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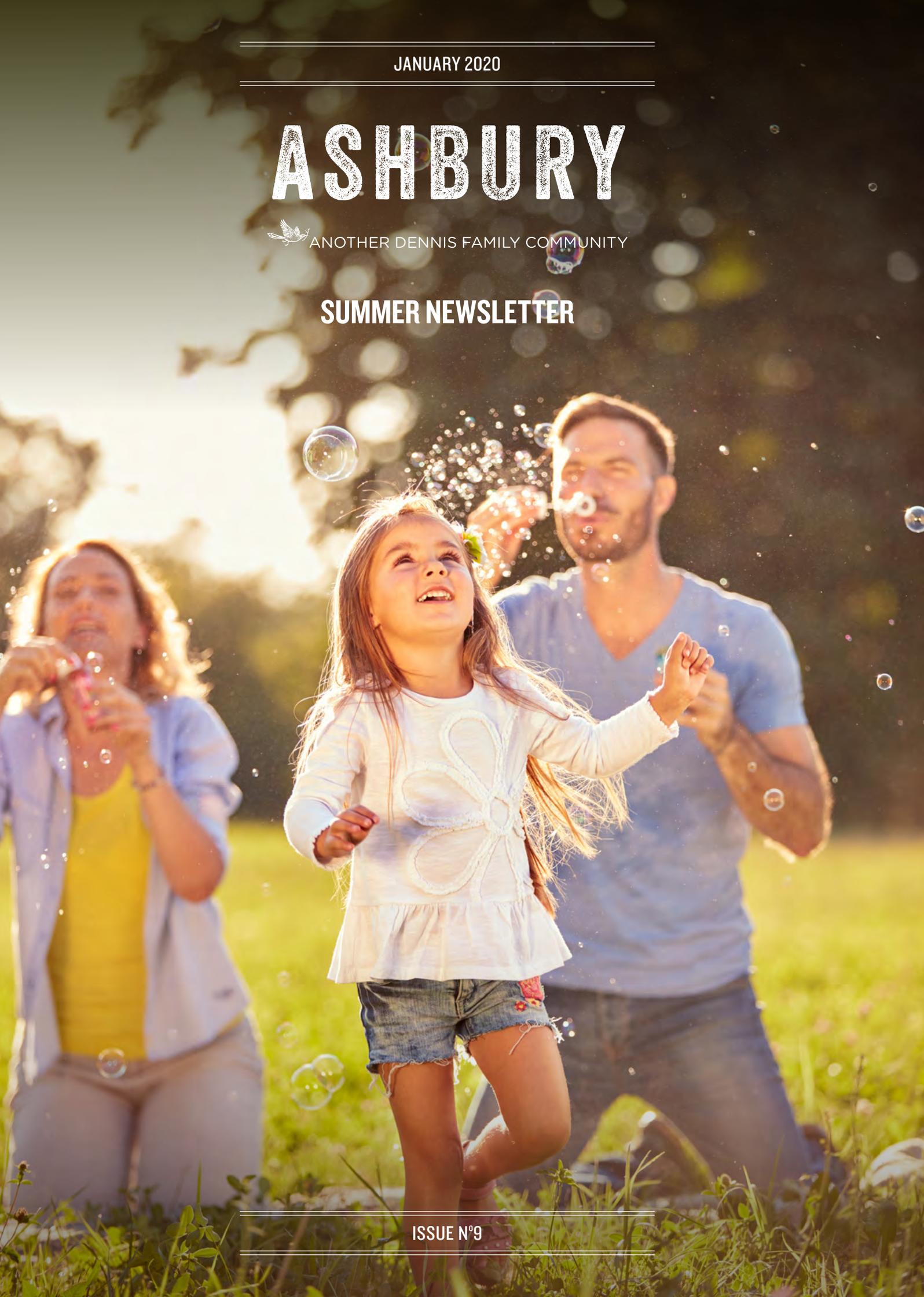
JANUARY 2020

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# ASHBURY

 ANOTHER DENNIS FAMILY COMMUNITY 

## SUMMER NEWSLETTER



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ISSUE N°9

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# SUMMER IS UPON US AND THERE'S PLENTY HAPPENING AT ASHBURY RIGHT NOW.

