercial tenants) are suspended until December 31, 2020.

However, while this brings relief for many tenants, the Property Council of Australia cautions that this extension "will push many landlords to their limits or beyond".

This is of concern to our vertical villages as typically more than half of all apartments are rental properties, which means a significant number of owners may be severely financially impacted. Add to this the financial challenges that owner-occupiers are encountering, and it is unsurprising that apartment owners are asking that if they, too, can have some relief - such as a discount on their owners' corporation (OC) fee. After all, pools, gyms and other facilities are closed.

The short answer to requests for OC fee discounts is a (qualified) "no".

And the reasons for this are:

First, the harsh reality is that while we can't access our gyms, pools or courts, our vertical villages continue to incur major operational expenses. In fact, closing these facilities yields few, in any, savings. Equipment leases, for instance, still need to be paid and cleaning staff have typically been reassigned to other high-touch areas. Indeed, some buildings will likely have incurred additional costs during

COVID-19, such as increased cleaning (including deep cleans), installation of new hand hygiene stations (and their contents) and additional security (with some buildings opting for 24-hour concierge coverage).

Secondly, regulations do not support "fee discounts". As we know well, our OCs are not-for-profit entities, with OC fees set at a level to meet the budget. These budgets are presented and voted upon at the annual general meeting (AGM). This means that there is little scope to vary fees as the budgets (upon which OC fees are based) have been passed by resolution at the AGM.

However, reality trumps all and if finances are tight and there is not enough money to pay for contracted goods and services, then other options need to be considered.

Here are four.

1. Negotiate owner's payment plans - while discounts can't be given or fees waived, OCs can enter into agreements for scheduled payments. This is a win-win as it decreases owners' stress and the OC receives some funds (albeit over an extended period).
2. Reschedule planned maintenance - to the extent that it is safe to do so, works can be delayed to better match cash flow. However, there may be some impending large expenses (such as cladding removal) that may throw a spanner in these works!

3. Access external funds - OCs have the power to borrow money (with approval) or access a line of credit which could cover unpaid levies until received. However, this does mean that owners (who pay on time) will contribute to the interest charged for these loans (although penalty interest could be charged solely to the late payer).

4. Renegotiate existing agreements - similar to the advice given to residents, OCs need to talk to their suppliers, including insurers, utility providers and management companies, about better offerings. You might recall I reported upon the experience of an inaugural chairperson, Jamie Tarling, who, with the committee, had to deal with contractual arrangements put in place prior to the committee's formation. This included long-term contracts (up to 90 years' duration) and some with annual increases three times higher than inflation. This committee was able to negotiate a decrease in their annual fixed costs by \$120k without compromising amenity.

Tom Bacon from Strata Title Lawyers sees great merit in this strategy to renegotiate, making this point strongly at the Docklands Representative Group's (DTG) June webinar when he noted that many OCs were locked into non-competitive service agreements.

Mr Bacon said high-rise dwellers would often discover they were caught up in lengthy

contracts they did not know existed. His advice was that now was the time to start renegotiating as service providers were primed to engage around financial hardship.

As regards how to start, here are some steps.

- Form a sub-committee and identify your big-ticket items.
- Draw up a renewal schedule for the next 12 months, taking special note of multi-year agreements (any 25 year contracts?). Review contracts falling due, taking particular care to investigate fees and commission payments, including identifying relationships between the organisations receiving these payments (i.e. are they associated with your other suppliers?).

Talk to your peers (i.e. other OCs) and discuss their experiences. Get quotes, at least three if possible. Then start to negotiate. And finally, share your insights with your peers in other vertical villages.

Who knows, maybe this could be the start of vertical village group procurement! ●



Dr. Janette Corcoran

APARTMENT LIVING EXPERT
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WE LIVE HERE

Airbnb CEO “has mucked it all up”

Airbnb has reportedly taken a \$1.5 billion hit in the COVID-19 pandemic. Embattled CEO, Brian Chesky, is reported to be living with his mum again, bemoaning, “it felt like everything was breaking at once”.

Perhaps the short-stay behemoth's financial predicament prompted a sudden awakening in the uncharacteristically morose Mr Chesky, who mused wistfully about regressing Airbnb to its genesis as a couch-surfing platform.

In an interview published by *The Sunday Times* this month, the Airbnb CEO was reported as saying, “We grew so fast, we made mistakes. We drifted. We really need to think through our impact on cities and communities.”

