

# WESTBROOK NEWS BITES SPRING 2020



# SPRING HAS WELL AND TRULY SPRUNG

## Westbrook Construction Update

**Notwithstanding lockdown restrictions, it's been business as usual at Westbrook with lots of changes continuing to take place!**

In the estate's Northern Precinct, civil construction works in Stage 44 have included the recent finalisation of kerbs, channels and the first layer of asphaltting, as well as the commencement of electrical and telecommunication reticulation works. Registration of titles for this stage is currently scheduled for first quarter of 2021.

Civil construction in Stage 57 is also progressing well, with electrical and telecommunication reticulation works nearing completion. Concrete works are also currently underway with the audit and compliance phase for these stage works to commence shortly. Registration of titles for this stage is currently scheduled for early next year.

**There's plenty happening at Westbrook right now. Here's our round up of all the latest news from Westbrook, along with some great suggestions for things to do in and around Tarneit & Truganina now the days are a little longer and the weather a little warmer!**

### In other highlights...

- All earthworks within the estate's railway corridor are now complete and final topsoiling works are underway. Earthworks along the Forsyth Waterway in the Northern Precinct are also progressing well
- Residents and visitors to Westbrook's Southern Precinct will see that construction of the pedestrian bridge over the Forsyth Waterway is advancing; structural piers are currently in the process of being installed, with the actual bridge expected to be craned into place before year's end. Landscaping works within this section of the channel are also set to commence shortly
- The installation of entry statement structures at each of the estate's Northern and Southern Precinct interfaces along Morris Road kicked off recently, with structural footings now in place. At this stage, it's anticipated that installation, including lighting, will be finalised by Christmas
- The Morris Road overpass is in the process of undergoing site preliminary works, with completion still on schedule for early 2022
- Leakes Road has also undergone some major aesthetic changes, with landscaping works including the installation of turf, street trees and groundcover planting due for completion in the coming month
- Westbrook residents – and especially those with young families, have welcomed the recent opening of the new Heyfield Drive Park in the Northern Precinct
- And in more good news, Dohertys Road can now be accessed by Alcock through Albright Estate, providing convenient access to the future Truganina Garrang Wilam Primary School.

**Stay tuned for more updates!**

# HOME SWEET HOME



**A first-home buyer, Radhika purchased land at Westbrook in Stage 41. We took this opportunity to discover what made her choose Westbrook, and to learn a little more about her work.**

## **Why did you decide to become a physio?**

I really enjoy working with people. I gravitated towards physiotherapy in large measure because I felt it would be a fun, rewarding profession that suited my personality. And it's worked out perfectly – because I absolutely love what I do!

## **How long have you been practicing?**

I have now spent almost 8 years working in private practice!

**Westbrook's community is growing all the time. We thought we'd check in with local physiotherapist and one of the Estate's newest residents, Radhika Kapoor, to see how she's settling in.**

## **Where do you work?**

I have been working out of the Point Cook Physiotherapy Clinic for the last three years. But my dream is definitely to open my own practice one day!

## **What do you love most about your job?**

It is just so rewarding! Every time I see how I've helped a patient reduce their pain and improve their quality of life it makes all my hard work worth it. In many respects, physiotherapy is all about empowering people to take charge of their own health. Whenever you succeed in motivating someone to make healthy lifestyle choices, it can literally change the rest of their life.

## **What is the most amusing thing that has ever happened to you at work?**

Well, recently one of my clients wanted to set me up on a date with his brother. He was the perfect wingman! So, I took it as a compliment!

## **What made you choose Westbrook?**

Location, location, location! Williamstown Beach is only 30 mins away!

The city is only 30 mins away! Geelong and The Great Ocean Road are also close by! The masterplan also looks fantastic, with the Forsyth Waterway, Skeleton Creek and parks! And my dad liked it!

## **Where is your go-to place for coffee in and around Westbrook?**

Degani Bakery Café at Tarneit Central does a mean mocha! With great service!

## **What are your 3 favourite things to do in and around Tarneit?**

No. 1 – playing with my nephew who lives close by!

No. 2 – shopping at Werribee Plaza (not always good for my bank balance but great fun!)

No. 3 – definitely eating at all the fantastic food trucks in the area and at Priya's in Point Cook! And my mum's cooking, of course!