Here's our roundup of all the latest happenings at the estate, along with some suggestions for things to do in and around the Bellarine Peninsula and Surf Coast region in the coming months.

## WHAT'S HAPPENING AT ASHBURY?

Existing and future residents will have noticed plenty of changes taking place at Ashbury lately. Ashbury's newest residents took possession of their land in Stages 8 – 11 in early July, and 50 new homes are now under construction.

We're also pleased to announce that civil construction in Stage 12 is progressing, with earthworks, drainage and sewer work complete. The installation of the water and gas mains are partially complete, and roadworks will soon be underway. It's a similar story in Stages 13 and 14 with bulk earthworks, sewer and drainage works complete and water reticulation now underway, with titles expected to issue next spring.

In other good news, upgrades to the Surf Coast Highway will recommence in February, with works expected to be finished by May 2020. Ashbury's Wetlands Reserve has opened, providing a significant breeding ground for local wildlife. Stay tuned for future updates!



## FAMILY FUN DAY TO CELEBRATE OPENING OF ASHBURY'S PARK.

On Saturday, 19 October over 300 people made the most of the spring sunshine and attended a Family Fun Day to celebrate the official opening of Ashbury's newest park.

There were plenty of fantastic activities on offer to keep families entertained! At the Grand Entrance and Dreaming Space circus performers entertained crowds with juggling, spinning plates, unicycles and acrobatics, with a little magic and story-telling thrown in for good measure. The giraffe jumping castle, Geelong Supercats basketball players, pony rides and petting zoo were especially popular with younger visitors.

The carnival atmosphere was enhanced by food vans and trucks serving a wide range of delicious food throughout the day, along with Grovedale CFA's popular sausage sizzle.

Located on the corner of Ashbury Boulevard and Flagstaff Street, the new park in Stage 9 is spread over two acres and features mature trees, a children's play area and dedicated conservation zone. It's sure to be popular with Ashbury's residents as a stimulating place for kids to play, hang out with old friends and make some new ones.



## GIVING BACK TO ARMSTRONG CREEK THROUGH ASHBURY'S COMMUNITY FUND.

On 24 October, 19 community groups in the Geelong area received grants totalling \$15,000 at the second annual Ashbury Community Fund presentation evening.

Dennis Family Group's Managing Director, Grant Dennis, made presentations to each of the successful not-for-profit groups.

Since establishing its Community Fund initiative in 2002, Dennis Family Corporation has distributed more \$650,000 in grants across its various residential estates in Victoria and South East Queensland.

Speaking at the event, Grant said the concept was introduced as a practical way of giving back to Dennis Family's communities.

"Creation of a vibrant, healthy community takes more than bricks and mortar, as it requires a range of services delivered by community groups and associations to develop," he commented.

"It's very satisfying for us to be able to provide financial support to the not-for-profit organisations which provide special activities and community programs that help people of all ages in and around Armstrong Creek."

Not-for-profit groups operating in the Armstrong Creek, Grovedale, Mt Duneed and Torquay postcode areas are eligible to apply, with an independent judging panel allocating grants of \$500 or \$1,000 to organisations. This year, Freshwater Creek and District Riding Club, the Grovedale Toy Library, Mt Duneed Pony Club, Geelong Food Relief Centre and Grovedale Fire Brigade were amongst the successful applicants.

Visit [www.ashburystate.com.au](http://www.ashburystate.com.au) to read more about this year's presentations and find information about the 2020 Ashbury Community Fund.



## STEP INTO SUMMER

Summer is the perfect time to get fit for summer, soak up the sunshine and make the most of the great outdoors. And there is simply no better place to do it than the Bellarine Peninsula and Geelong's Surf Coast.

