

# 7 Toolangi Design Framework

The small rural settlement of Toolangi is surrounded by high value agricultural land that is used for a number of intensive agricultural uses including the production of strawberry runners and wholesale nurseries. The landscape of Toolangi including the tall Mountain Ash forests (after which the locality takes its name) is highly valued by residents and visitors. The framework supports Toolangi remaining as a small rural settlement located within a highly valued landscape setting surrounded by highly productive agricultural areas.

Figure 7.1 and the associated recommendations provide a design framework which preserves the unique character of Toolangi.

## 7.1 Clear settlement boundaries

As with each of the townships, the physical containment of Toolangi is required to ensure that the township's unique character is preserved and enhanced. The containment of Toolangi to the current zone boundaries is proposed.

The settlement boundary is shown in Figure 7.

## 7.2 Transitions between urban and rural land uses

In conjunction with a settlement boundary, physical containment can be supported through the provision of buffers. They provide a transition between urban and rural land uses in Toolangi. Within the region there are landscape buffers which are comprised of road side vegetation, farming and agricultural land and ecological buffers which have a primary role in providing habitat/bush conservation. The unique landscape buffer surrounding Toolangi needs to be preserved. This can be achieved by:

- implementing a settlement boundary, and
- enhancement of roadside vegetation through additional planting with due regard to fire risk and re-vegetation programmes.

## 7.3 A unifying wayfinding strategy

The ability of visitors and residents to move freely, confidently and safely through the study area can be improved. To connect residents and visitors within the region, townships should be re-cast as gateways to the natural assets of the area. This can be achieved through improved signage and branding of the region.

Toolangi is approached from two directions and is marked by the unique landscape. The enhancement and protection of this roadside vegetation will ensure the local character of Toolangi is protected and supported by an overall brand. Toolangi is a small settlement with a strong local identity. A unifying brand and signage strategy would enhance the presence of the settlement as a destination for tourists and provide an element that unifies it with the surrounding settlement. Indicative locations for entry signage are identified in Figure 7.

Attractions within the region need to be accessible to visitors and residents. Information and identification signage should be located at appropriate positions to inform and direct visitors. Figure 7 identifies potential locations for this signage.

## 7.4 Better-connected streets, paths and trails

Better connections for pedestrian and cyclists are needed within the locality. Local roads within the area are currently shared between private vehicles, pedestrians and cyclists. This is common practice for regional townships and appropriate for the character of the locality. It does, however, compromise the safety and enjoyment of pedestrians and cyclists and discourages these forms of transport which are free, accessible and sustainable. Young children through to the elderly need to be able to move through the locality without relying on private vehicle journeys. To encourage walking and cycling within Toolangi, a path through Toolangi township extending from Silvia Creek Road to Old Toolangi-Dixons Creek Road has been provided.

## 7.5 New residential development complements the character of the region

The unifying physical attribute of the area is the rural and bushland setting. New residential homes must enhance and protect this value.

Built form (its colour, look and style) contributes to character and identity of a location and place. To maintain and safeguard the character of Toolangi buildings should:

- apply the highest available bushfire construction standards,
- use site sensitive and responsive design styles and palates,
- adopt subdued and restrained architectural styles,
- adopt muted hues, tones and textures which blend into the bushland setting, and
- incorporate vegetation (of suitable fire retardant species) with significant canopy cover into private gardens.

