

‘Paddock to Place’

The development of Creeds Farm Living and Learning Centre *Public, private and community partnership in the early provision of social infrastructure in new communities.*

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ABSTRACT

The Creeds Farm Living and Learning Centre is a community-driven place providing engagement opportunities for the Epping community to live and learn together. It plays a central role in facilitating the evolution of a strong, authentic and active community in Epping North.

Creed’s Farm was originally established in 1853 on 158 acres of land first held by an Irish migrant, in what is now Epping North, Victoria. Today, Creeds Farm is central to VicUrban’s flagship sustainable community - Aurora. Aurora is located on Melbourne’s urban fringe, a new and emerging community. Along with environmental design access to and early provision of social infrastructure is essential to delivering on the four pillars of VicUrban’s sustainability framework. From the earliest days of the development community engagement and participation have been cited as key determinants of success.

This paper aims to provide a critique of community development and community building methodologies relating to the creation of an authentic, relevant and sustainable community asset. The paper will discuss key elements such as community engagement, partnering, governance, collaborative design, and environmentally sustainable design solutions. Ultimately, the paper will define a pathway for the creation of similar partnership approaches to the development of community assets seeking to harness the strengths and aspirations of their local community.

Context

The Hornery Institute

The Hornery Institute was established in late 2000 as an independent, boutique agency specialising in community planning and development and offering a 'people centred' approach to the development of places. A not for profit, public company, limited by guarantee with a strong and diverse Board, the Institute has its head office in Brisbane, with strong regional capabilities in New South Wales and Victoria. The mission of The Hornery Institute articulates its broader purpose as 'making communities better places to live, learn, work and play'. The Institute is proud of its reputation for independence, originality, respect, collaboration and creativity.

The Hornery Institute aspires to create the best outcomes for the community by making connections and working in partnership with the appropriate stakeholders.

Aurora

In 2004 VicUrban, the Victorian Urban Development Authority, engaged The Hornery Institute to assist with planning for the new Epping North community - Aurora.

Aurora was officially launched in October 2006 as Victoria's first and only master planned community, where every house will achieve a FirstRate¹ energy efficient rating of at least six stars. Over the next 15 years Aurora will become home to approximately 25,000 residents. Aurora is a residential development project seeking to demonstrate the viability and practicability of sustainable urban design on a large scale. All aspects of sustainable urban design will be addressed at Aurora, including the creation of an urban form that supports community formation, live-work opportunities, public transport and retention of high quality environmental areas.

The majority of Aurora's amenities, infrastructure and community services will be available within a walkable catchment of between 200 – 800m. Creeds Farm Village is a planned community hub with a strong focus on learning. The precinct, built around the historic Creeds Farm Homestead, will provide access to the Living and Learning Centre, primary school, early learning centre including kindergarten and childcare, a cafe/general store designed to be connected by dry stone walls, public art, peppercorn trees, and open spaces. The Centre and Village will be a place where people of all ages, cultures and walks of life come to learn and play, where families can socialise and participate in activities, where generations share knowledge, where parents can relax and enjoy a moment of peace, or go to the general store for their daily needs, and where older students can study, meet people, socialise and learn.

Creeds Farm Living and Learning Centre is part of the Stage A development at Aurora, it will be in walking distance to Aurora's first 600 homes. This planned early provision of community infrastructure will reduce isolation, provide accessible community space, and facilitate activities, educational opportunities and connections to the wider community service networks. This will provide a strong foundation for the well being of individuals and the resilience of the community as it forms.

The City of Whittlesea

The City of Whittlesea is a diverse community that has grown rapidly during the past 30 years, more than quadrupling its population from 27,000 in 1969 to approximately 129,525 (as at June 2006). Whittlesea is forecast to grow by up to 65,000 people by 2031, requiring up to 32,000 new homes.

The municipality faces the distinctive challenges of balancing the dynamics of urban areas, rural areas,

¹ FirstRate is an energy rating software package, developed by Sustainability Victoria. The software scores design features leading to an overall rating on a scale between 0 to 6 stars. The rating is independent of the size and type of housing.

rapid growth, social disadvantage and high demand for services. The City has one of the most culturally diverse populations, with over 48% of residents coming from non-English speaking backgrounds.

Whittlesea has also the fourth highest population of Indigenous people in metropolitan Melbourne. The City of Whittlesea is characterised by pockets of high socio-economic disadvantage, ranking the sixth most disadvantaged on the SEIFA Index of Disadvantage (Metropolitan Area – out of 31) and the fourth most disadvantaged on the Index of Education and Occupation.