Chesky was further quoted as saying the COVID-19 pandemic is “a reset for everything and everyone. Airbnb needs to change. We need to go back to basics - to what really made us successful in the first place.”

Sadly, this illuminating insight is unlikely to reset Airbnb's moral compass.

High-rise apartments “vertical cruise ships”

Julian Rait OAM, president of the Australian Medical Association Victoria, has described how COVID-19 can spread easily through high-rise towers and apartment blocks.

This enormous epidemiological risk has given rise to the expression “vertical cruise ships of pandemics”.

Recalcitrant short-stay operators are therefore compromising the safety of residential buildings by continuing to advertise during the Stage 4 lockdown.

Most commercial short-stay operators have closed shop, with many apartments reverting back to long-term leases or have been sold; with residents in many high-rise strata communities throughout Melbourne rediscovering the “quiet enjoyment” of their homes.

Just a few diehard rogue operators are flagrantly breaching COVID-19 restrictions that are arguably the most important safety protections that high-rise buildings could have.

The government has said it is working on this loophole and we are impatiently awaiting meaningful action.

If you see any illegal short-stay activity in your apartment building, report it immediately to the Police Assistance Line on **131 444** or online at onlinereporting.police.vic.gov.au

You can also contact We Live Here if you require any advice or assistance.

Short-stays will endanger the COVID-19 recovery phase

It has become axiomatic that there will be a “new normal” following the lifting of Stage 4 lockdown restrictions.

Undoubtedly, the putative new normal will not be able to accommodate the return of commercial short-stay operations in high-rise residential buildings.

In this pandemic-afflicted era, common areas and compact spaces in busy lifts are simply incompatible with a high-volume turnover of “guests” in whole-apartment short-stays.

The state government needs to act now to frame regulations to mitigate the very real possibility of apartment short-stays triggering another pandemic outbreak.

Nobody wants another lockdown. Don't let apartment short-stays cause the next outbreak.

Cladding: building tally reaches 550

Cladding Safety Victoria (CSV) has advised We Live Here that more than 550 buildings across Victoria have now been referred to CSV, an increase of about 60 in the past three months.

CSV has met with more than 400 individual owners' corporations (OCs) who have entered the program to discuss how they can assist in the process of cladding removal on their building.

More than 250 buildings have now been inspected and more than 100 independent project managers (IPMs) appointed to manage individual projects.

CSV told We Live Here that it was confident of having 100 buildings with rectification works in progress by the end of the year.

Fast-tracking of program

The Victorian government announced in June that it would bring forward funding to fast-track the rectification works to remove more cladding from apartment buildings sooner and support the construction industry in the wake of COVID-19.

To achieve this, CSV has reached out to a number of original builders that represent a substantial number of buildings already in the program; to date, there has been no indication of how many original builders have been approved for the program.

Stage 4 COVID-19 restrictions

Cladding rectification works have been classified as permitted works by the state government under critical state works throughout the

Stage 4 lockdown.

CSV has a COVIDSafe Plan in place and all staff and contractors on their sites will have a permit under the state government's permit scheme. Their contractors are also obligated to have their own COVIDSafe Plans.

Comment from We Live Here

While it is reassuring to learn that the cladding rectification work is proceeding according to plan and not unduly affected by the current stage 4 restrictions, we are concerned that there is no published information about when or how funding will be allocated.

Campaign donations

As a not-for-profit organisation, donations from individuals and buildings keep our campaigns going. To register as a supporter of We Live Here or to make a donate, please visit our website at welivehere.net We Live Here does not accept donations from commercial tourism interests ●



Barbara Francis & Rus Littleton

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LEARN MORE AT WELIVEHERE.NET



ABBY'S ANGLE

Taking the next step

I saw a little “inspo” cartoon the other day, and it has not left my mind.

It really looked more like an illustration from an old-fashioned book, just a black and white line drawing of a child on a horse trying to make their way down a rocky path through the forest.

The child had its left hand clenched on the reins and its right hand to its forehead trying to see ahead through the storm that had leaves and branches flying around, clouding the view and the rain was bouncing off their bodies. The child said to the horse, “I can't find the path out of this” and the horse (because it's a cartoon, so it could talk) replied, “Well, can you see the next step in front of you?” “Yes,” said the child. “Well just take that step”. And that is extremely simple yet wise advice.