## 7.6 Streetscape Improvements in Toolangi

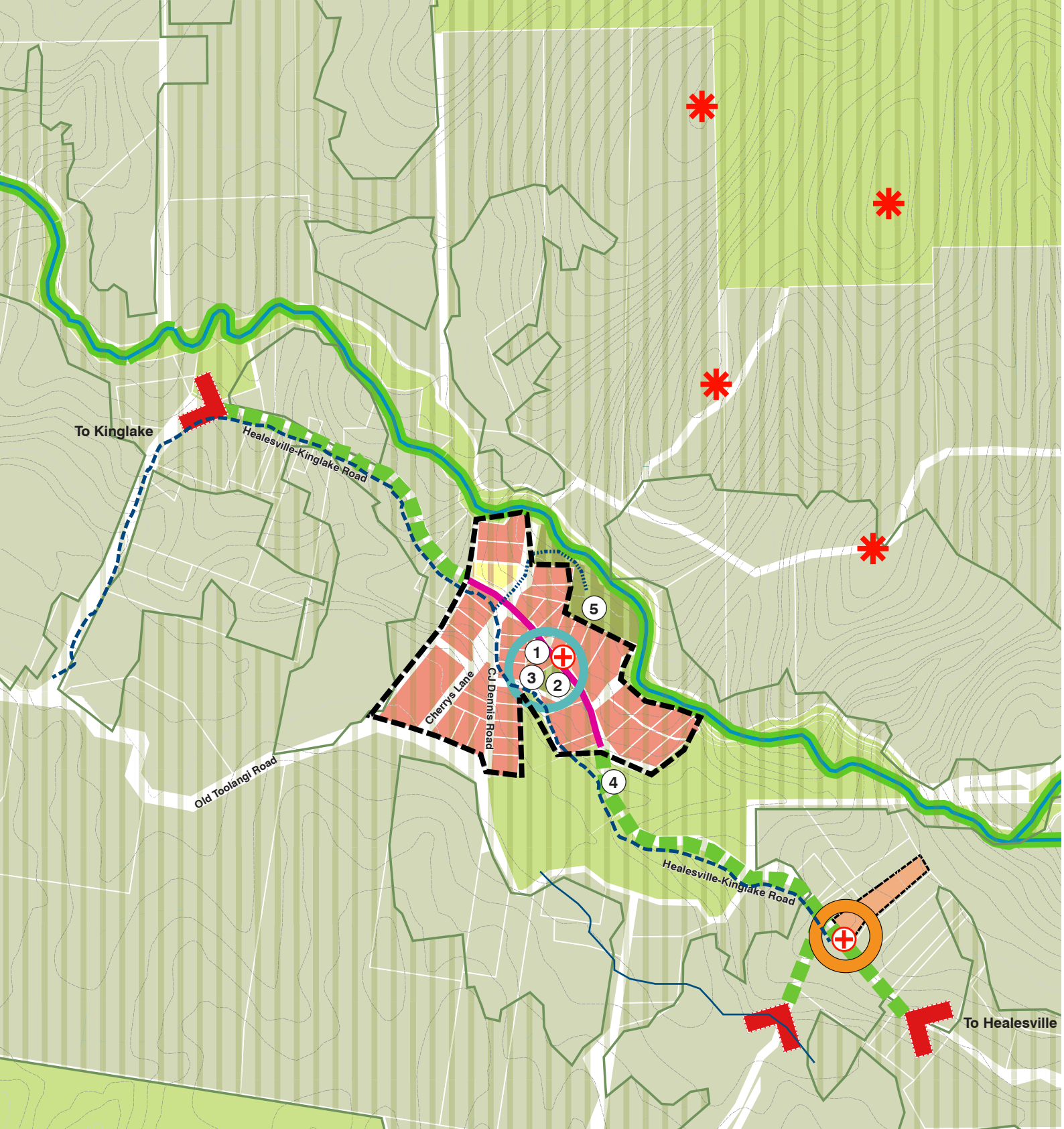
The character of Toolangi is one of its attributes. The streetscape is a contributing element to this character and should be preserved. Streetscape improvements are not needed within Toolangi. Any new streetscape elements, for example seating, should be in keeping with the character of the locality.

## 7.7 Future commercial and retail development

The Toolangi Tavern, which formally held a general store, should be the location of any new local convenience and accommodation. The Tavern is to be rezoned to Rural Activity to enable this opportunity and align the zoning with the current commercial use of the land. The re-establishment of the general store should be encouraged.

## 7.8 Community Activity Node

The CJ Dennis Hall is the community node for the Toolangi community.



**Figure 7 Toolangi Design Framework**

# More information

More information on the Kinglake, Flowerdale and Toolangi Plan and Design Framework and the KFT Plan's Implementation Strategy can be found at

- the website [www.murrindindi.vic.gov.au](http://www.murrindindi.vic.gov.au)
- the Kinglake office of the Murrindindi Shire Council, or by contacting Murrindindi Shire Council on (03) 5772 0333 or by email at [msc@murrindindi.vic.gov.au](mailto:msc@murrindindi.vic.gov.au)