Here's our roundup of great things to do and see in and around Ashbury this summer, guaranteed to shake off the winter blues!

### RELAX AT POINT LONSDALE'S LON RETREAT.



For a romantic stay-cation, it's hard to go past Lon Retreat. The 200-acre Point Lonsdale estate has been in Claire Gemes's family for almost 150 years. Today, the family home is a sprawling sandstone homestead with seven beautiful and spacious guestrooms, a mineral pool and day spa.

"Everything is designed to allow you to have the time and space to soak it in and take a breath," Gemes says.

"When you come here, we figure you're looking for space and calm and when you leave, we want you to feel as though you've connected again with yourself, your partner, with nature."

Friendly and down-to-earth, Gemes has created an air of informal luxury that carries through to laid-back and unpretentious service throughout the retreat. Each of the seven opulent rooms is unique, yet all have spectacular views of the bush, ocean and surrounding farmland.

Each space is named after a cloud formation – Alto, Cirrus, Stratus – tying back to the idea of watching the weather roll in. Some have private courtyard gardens, others have balconies. Some boast cathedral ceilings, others feature open fireplaces. All are decked out in earthy tones of charcoal, emerald, ivory and grey, with natural stone and timber finishes. Bedside bouquets of proteas, waratahs and banksias are sourced from an on-site native flora plantation, managed by Gemes's mother and sister.

Guests will find Laura Park Estate wines, Teddy and the Fox gin from Bellarine Distillery, Flying Brick cider, and snacks from nearby Annie's Kitchen and The Food Purveyor in each room's honesty bar.

Ocean Grounds coffee from Torquay and Love Tea from Geelong are included in the room rate, as is breakfast for the first morning, which might include yoghurt with granola, coconut and pear chia pudding, and banana bread with cultured butter (from Geelong's Lard Ass).

Guests are also encouraged to meander to the day spa, where they can choose from a list of luxurious treatments, while lovers of the outdoors will enjoy private access to wild and woolly Point Lonsdale beach and a farm track past sand dunes and paddocks to Lake Victoria, home to the very small, endangered Orange-bellied Parrot.

Rooms start at \$360 per night, twin share, and include unlimited access to the mineral pool and a breakfast hamper.

<https://lonretreat.com.au/>

### SIMPLY GOOD FOOD AT PAKO RAW.



Pakington Street in West Geelong has firmly established itself as one of Geelong's best dining precincts. With plenty of great options on offer, a standout is Pako Raw – the perfect spot for casual dining, craft beers and local wines.

The venue's industrial fit out pays tribute to the building's origins as an auto spray paint shop. Having sat empty for almost ten years, a total fit out and refurbishment several years ago transformed the former old shed into its current incarnation, replete with high roof, exposed brick, trusses and steel work, for an edgy urban feel. This is carried all the way to the back deck that boasts a pretty nice view overlooking the railway line and Geelong skyline.

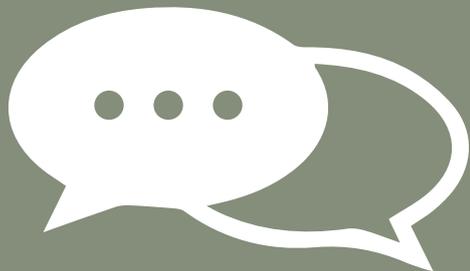
In keeping with the building's style, the philosophy of Pako Raw is unapologetically simple – nothing too fancy and no attempt to reinvent the wheel. However, a commitment to doing things well with quality ingredients is evident in the menu, which features plenty of raw, vegan and vegetarian options as well as pizza, burgers and a delicious all-day big breakfast.

Meals can be ordered at the bar or there's table service for groups of ten or more people.

Offering both indoor and outdoor function spaces, Pako Raw is open Tuesday to Friday, from 11.30am until late and Saturday to Sunday from 8am until late.