Sometimes we can't see the path out of things, we are not sure where the path is and we worry we will fall. Sometimes it's fear of just a stumble, but other times it feels that there is a cliff to fall off if we aren't careful. The storm around is usually provoked by the unknown, we can't see the horizon, we can't see the path to take. And right now, that relates to what a lot of us are going through. We aren't sure if businesses will survive, we aren't sure when we can see family and friends, and we sure as heck aren't sure if we will be planning any overseas travels for years to come. And it feels like there's nothing we can do about it.

It's like a storm cloud just hanging above our heads, and we look up wondering what these threatening clouds are going to deliver – it is easy for our feet to stumble as we try to walk through the storm. It's hard to stay positive when it feels that bad news can come pouring down on us without a moment's notice.

It feels like we are always holding our breath.

And that's when I think of the wisdom of the horse. Just focus on the steps that you can see, and you can see the very next step to take. I have been doing exactly this, just waking up and focusing on “today”. And when today offers a few potentially stressful unknowns and I'm unsure what the outcome will be, then I focus on just the next hour. I focus on the fragrant coffee beans of my morning coffee, I close my eyes with that first sip and just enjoy that moment. I write a list of things to be done and focus on just the one task I'm working on – like now for example, as I write I am imagining this column being read by you, I am wondering if it will make you smile thinking of a horse speaking to you, I am hoping that you will find some comfort knowing we all just need to focus on ... the next step.

And if we focus on the next step, and just keep stepping and if we help each other to just keep taking the next step, one day the storm will pass. And we won't look at our feet, we will look at the beautiful forest around us and the path will be clear and the air will be fragrant and full of the beautiful sounds of life – birds singing, bees buzzing - and we won't have to focus on one step at a time. We will run, freely, happily to our long-awaited destinations.

I can't wait to run to the arms of my grandmother, I can't wait to run to the ocean, I can't wait to run into the rest of my future ...

Hang in there Docklanders, the storm will pass.

Until next month, Abby x ●



Abby Crawford

LIFE@DOCKLANDSNEWS.COM.AU

LETTERS TO THE EDITOR

An open letter to Michael and Andrew Buxton, MAB Corporation

“Success is what you leave the world”, a famous philanthropist once said.

And you have certainly started a great philanthropic legacy by building and donating the \$26m Buxton art gallery to the University of Melbourne.

We, the residents of Docklands, and, in fact the rest of Melbourne, would like to see you not only redouble your philanthropy, but to take a pay cut.

Please do not build the proposed tower blocks along the water and next to the Ron Barassi Senior Park.

Don't build any buildings ... hence the pay cut.

But instead, create a great riverside park/walkway/sculpture garden ... you name it.

A pleasure garden for all Melburnians.

Think of this ... create the Maritime Museum, (which at present seems to be floating in no man's land) extend the tram from the terminus in Docklands across a new bridge, above North Wharf (but with some sort of access), and on to Lorimer St near the Bolte Bridge. This would create a loop which would revitalise the NewQuay part of Docklands, link it to North Wharf and the Maritime Museum at the end of North Wharf Rd, and then link Yarra's Edge, and the new suburb on the south of the river.

The new Maritime Museum is the anchor, but so is the beautiful parkland extended out into the water right up to Bolte Bridge, with entertainment features etc, etc.

With your contacts you could engage the best architect in the world, Santiago Calatrava, (or maybe Renzo Piano) to do the museum as well as the bridge ... integrated.

Every building he does around the world becomes a tourist attraction. This is what Melbourne needs to finally become world-class.

Be the new Sidney Myer of Melbourne, and create a legacy that will be remembered long after you are gone, but your names remembered.

We don't need any more tower blocks here, but we do need some cultural spaces that will be enjoyed for generations.

You will have no shortage of advice on what could be included in such a green space. Something to bring Melbourne into the new age and stand among the world-class cities.

The world has so few philanthropists these days, unlike previous times, and we cry out for some leadership in this area.

Please.

Daryl Mead



SEND YOUR LETTERS TO:
NEWS@DOCKLANDSNEWS.COM.AU

Coffee Break



Ari swore he saw a pirate ship while under the influence

*The Espressionist
River Esplanade*

MoWorks leading the way to a post-COVID future

With life and business after COVID-19 a much anticipated and intrigued prospect, Docklands-based creative agency, MoWorks, is carving a path to how it may look.

