

# Major Projects

Mildura Region - Australia



**Riverfront development** The Mildura Riverfront Master Plan 2005 was developed to utilise Mildura's unique location on the banks of the Murray River. Development of precincts along the river such as dining, arts, culture, recreation and walking / cycling discovery trail all form part of Mildura Rural City Council's master plan.

The estimated \$130 million project will create opportunities for construction, tourism, hospitality and retail trade.

A private developer has flagged the Mildura riverfront as the preferred location for the proposed \$400million Mildura Jewel Entertainment and Convention Centre.

**Dockside Mildura Marina** Development of the \$70 million Marina ('Dockside Mildura') has commenced in Mildura on the Murray River. Dockside Mildura will have five main precincts, a hotel precinct, riverside residences, marina residential precinct, a retail precinct and boat service precinct.

Dockside Mildura will consist of a 150 room hotel and conference centre, 15 premium riverfront residences, 1500 square metres of harbourside retail, 100 marina berths, 19 harbourfront homes, 39 harbourview homes, a tower containing 24 luxury horizonview apartments and maritime infrastructure services.

Visit [www.milduramarina.com](http://www.milduramarina.com) for more information

**Industrial development** Mildura Rural City Council has acknowledged the need for adequate industrial land to grow the region's opportunities, as identified in the 2006 Industrial Land Strategy. A key development is the Thurla Industrial Estate located approximately 10 kilometres from Red Cliffs. Sites within the Thurla Industrial Estate have been earmarked for heavy industry such as road transport, fuel distribution and manufacturing. It is also anticipated that one stage of the Thurla development will be a sustainable eco-industrial park.

## Residential & commercial development

The housing market in the Mildura region has notably increased in value over the past few years.

However, regional comparisons show that housing in Mildura is still very affordable. Median housing prices in Mildura are lower than Ballarat, Bendigo, Wangaratta, Wodonga and Shepparton, making it an attractive location to live or invest in. Mildura Rural City Council predicts that 500 new houses will need to be built per year to meet the demand of the region's growing population.

**Airport** The Mildura Airport has been growing rapidly over recent years with expansion to airport facilities, development of an industrial precinct and growth in passenger movements.

Passenger movements for the 2008/2009 financial year were 186,500 and there were 245 flights .

Land near the airport has been identified for development of a Business Park Precinct. Industrial land use strategies have also been developed for the Mildura region, as the demand for land is growing rapidly with new industry and expansion.

Visit [www.milduraairport.com.au](http://www.milduraairport.com.au) for more information

**Solar energy** The Mildura region has the best solar energy resources in Victoria.

The region's climate is semi-arid and sunny all year, with mild winters and warm summers.

With vast tracts of affordable land available, access to 66kv and 220kv connections to the national grid, and other essential services on hand, the Mildura region is attracting many large scale solar power enquiries.

Contact Mildura Development Corporation for further details.

**Mining** Mining is a relatively new industry to the region. BEMAX Resources NL have established a mineral sands mine at Kulwin, and Iluka Resources are currently in the process of establishing a mineral sands mine in the region.

With the potential to invest up to \$400 million in the Mildura region, mineral sands mining is becoming a significant industry. Approximately 200 people are currently employed in mineral sands mining, with future projections indicating a possible further 60-80 positions.

Arumpo Bentonite Pty Ltd has a mine established 95km north-east of Mildura in NSW. It is recognised as the largest deposit of Bentonite in Australia.

For further information visit: [www.bemax.com.au](http://www.bemax.com.au)  
[www.iluka.com](http://www.iluka.com) | [www.arumpobentonite.com.au](http://www.arumpobentonite.com.au)

## Transport industry & infrastructure development

Expansion in horticulture, wine production and mining has driven the Mildura region to develop detailed, long term plans and strategies for the future development and expansion of the regions transport infrastructure.

Development of a new road / rail freight hub, a new rail line linking to the transcontinental rail line, rail standardisation and upgrade are all issues being addressed in detail by key organisations within the Mildura region.

Transport, logistics and warehousing industries have also grown rapidly over recent years.

**Aquaculture** A new industry in the region is aquaculture, or fish farming. A pilot program conducted by the Department of Primary Industries has been continued by some farmers who have seen aquaculture as an additional aspect to their agricultural operations and a way of value adding their dam water. Whilst still in the initial phases of development, the industry has the opportunity to add to the region's economy.