# HOME SWEET HOME

Over the past few years, we've shared the home building journey of two Ashbury couples – Suzanne and Brett Radford and Stephen Ellis and Jorja Adamko. Now that these residents have settled into their new dream homes, we thought we'd follow the progress of two more families who are about to start construction on new homes at Ashbury. So let's join Sam and James Collier, and Jess Young and Tom Cummins, to learn more as they watch their dreams become reality over the coming months. We've asked both couples a few questions about some of their biggest decisions and challenges so far.



## SAMANTHA (SAM) AND JAMES COLLIER

Proud parents of two teenage boys, James and Sam are renting a house in Newtown while they wait for their home at Ashbury to be completed. They are hoping, after buying land in Stage 10 back in December 2017, that this is the first and hopefully last time they build a home!

### What made you choose Ashbury?

We felt it was situated in a great location, just 10 minutes from town but far enough away from the city to have a country feel while close to Torquay, Barwon Heads and the Surf Coast, which we love. Our block is within a kilometre of the Armstrong Creek Town Centre which will be a big bonus, reducing our need to drive into the Geelong CBD.

### How did you decide what you wanted to build?

It took plenty of trips far and wide checking out display homes! Initially we were looking at a larger house, but eventually found a slightly smaller design that utilised space really efficiently. It's perfect for us as we have two older boys – a 15 year old and almost 18 year old who, like most teenagers, pretty much live in their bedrooms at the moment!

### Who is your builder and how did you select them?

We are building with Australian Building Co, and they have been helpful, and offered some great value upgrades to go with the house. Initially we had decided on another builder, until Sam went through one of their display homes quite by chance. That visit effectively changed all the decisions we had previously made, but we feel we have ended up with a great design that is far more suitable design for our needs.

### What have been your biggest challenges so far?

Learning to have patience! So far, the whole process has gone smoothly. As this is our first home build, we were keen to get things moving straight away. Waiting for land to title and for the build to begin has been the hardest thing!

**“...10 minutes from town but far enough away from the city to have a country feel while close to Torquay, Barwon Heads and the Surf Coast, which we love.”**



## JESS YOUNG & TOM CUMMINS

Building a home at Ashbury is something of a homecoming for Jess. She grew up in Geelong but has been living in Darwin with her husband Tom for the past 8 1/2 years. Both were working on a FIFO basis – Jess as a nurse with remote Indigenous communities and Tom in the mining sector. With a two year-old daughter, Annabelle, and another baby on the way, they felt it was time to switch careers and relocate for a more family-friendly lifestyle.

The move to Geelong is a change of scenery for Darwin-born Tom, but he is really looking forward to experiencing some more seasonal weather (!) and exploring everything that Geelong and the Bellarine Peninsula have to offer.

### What made you choose Ashbury?

The decision to purchase at Ashbury was a spur of the moment thing, but we had been thinking about moving to Geelong for quite a while.

The opportunity to live close to family was a major drawcard – all mine are based in Geelong, and Tom's sister lives in Melbourne. My mum has actually built her own lovely home at Ashbury just down the road from ours which is fantastic! Plus, we found living in constant sweltering heat with a small child pretty challenging and were ready to move to a cooler climate.

Ashbury's location near the ring road is also great, and with a young growing family, we appreciate the plans in place for schools and sporting facilities. And of course, having some amazing beaches where we will finally be able to swim without meeting a crocodile is really appealing!

### How did you decide what you wanted to build?

Buying an existing house was never really a serious option. Over the years, we had undertaken minor small renovations to our home in Darwin and had zero interest in renovating a whole home again.

The most attractive feature of building our own home from scratch is that we can build something that is tailored to for our lifestyle and caters for our growing family – totally right for now and capable of adapting as we need to.

### Who is your builder and how did you select them?

We have engaged Boutique Homes to build our house as they offered some great value design options that will accommodate our needs now and into the future.

### What have been your biggest challenges so far?

I'm sure everyone says this, but definitely for land titles to issue and choosing a final home design! There are so many options to choose from!