WORDS BY Jack Hayes



Born from the growing virtualisation of meetings, events and general business, MoWorks founder and managing director Mo Hamdouna and his team have created two new technologies to help small businesses who are affected by the pandemic.

The first is of these new technologies is uXport.

uXport is an international, online business-to-business platform that connects verified Australian exporters with verified distributors, which allows suppliers and buyers form cross-border trade of products across multiple categories.

“With the extra time we had, we invested in creating our own products. It is a new direction coming out of COVID for us,” Mr Hamdouna said.

“uXport is a marketing management platform for Australian exporters that has customer relationship management (CRM) capabilities and a marketplace to engage with international buyers.”

“Many local exporters rely on events or expos to showcase their products to global buyers; with this technology, we aim to remove the need for face-to-face meetings by providing the same experience on a virtual platform.”

The second of the MoWorks new technologies to be shaped by a post-COVID era is Scarlett.

“Scarlett is a mini-site and business card in one. It can be used on social channels and email signatures or sent as a virtual link meeting or Zoom call,” Mr Hamdouna said. “It can be scanned through QR code at networking events for a contact-less details exchange and printed on flyers or displays.”

“This technology was born out of the need to change to your regular business card exchange. Even when things return to normal, people will be hesitant in exchanging and handling things they don’t need to, and it has the obvious benefit of saving paper and trees in the process.”

Despite admitting digital business cards were far from new technology, Mr Hamdouna said Scarlett’s Apple Wallet and Google Pay capabilities set it apart from others.

Although it has been nearly impossible to be impervious to the wide-reaching effects of COVID-19, Mr Hamdouna said he had been pleased to get to this point relatively unscathed and keep his 17-strong team still in work.

“We were fortunate that we were able to continue working. We managed to a quick transition to working from home, actually before governments told us to do so,” Mr Hamdouna said.

“It has been difficult, just like it has for many other businesses, to give feedback and work closely with one another. But we have started to introduce new things to keep everyone connected like virtual after-work drinks and yoga or stretching sessions.”

“Out of these team sessions, we have created

these new products to try to meet the evolving demand of people into the future.”

Both uXport and Scarlett were created to meet the needs for City of Melbourne grants, and has formed an application for the council’s Melbourne Awards.

In addition to planting the seeds for a post-pandemic era, Mr Hamdouna is a regular contributor for the Docklands Chamber of Commerce.

By providing his insight and expertise, he hopes to help businesses in Docklands improve and better understand their digital presence and what they can do with it ●

For more information, visit moworks.com.au.



Making Docklands City Pharmacy a household name

WORDS BY Jack Hayes

“I’ve had locals coming into the shop saying, ‘I’ve read all about you’ or ‘hi Lee, I recognise you from the newspaper.’”

Since speaking with *Docklands News* in July, Docklands City Pharmacy (DCP) owner and pharmacist, DongJun Lee, has seen a remarkable increase both in business and recognition from locals.

After opening DCP in March, coinciding with the wave of staged COVID-19 restrictions, Mr Lee has been exposed to the highs and lows of small business, like few other new business owners.

“Locals have been great supporting local business. It has been hard to transform the business into a name which people are familiar with, but support is growing,” Mr Lee said.

Now, as Docklands turns the corner of stage four restrictions, Mr Lee is endeavouring to firm Docklands City Pharmacy, not just as a household name, but as the go-to pharmacy in Docklands.

By forging strong and reciprocal relationships with locals, Mr Lee has seen, not only an improvement in business, but also a growing stringency in medication adherence.

Through the DCP SMS app, users are automatically reminded when a medication pre-

scription is to be refilled. The app also works as a conduit for medical advice and information.

“I’ve seen an increase in customers timing their medications correctly. So, I can tell their compliance is good,” Mr Lee said. “Constantly changing medication with Webster-paks, I get to talk to doctors and determine how a customer’s health is on an ongoing basis.”

“By using our SMS app service, you can talk to me directly. Even if it is for something simple like ‘I’ve just cut my hand, what can I do?’ I’m happy to answer any questions.”

“For me it isn’t about trying to sell you particular products, I’m just here to for locals if they need advice.”

According to the Australian Institute of Health and Welfare, our first point of contact with the health system is often delivered by a GP, however, other health professionals such as pharmacists can also play an important role in delivering primary health care.

“I’m not going to charge people for advice. If there is something you need to ask but don’t feel you need a doctor’s appointment, just give us a call or use the SMS service,” he said.