The following information has been provided by Whittlesea Community Futures and was developed explicitly for the *Whittlesea Community Futures Research Report – June 2007*. The Report developed demographic trends for Epping North due to its rapid population growth. The trends are based upon data for Broadmeadows, Craigieburn, Whittlesea’s North and includes comparisons to South Whittlesea that consists of older residential areas. Broadmeadows and Craigieburn have been used as a basis for projected demographic trends as they present similar residential estate development to that which is currently taking place in North Epping. North Whittlesea includes the rural and developing areas in the northern section of the municipality, while South Whittlesea consists of the remaining developed southern section.

Characteristic	Description																																										
Population projections & household structure	<p><i>Rapid population growth</i> North Epping had a population of 2,568 people in 2006, which is expected to grow to 40,000 people by 2030 due to new developing estates. By 2011 there is expected to be about 7500 additional residents within the area, growing by a further 9500 by 2016.</p> <p><i>Larger Households</i> Compared with a mean household size of 2.7 persons for metropolitan Melbourne, Whittlesea North’s average is 3 persons, 3.2 persons in Whittlesea South and Broadmeadows and 3.4 persons in Craigieburn.</p> <p><i>Younger Population</i> The median age in Broadmeadows is 31 years and Craigieburn is 29 years, compared with 32 years in both Whittlesea North and South and 35 years of Melbourne as a whole.</p> <table border="1"> <thead> <tr> <th>Age structure</th> <th colspan="6">Forecast year</th> </tr> <tr> <th>service age groups (persons)</th> <th>2001</th> <th>%</th> <th>2006</th> <th>%</th> <th>2011</th> <th>%</th> </tr> </thead> <tbody> <tr> <td>0 to 4</td> <td>7</td> <td>2.9</td> <td>↑246</td> <td>9.6</td> <td>↑ 966</td> <td>9.5</td> </tr> <tr> <td>5 to 11</td> <td>22</td> <td>9.2</td> <td>↑268</td> <td>10.4</td> <td>↑1,180</td> <td>11.6</td> </tr> <tr> <td>12 to 17</td> <td>20</td> <td>8.4</td> <td>↑196</td> <td>7.6</td> <td>↑ 786</td> <td>7.7</td> </tr> <tr> <td>18 to 24</td> <td>25</td> <td>10.5</td> <td>↑304</td> <td>11.8</td> <td>↑1,000</td> <td>9.9</td> </tr> </tbody> </table>	Age structure	Forecast year						service age groups (persons)	2001	%	2006	%	2011	%	0 to 4	7	2.9	↑246	9.6	↑ 966	9.5	5 to 11	22	9.2	↑268	10.4	↑1,180	11.6	12 to 17	20	8.4	↑196	7.6	↑ 786	7.7	18 to 24	25	10.5	↑304	11.8	↑1,000	9.9
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Cultural Diversity	<p><i>Multicultural</i> Whittlesea North has a very high rate of Australian born residents, whereas Whittlesea South and Broadmeadows both have over a third overseas born. Craigieburn’s overseas born rate is just below that for Melbourne.</p>																																										

<p>Income and Employment</p>	<p><i>Low to medium income earners</i> Broadmeadows and Whittlesea South are low income, with average personal incomes of \$19,819 and \$21,786 compared to Victoria's 2001 average of \$26,161 Whittlesea North and Craigieburn are just above the average personal at \$26,348 and \$26,247.</p> <p><i>Employment in manufacturing</i> Manufacturing employs around one quarter of workers in Broadmeadows, Craigieburn and Whittlesea South. Manufacturing employment in Whittlesea North has increased to 17%, just above the Melbourne average of 16%.</p> <p><i>Increasing construction industry</i> Employment in the construction industry continues to increase in the area.</p>
<p>Skills and Education</p>	<p><i>Limited qualification levels</i> In Broadmeadows and Craigieburn there are low degree levels but vocational training qualifications (14.1%) are just above the Victorian average (13.8%).</p>
<p>Lifestyle</p>	<p><i>Computer and internet users</i> The proportion of computer-users is expected to be higher in North Epping compared to the City of Whittlesea, due to the 'Fibre to the Home' initiative at Aurora combined with an expected proportion of young families and teenagers.</p> <p><i>2 or 3 car households</i> Most households in North Epping are expected to own 2 or 3 motor vehicles, with very few households not owning a motor vehicle.</p>

