

23rd February 2023

Q&A Sessions – 23rd February to 2nd March 2023

Drop-in sessions with architecturally designed options, costings estimates and fee modelling for review and feedback.

'Phase 1 – Options' of the Waterfront Building Redevelopment Project (No. 04/19) is well underway. This phase will determine whether the decision by Lot Owners will be to proceed with some form of 'change' and proceed to the next stage, 'Phase 2 – Planning'.

Note: 'Change' could mean to renovate, relocate, replace and upgrade or undertake a completely new build at the Waterfront Building site at 72 Greg Norman Drive.

The first engagement phase included establishing a representative Community Panel to deliberate on ideas and the preferred options for 'change'. As per the below timeline (Figure 1), following successful Community Panel Sessions which were held from November 2022 to January 2023, the Panel deliberated on ideas and the preferred options. The preferences have resulted in four (4) architecturally designed concepts that are being shared with the broader Sanctuary Lakes community for feedback during the Q&A Sessions.

Figure 1: Phase 1 Timeline



Following the Q&A Sessions and incorporating any feedback, Lot Owners will be provided with a detailed information pack via email in mid-March 2023, ahead of the first survey which will be released in late March 2023. The initial survey will allow lot owners to vote for their preferred design option in order of preference (i.e. 1 to 4).

In May 2023, the preferred option selected in Survey #1, will be released as a final 'Yes or No' survey to Lot Owners. Lot Owners will be asked whether they want to move forward to 'Phase 2 – Planning' of the Project, with the design concept? In June 2023, the outcome will be shared with the Community.

Prospective Recreation Club Development Project History (2018 to 2020)

Planning to revitalise the Waterfront Building commenced back in October 2018, as Figure 2 illustrates.

- October 2018 – The SLRS Board kicked off a five-year plan to develop and renew the facilities at the Waterfront Building. A 'Recreation' Survey was released asking residents for their opinions, and the results received gave the Board information on what residents wanted moving forward.
- February 2019 – The Prospective Recreation Club Development Project was officially initiated in 2019 (Project No. 04/19). SLRS commenced the process of exploring a long-term, low-cost development solution, which would in turn reduce annual repairs and maintenance costs of the Waterfront Building, but more importantly provide an improved fit for purpose facility for residents.
- April to November 2019 – The earlier stages involved a feasibility study, initial concept designs and consultation sessions. Following the first round of engagement feedback and market testing, four alternative options were developed.

Figure 2: Project History Timeline



- In early 2020 focus group sessions were run successfully with Lot Owner participation. These assisted in refining the architecturally designed options in readiness for Q&A sessions which were going to be held before a survey process was to kick off in April 2020 for Lot Owners.
- Unfortunately, due to COVID-19, the Project was put on hold in March 2020.

Waterfront Building Redevelopment Project – Recommended in August 2022

In early 2022, the SLRS Board with input from the Authorised Representatives reviewed whether it was time to re-commence the Project. On 1st August 2022, the SLRS Board voted to re-commence 'Phase 1' of the Project. SLRS knew that COVID-19 had changed the way we live, therefore it was agreed that we re-start the Project:

- Reviewing the options and uses originally suggested together with costings
 - *Are the same things important to the community?*
- Refining the engagement model and community consultation process
 - *Introducing an evidence based Deliberative Engagement Approach facilitated by an independent engagement consultant.*

In October 2022, SLRS invited all Lot Owners to express their interest in being part of the exciting opportunity to join the Community Panel, who explored potential opportunities for the Waterfront Buildings revitalisation.

The value of bringing together a Community Panel has allowed SLRS to work closely with a representative sample to co-design different options. The Panel were able to bring a mix of unique perspectives and experiences to the development process and ensured that the preferred options shared with the broader community reflect the community's interests, needs and aspirations.

SLRS is committed to a detailed consultative community engagement process and was excited to work with Lot Owners to produce an option that balances the community's needs and aspirations with financial sustainability.

Please refer to the dedicated 'Project Updates' section of either the Residents App 'Newsfeed' or Website 'What's Happening' page, for regular updates regarding the progress of the project.

We kindly ask that all communication regarding this Project be directed to:

communications@sanctuarylakes.com.au.