“And if it isn’t inside my scope, I’ll refer it to a doctor. It saves time and effort for people and also reduces the burden for our doctors, who are under a lot of pressure at the moment.”

Another inhibiting factor for Australian’s receiving health care is cost.

In 2016–17, among people aged 15 and over, 7.3 per cent (974,000) of people who needed a prescription medication avoided or delayed having their script filled.

Although Mr Lee admits he may not yet have the reputation of the larger pharmacies, his prices and products are just as competitive.

“We are fully Pharmaceutical Benefits Scheme subsidised. If you have a concession card, it will be exactly the same to those bigger pharmacies,” he said.

Mr Lee still intends to transform DCP into a Priceline Pharmacy, once the turbulence of a global pandemic subsides ●

For more information visit: docklands-city-pharmacy.business.site

“Locals have been great supporting local business. It has been hard to transform the business into a name which people are familiar with, but support is growing.”



Jack Hayes
BUSINESS EDITOR
JACK@HYPERLOCALNEWS.COM.AU



港区商场新建公寓式酒店

港区商场(District Docklands)宣布了对该综合用途区域的另一扩展规划, 建造一个新公寓酒店(Nesuto Docklands Apartment Hotel)。

8月13日开发商和The District业主阿什摩根(AsheMorgan)宣布了这个耗资1亿澳元的项目。这座14层建筑包括211套公寓, 由墨尔本著名的建筑设计院Fender Katsalidis设计。

商场首席执行官乔治·卡拉巴特索斯(George Karabatsos)表示, 新增加的建筑将成为该区域“创建现代城中村的长期愿景”的一部分。

他说:“受欢迎的伙伴关系为我们不断扩大的社区中心又增加了一层平台, 人们可以在同一个地方生活、工作和娱乐。”

“尽管目前的市场受到疫情影响, 我们仍有信心, 零售和旅游业对维多利亚州COVID-19疫情后的重建至关重要。”

“这笔额外的1亿澳元投资是该集团继续致力于振兴这个区域的扩展, 以及对维州经济持续投资的一部分。”

卡拉巴特索斯先生还表示, 该开发项目将“协助创造约400个工作岗位”。新建公寓酒店将位于 Waterfront Way 80号。

AsheMorgan开发总监安德鲁·怀特(Andrew White)说, 他很有信心, 这个区域将会继续增长。

他说:“对The District Docklands基础设施和更新的持续投资都是为了将来。”

“该区域将继续发展成为墨尔本中央商务区的无缝隙延伸, 这是一个既吸引休闲游客又吸引企业访客的完整服务。”

该开发项目将是Nesuto第一处维多利亚州的地产, 并加入其现有的11个运营组合, 以及在澳大利亚和新西兰的酒店和酒店公寓统计项目。

该公寓运营商是日本最大的房屋建筑商——大和房产(Daiwa House)的子公司。

Nesuto首席执行官马克·朗菲尔德(Mark Ronfeldt)说, 该公司“独特的酒店和公寓酒店模式”将允许在这个混合用途区域内定制操作方法。

项目预计2021年初开工, 于2023年1月完工。

维多利亚州发展局对这个1亿澳元的拓展投资表示欢迎, 认为这是一个“对经济和Docklands港区充满信心”的信号。

节目制作中爆发疫情

由于发现有关联的COVID-19疫情爆发, 正在Docklands Studios拍摄电视节目的摄制组于8月暂停了录制工作。

撰稿: Meg Hill

“蒙面歌手”摄制组由于数名人员测试COVID-19呈阳性, 于8月22日暂停了节目拍摄工作。截至8月27日, 已有17名确诊病患与该节目组有关联。

Docklands Studios表示, 在当前的第四阶段限制期间, 没有其他节目制作计划。

“蒙面歌手”节目由奥谢·冈伯格(Osher Gunsberg)主持, 丹妮·米洛(Dannii Mi-

nogue)和戴夫·休斯(Dave Hughes)为特邀评委, 在暂停时正在拍摄其最后一集节目。

《蒙面歌手》节目在十号台播出, 该公司在暂停制作后发表了以下声明:

“由于数名工作人员确诊新冠, 《蒙面歌手》的制作立即停录。社区、工作人员和节目合作伙伴的健康和安全是我们的首要任务。”

“整个制作团队, 包括蒙面歌手、主持人和评委现在都进行自我隔离, 他们都受到密切关注, 并与医疗当局保持经常联系。”