Consultation

The development of Creeds Farm Living and Learning Centre resulted from broad consultation undertaken to assess the needs and expectations of people that were intending to move into the North Epping developments. VicUrban commissioned The Hornery Institute to assist with planning for the Epping North community the consultation and research informed VicUrban's decision on the delivery of early community infrastructure

In 2005, building upon detailed secondary research in the '*Aurora Context Study (2004)*', The Hornery Institute undertook a broad program of community and stakeholder consultation. This consultation saw in the region of 50 individual representatives of stakeholder organizations and over 400 members of the Whittlesea community participate in Focus Groups and one-on-one interviews. The resultant report, the 'Economic Development and Learning Implementation Plan' (2005) provided detailed information, (both qualitative and quantitative) in relation to the following:

- Peoples' learning styles and preferences for participation;
- The existing provision for and gaps evident in learning activities in the region;
- The existing skills base, educational attainment and general characteristics of the Northern region of Melbourne;
- The local economic drivers and employment opportunities (now and into the future);
- Perceived barriers and opportunities to remedy.

Consultation Methodology - in brief

A representative sample of the residents most likely to participate in the community at both Aurora and North Epping was drawn from a primary catchment of the south Western Precincts of the City of Whittlesea, and secondary catchments of residents from the Greater City of Whittlesea area and the adjacent Cities of Hume and Nillumbik. The demographic basis from which specific focus group participants could be sourced relative to the percentage of the population that they represent was identified; e.g. Census information indicates that 70% of residents aged over 45 were born overseas, and 27% under 45 years are born overseas. The focus group representation was aligned with the characteristics of the communities.

In order to ensure a sufficient quantum of opinion was gathered, The Hornery Institute designed and facilitated 17 focus groups of a 90 minute duration. Each focus group had a minimum of 12 participants. As the research was qualitative in nature, the intention was not to ensure that a statistically significant percentage of the local population was consulted, but rather to ensure that the feedback obtained from the work was locally relevant, experientially based and of enough depth to offer comparison with existing statistical information.

In addition, extensive consultation occurred with specific communities of interest during the early phases of research. Members of the local business community and peak industry bodies including NIETL, Northlink, Area Consultative Committee and the Victorian Chamber of Commerce and Industry were interviewed, as were a wide range of educational providers including Secondary Schools (both private and public), TAFE institutions, Universities, and the Neighbourhood House Network.

It is important to note that the above consultations marked a commencement of an ongoing process of consultation and collaboration which have continued to the present day. Indeed it was some of this initial engagement that has shaped the current representative governance. As plans for the Creeds Farm Living and Learning Centre have progressed and developed opportunities have been taken to test these with the burgeoning community of Epping North. This has been achieved by a mix of formal and informal engagement opportunities such as sharing plans with new and emerging community groups, stakeholder discussions and structured community consultative events.

What The Community Said

The community told us that they wanted to learn for both work and for life, in a convenient place, at a convenient time. They told us that they wanted to learn 'just enough, just for me and, just in time'. Essentially they wanted to choose the way that they participated, rather than being compelled to learn in a prescribed, formulaic manner. People liked to interact in non-threatening, informal environments, which catered for their individual needs.

The Creeds Farm Living and Learning Centre (CFLLC) is a response to the identified needs, strengths and capacity of the Epping North and broader Epping community.

Creating Creeds Farm

Creeds Farm Living and Learning Centre has been established through the use of innovative and flexible approaches to the planning, implementation and funding.

From the beginning there has been the need to develop an innovative model for achieving the delivery of early community infrastructure that would ultimately be community owned and managed in a community that was just emerging.

The model established has occurred through a developmental process. A range of partners were identified as organisations that brought the necessary skills and knowledge to the project and were committed to developing a community organisation that would transition to community ownership over the duration of its establishment. The partners are committed to community development principles and practice and the unique opportunity to provide a purpose built facility that had governance and operational foundations established and operational funding secured. This would provide the community with the means to support the involvement and participation of people in shaping the resources, programs and activities they want available to their emerging community.

There have been five approaches that have underpinned the development of the project:

1. **Community Development** – Community Development can be defined as:

“the process of developing active and sustainable communities based on social justice and mutual respect. It is about influencing power structures to remove the barriers that prevent people from participating in the issues that affect their lives”.

Community development seeks to empower individuals and groups of people by providing these groups with the skills they need to effect change in their own communities. These skills are often concentrated around building influence through the formation of social groups working for a common agenda.

