



**RACV Cape Schanck Resort Redevelopment, VIC**

Tract provided town-planning and 3D Media services to the RACV to secure the approvals for the redevelopment of their Cape Schanck Resort.

Tract prepared the comprehensive RACV Cape Schanck Development Plan that was approved by Mornington Peninsula Shire Council in November 2015. The \$135M Resort will integrate the existing golf, accommodation and resort facilities within a new centrally located building, offering day spa and health and wellness facilities, a 120-bedroom 4.5 star hotel, and a conferencing facilities catering for up to 650 delegates.

The sculptural building is sited and oriented to capture spectacular views of Bass Strait and Port Phillip Bay, and was designed by award-winning architects Wood Marsh together with a specialist consultant team. It incorporates a palette of materials and finishes that have been selected to complement the site's coastal setting.

The Development Plan approval followed a planning scheme amendment process, coordinated by Tract, that was necessary to update the site specific planning controls that affect the land.

As part of the approvals process, Tract coordinated high level strategic engagement, community consultation events.

Tract's Media team created accurate 3D photographic montages that were integral to the process by reliably conveying the impacts of the built form within the site's sensitive coastal setting.

The development provides tourism infrastructure that will address a identified absence in the current tourism offer in the region. The larger scale conferencing facilities will attract national and international conferencing events that cannot currently be accommodated on the Peninsula. The redevelopment of RACV's Cape Schanck Resort will deliver significant ongoing benefits from an economic, environmental and social perspective for both the Mornington Peninsula and the broader Victorian economy.