“十号台正与维多利亚州政府和维多利亚州卫生与公众服务部密切合作。我们正在向有关工作人员提供一切可能的支持和协助。”

在第四阶段的封锁限制下, 大多数新

闻和媒体机构被认为是必要的服务, 允许在COVID-safe安全计划下进行节目录制工作。

但是维多利亚州州长丹尼尔·安德鲁斯(Daniel Andrews)说, 疫情的爆发表明这个COVID-safe安全计划也不能完全抵御病毒。

他说:“如果(节目的制作)不能继续, 那么整个节目将基本上搁浅, 对维多利亚州也是损失。”

“这个暂停决定是在个案的基础上作出的, 并且始终根据COVID-safe安全计划来进行。”

“我并不高兴指出这一点, 但这也确实说明了这是一种传染性很强的病毒, 即使有最好的处理方法, 还是会有确诊病例。”

小生意补助揭晓

在最新一轮的州政府支持下, 针对受冠状病毒(COVID-19)疫情严重影响的, 位于CBD, Docklands和Southbank的小生意, 将受益于\$5000到\$15000的补助。

撰稿: David Schout

这个2000万澳元的一揽子补助计划将分为两部分, 其中1000万专门用于小型酒店的运营商, 另外1000万用于所谓的“实体店”商家。

邮编为3000(墨尔本)、3005和3008(Docklands)、以及3006(Southbank)的小生意业主将有资格申请该补助计划, 这个计划自7月宣布以来至今几乎没

有包含任何详细信息。

在宣布此计划时, 州政府指出, 自第三阶段和第四阶段的“在家办公”指令开始实施以来, 墨尔本市中心的商业比维州其它企业面临“更大、更持久的贸易环境冲击”。

这笔\$5000的补助适用于有11至100个座位的餐饮服务场所, 以及所有其他雇用相当于50名全职人员的小型企业。

他们还必须参与联邦政府JobKeeper补助计划。



那笔\$15000的补助可用于容纳101个或更多座位的餐饮服务场所。

没有雇员的个体经营者、政治组织、筹款团体和政府部门, 以及不超过10个座位的经营场所, 都不属于这次补助范围。

市中心较大的酒店企业(工资总额超过300万澳元但不到1000万澳元)有资格获得另外单独的补助。

这些补助拨款是州政府更广泛的商业支持计划的一部分, 总价值超过5亿澳元。

港区超市 疫情热点

撰稿: David Schout

由于8月份出现的冠状病毒病患, 维多利亚港沃尔沃斯超市(Woolworths Victoria Harbour)被卫生和公共服务部(DHHS)视为“高风险”地点。

DHHS警告说, 任何在8月11日至15日期间去过该超市的人都要注意新冠病毒症状, 如果出现症状, 立即进行检测, 并呆在家里等待检测结果。

沃尔沃斯随后向本报证实, 8月24日在维多利亚港的超市里出现了一名新冠病毒阳性的顾客。

在整个疫情大流行期间, 该超市出现了几个阳性病患。

7月下旬, 由于一名工作人员检测呈阳性, 该超市曾暂时关闭, 进行深度清洁。

沃尔沃斯公司的一位发言人证实说:“我们得知, 8月24日在我们维多利亚港的超市里出现一位新冠病毒确诊病患。”

“虽然对顾客和工作人员的风险较低, 但我们把当地社区的安全和福祉放在首位。”

沃尔沃斯没有证实有多少该超市的工作人员在整个疫情大流行期间检测呈阳性, 但重申这个超市仍然是一个安全的购物场所。

这位发言人说:“作为一家食品零售超市, 我们已经制定了非常高的清洁和卫生标准, 商店已经进行了彻底的清洁。”



“顾客和工作人员应该放心, 他们可以安全地在我们这个超市购物和工作。”

“任何于8月24日在该超市内购物的顾客, 在未来两星期内感到不适的, 应与卫生当局联系。”

虽然该超市列在了DHHS病患位置和疫情爆发的页面上, 但该部门也确认继续在这个超市购物是安全的。

“此列表中列出的位置目前对公众不构成风险, 您可以按照当前的限制措施去购物。”

截至8月28日, 疫情区域数据显示, Docklands区已有44例新冠病毒确诊病患。

令人欣慰的是, 其中42例被列为“已康复”, 只有两例为活跃病患。

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