Community developers must understand both how to work with individuals and how to affect communities' positions within the context of larger social institutions. Community Development workers facilitate the participation of people in this process. They enable connections to be made between communities and with the development of wider policies and programs.

Community Development expresses values of fairness, equality, accountability, opportunity, choice, participation, mutuality, reciprocity and continuous learning.

Community development is most often associated with established communities. The development of the Creeds Farm Living and Learning Centre has provided the opportunity to evaluate tried and tested methods and principles of community engagement and participation against a new and emerging community.

The Creeds Farm Living and Learning Centre has developed and adopted Community Development Principles that underpin every aspect of the Centres vision, operation and delivery. The Community Development Principles form part of the broader strategic vision of Creeds Farm Living and Learning Centre - 'to be a thriving, inclusive, community-owned place where everyone can live and learn'. The Community Development Principles provide a reference for the achievement of this vision.

The Creeds Farm Living and Learning Centre will develop outcomes and measure impacts directly related to the following criteria:

- *Community Building* - enabling people to feel part of the local community in a non-discriminatory manner and empower them to be involved in and influence local community activities thus increasing the feeling of citizenship and a sense of belonging.
 - *Life Long Learning* - increasing life long learning for people by providing the opportunity to gain knowledge, share skills and increase confidence. The Creeds Farm Living and Learning Centre will provide formal and informal educational, social and employment pathways.
 - *Well Being and Resilience* - building self-worth, well-being and resilience by supporting abilities, breaking down social barriers and raising awareness of self and inequalities impacting on people's communities.
 - *Social Support & Networking* - providing the support structures that enable people to meet their own needs. The Centre's programs provide opportunities for people to link and form relationships.
 - *Prevention* – the Creeds Farm Living and Learning Centre will have a preventative role in reducing need for intensive and expensive programs by relieving isolation, loneliness, boredom, anxiety and building a sense of trust, safety and belonging.
 - *Sustainability* - enabling sustainability of the local community's well-being through addressing the societal, environmental, economic, and cultural needs within that community. The Creeds Farm Living and Learning Centre will facilitate diverse and timely responses that are cost effective.
 - *Social Justice* - addressing social justice issues through awareness-raising, community education and social action.
 - *Infrastructure* - providing a local facility that is accessible, safe and welcoming for all community members.
2. **Partnership** – Creeds Farm Living and Learning Centre has successfully evolved due to adherence to some basic partnership principles.

These principles include:

- belief in the benefits of collaboration;
- external focus and commitment to customer service or the needs of citizens and clients;
- mutuality and respect;
- ability to take calculated risks and devolve decision making;
- focus on sustainable environments, relationships, work and business practices;
- fairness, shared benefit, and shared risk;
- maintaining organisational integrity;
- commitment to learning and capacity building.

Membership of the Board is drawn from the following 'founding' partners:

- The **City of Whittlesea** is located in Melbourne's north about 20 kilometres from the CBD. Covering an area of approximately 487 square kilometres, the city is geographically one of the largest municipalities in metropolitan Melbourne.

At the local level, the influences of a diverse cultural heritage are more evident in the urban areas of Thomastown, Lalor and Epping. These suburbs contain a greater proportion of non-English speaking backgrounds than other parts of the city. These residents bring with them many aspects of their own cultures, which contribute greatly to the character and identity of the City of Whittlesea.

Council is preparing itself for significant development in a number of growth areas in the coming years including Epping North where VicUrban are developing Aurora, a master planned community of 25,000 people.

- **Melbourne Citymission** is a non-denominational organisation established in 1854 to support individuals, families and communities who are marginalised, at risk or experiencing disadvantage. Melbourne Citymission has pioneered innovative, local responses to disadvantage, building long-term partnerships that benefit the community.

Melbourne Citymission are widely respected for their ability to broker and lead groundbreaking collaborations between communities, government, business and the not-for-profit sectors, as well as addressing critical social and economic issues in neighbourhoods where poverty, unemployment, abuse and exclusion are entrenched and intergenerational.

- The **North East Neighbourhood House Network** membership is comprised of Department of Planning and Community Development - Neighbourhood House Coordination Program (NHCP) funded Houses and Centres. It services an area that extends from Richmond in the South to Whittlesea in the North. It covers the local government areas of Yarra, Darebin, Banyule, Nillumbik and Whittlesea.

The Network facilitates coordination and linkages within the network membership and the wider community service system, provides support and resourcing to member houses, and advocates on behalf of the membership at a community, Local and State Government level.

- **The Hornery Institute** established in late 2000 as an independent, boutique agency specialising in community planning and development and offering a 'people centred' approach to the development of places. A not for profit, public company, limited by guarantee with a strong and diverse Board, the Institute has its head office in Brisbane, with strong regional capabilities in New South Wales and Victoria.

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The Hornery Institute aspire to create the best outcomes for the community by making connections and working in partnership with the appropriate stakeholders.

- **VicUrban** is the Victorian Government's sustainable urban development agency committed to delivering prosperous and successful communities in regional and metropolitan Victoria.

One of Victoria's largest residential land developers, VicUrban has a diverse portfolio of projects including Melbourne Docklands; new suburban communities such as Aurora, Epping North; Urban renewal projects; and Transit City nominated sites on behalf of the Victorian Government.

VicUrban works in partnership with the public and private sector and takes a leadership role in urban developments across metropolitan and regional Victoria.

3. **Place** - Placemaking is not just the act of building or fixing up a space, but a whole process that fosters the creation of vital public destinations, the kind of places where people feel a strong stake in their communities and a commitment to making things better. A place where people

want to be. Placemaking capitalizes on a local community's assets, inspiration, and potential, ultimately creating good public spaces that promote people's health, happiness, and well being. Creeds Farm Village will be the centre of a strong, authentic and active community early in the life of Aurora.

Creeds Farm Village will be a place where people of all ages, cultures and walks of life come to learn and play, where families can socialise and participate in activities, where generations share knowledge, where parents can relax and enjoy a moment of peace, or go to the general store for their daily needs, and where older students can study, meet people, socialise and learn.

Creeds Farm Village is a planned community hub with a strong focus on learning. It includes:

Primary School and Children's Centre

For many young families, children are the focus of family and community life. Creeds Farm Village will provide a great start to life and learning through a Children's Centre providing childcare and kindergarten program and an independent Primary School.

Living and Learning Centre

The Creeds Farm Living and Learning Centre will provide access to learning, activities and information at a time, place and pace that suits community members.

The Centre will be owned and managed by the community and will commence activities in 2010.

General store and open space

A local general store and café have been included in Creeds Farm Village to service the daily needs of the surrounding community and promote activity throughout the Village. The general store has an attached dwelling which further enhances the local feel with the owner residing in the Village.

To complete the experience all elements of Creeds Farm Village will be linked by parks, walking and cycling tracks all providing places for community connection, recreation and interaction.

4. ***Design*** - The design of the building and its surrounds has proved to be innovative through:

- its commitment to environmentally sustainable design principles;
- identification of design principles that meet the functional need for flexible spaces for multiple uses that change over time;
- design principles that support and promote the community development practice of involving and connecting people in an informal, welcoming and interactive way;
- a design that is durable and low in maintenance.

To achieve the above there have been workshops, consultations, advice sought from specialist and experts and extensive concept and design work undertaken. The outcome is an energy performance rated design that is purpose built as an eco-living demonstration community facility that is flexible and promotes community interaction. This approach has brought many people from a diverse variety of backgrounds, developers, architects, Council, RMIT Centre for Design, Moreland Energy Foundation, specialist consultants, builders, community organisations, community and residents to form a collaborative approach to achieving a quality design that is within a 'realistic' budget.

The building design has been evaluated from a number of viewpoints to create the best environmental outcome possible:

- Thermal envelope; very high insulation; considered window placement; adjustable screens to prevent overheating
- Embodied energy; minimizing material processing; recycled materials where possible
- Sustainable supply lines; meaning specifying local resources that promote carbon capture and/or minimize carbon emissions
- Energy generation: the PV cells and geo-thermal heat source
- Carbon positive performance
- Very efficient heating
- Excellent passive solar design
- Excellent passive thermal performance
- Cooling has not been included but building and budgetary allowances have been made to retrofit if the community want it; it will be matched by an expanded solar cell array should they decide to proceed so the building remains carbon positive
- Energy monitoring and display to gauge energy use during the life of the building
- Landscape design that contributes to the building's environmental performance (placement of deciduous trees and wind breaks)

The Centre has been designed as a stand-alone eco-demonstration house. The Centre will showcase the principles and operation of low energy and water use design features, technologies and appliances available to family homes. Regular facilitated workshops and other training mediums will provide opportunities for people to equip themselves with the knowledge and skills to improve the environmental performance of their homes and workplaces.

5. **Governance** - The continued evolution of governance arrangements for the Creeds Farm Living and Learning Centre have, along with the parallel development of 'place', been a major focus of the past eighteen months.

Remaining true to the principles of community development, it has always been the desire of the founding partners to lead the initial phases of the Centre's development with continued reference to and input from the growing community of Aurora. However, this leadership role is not one that partners foresaw in the long term.

The CFLLC is at a stage in its development that sees the implementation of plans to move from founding partner stewardship to community ownership.

The establishment of governance arrangements for Creeds Farm Living and Learning Centre came about through a process of careful planning and the 'natural evolution'. Under the chairmanship of Stuart Hornery, the original arrangements saw representation from a broad group of stakeholders which included federal, state and local government as well as from the wider private, public and not for profit sectors. From this larger body came a task force charged with the implementation of plans for a community facility at Creeds Farm Village.

Buoyed by news of significant capital and operational funding from the state government, the group worked towards formalizing governance arrangements. In January 2007 partners agreed that The Hornery Institute would be best placed to provide a formal secretariat function to this group. The next step was to work towards formal incorporation for the group.

On 6th August 2007, the loosely constituted group of stakeholders become the Creeds Farm Living and Learning Centre Inc. Incorporation was also driven by the need to provide external stakeholders, funders and construction partners with the confidence and security required when entering into agreements and contracts. The inaugural meeting of the CFLLC Board took place on Friday 5th October 2007.

In the time leading to Incorporation and since, the Board has been formulating strategy and developing policy for the Creeds Farm Living and Learning Centre. This work, underpinned by

the principles of community development, has seen the adoption of plans to formally transition the existing founding partners to a more appropriate community governance model.

The Journey So Far

Community development and engagement goes far beyond the creation of great places and facilities. From the outset, the approach to getting the best and most appropriate outcomes for the community has been underpinned by community development. The following provides a snapshot of our journey so far.

2005

Independent consultations with the community and key stakeholders identified early delivery of community facilities and services as a 'must have' element in any successful community. Additionally, focus groups identified the delivery of community services linked to informal gathering spaces were key desires. Determining community service led to the formulation of a concept for a place or space, supported by formal and informal networks. Learning was a headline theme, as was great coffee!!

2006

In February, VicUrban, The Hornery Institute, City of Whittlesea and Melbourne Citymission collaborated on the submission of an application to the state government for financial support towards the creation of the Creeds Farm Living and Learning Centre. Concept designs and uses are explored. By October the partners had secured \$300,000 in state government support along with financial support for co-ordination.

The initial stakeholder group was expanded to include the North East Neighbourhood House Network to support the development of governance.

2007

The Living and Learning Centre founding partners adopt a business plan that begins to express its community development principles.

Partners undertake a process to engage federal government support for the Living and Learning Centre. This process would ultimately take over 15 months to be realized!

Partners commit to becoming an independently incorporated entity. In July the Creeds Farm Living and Learning Centre partnered with the North East Neighbourhood House Network to support the Greener Houses Eco Living Grant. The objective of the project is to showcase in working buildings the wide range of eco living options that households can implement. The Creeds Farm Living and Learning Centre will be the only new build exemplar in the project.

On 6th August 2007 Creeds Farm Living and Learning Centre Inc is established under the Associations Incorporations Act 1981. Its inaugural meeting is held on 5th October 2007.

Preliminary designs and concepts continue to be tested with the Aurora residents and community partners facilitated by partner funded community development workers.

Centre designs are tested with Council planners and the VicUrban design panel.

2008

The Board of the Creeds Farm Living and Learning Centre undertake a comprehensive strategic planning process leading to executive recruitment, formal engagement of architects to progress design and a review of governance to reflect and progress the desire to create a truly community owned and run facility.

The evolution of the Living and Learning Centre design is regularly tested with residents and the broader community , including indigenous elders.

The Creeds Farm Living and Learning Centre finally secures federal government support towards establishment and capital costs amounting to \$568,000.

2009

The Creeds Farm Living and Learning Centre awarded \$325,000 from the Victorian Governments Community Support Grant. A further \$150,000 secured from City of Whittlesea towards capital costs.

In June the Board appointed the Creeds Farm Living and Learning Centre Executive Officer with a wide ranging brief that includes ongoing community engagement and development activities.

Work on site commences in June 2009 with the three part slab pour occurring at the beginning of September and framing completed in mid October.

The Creeds Farm Living and Learning Centre is due to open in early 2010.

Andrew Grimshaw
National Skilling and Employment Manager
The Hornery Institute

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Secretary
Creeds Farm Living and Learning Centre Inc.

October 2009