**We wish Radhika all the best with settling into her new neighbourhood! If you see her around the estate, be sure to say 'Hi'.**

# THE WESTBROOK COMMUNITY FUND IS BACK AGAIN IN 2020!



At Westbrook we're committed to help nurture a vibrant, healthy local community.

So, we're delighted to announce that applications are now open for 2020 Westbrook Community Fund.

An annual initiative of Dennis Family Corporation, this year there's over \$23,000 in financial grants available to community and not-for-profit organisations in the Truganina, Tarneit and Williams Landing areas to assist a wide range of local projects.

Since it first launched in 2002, the Dennis Family Corporation's Community Fund program has distributed almost \$700,000 in grants across various residential estates in Victoria and South East Queensland, including over \$20,000 awarded to 18 organisations from the City of

Wyndham in 2019, numbering amongst them the African-Australian Family and Parenting Support Services, Truganina South Primary School, Sakhi Saheli and the Victorian Bangladeshi Community Foundation as well as various local sporting clubs.

To apply, eligible not-for-profit groups simply need to visit [www.westbrookestate.com.au](http://www.westbrookestate.com.au) and complete an online application form by 5.00pm Monday 16/11/2020.

Visit the website for full terms & conditions.



## HELP US KEEP WESTBROOK LOOKING BEAUTIFUL

**We're calling on all estate-proud residents to keep an eye out to ensure everyone is safe and keep Westbrook looking in tip top shape!**

**Illegal Dumping:** We all know that dumping is illegal. Not only does it encourage more dumping, it can damage the environment and impact the visual appeal of our community. So, if you see any dumped rubbish in and around

Westbrook, don't hesitate to email us at [info@westbrookestate.com.au](mailto:info@westbrookestate.com.au) and let us know or contact the Council so the matter can be dealt with promptly.

**Nature Strips:** Although they're owned by the Council, nature strips at Westbrook are also the responsibility of residents. Everyone in our community has a role to play in ensuring the

estate's nature strips are conserved and kept clean and tidy, so they provide an effective buffer between pedestrians and private property and, most importantly, keep you safe!

**Tradies Care:** Seen any tradesman not taking care of the Westbrook community? Email us at [info@westbrookestate.com.au](mailto:info@westbrookestate.com.au) with any issues or concerns.

# GARRANG WILAM PRIMARY SCHOOL TRUGANINA ENROLMENTS NOW OPEN



**GARRANG WILAM**  
PRIMARY SCHOOL TRUGANINA

**In just a few short years, Tarneit and Truganina have transformed from grassy paddocks to thriving communities, including the development and opening of some fantastic new schools just a short hop, skip and jump away from Westbrook.**

One of these is Truganina's Garrang Wilam Primary School, due to open its doors in 2021, with enrolments currently open for students in the local area.

The new school will include two learning neighbourhoods, an administration building, a performing arts and physical education gymnasium, as well as extensive outdoor courts and sports fields, and founding principal, Natalie Nelson, says staff are looking forward to delivering the highest educational opportunity for every student.

*"Our aim is to create an environment where all members of the school community can work together and be valued in a connected manner. Lifelong learning, enjoyment and success are all an integral part of our school learning partnership".*

To check if you are in the School's zone, visit:

<https://www.findmyschool.vic.gov.au>.

For enrolment enquiries, email [Natalie.nelson@education.vic.gov.au](mailto:Natalie.nelson@education.vic.gov.au)



## LET'S COOK WESTBROOK VIRTUAL COOKING CLASS



**On 16 September a small group of enthusiastic residents took part in Westbrook's inaugural Let's Cook virtual cooking class hosted by well-known Melbourne nutritionist, Justyna Kalka.**

Designed to equip people with good nutrition basics, the interactive family-friendly event provided plenty of inspiration and education about how to bring balance, fun and enjoyment to healthy eating. It also proved the perfect opportunity for participants to learn how to

prepare some healthy nutritious treats – Bliss Balls, in the comfort of their own kitchen.

Along the way, Justyna shared lots of tips and tricks for healthier eating, preparing more economical family meals and grocery shopping to help people stay in tip top shape during lockdown. Even better, two lucky participants each won a \$100 Coles Groceries Voucher.

A fantastic event, the inaugural class was a huge success, and is guaranteed to become a regular fixture on the Westbrook calendar.

# SURVIVING LOCKDOWN

Well, it looks like Stage 4 Lockdown is set to linger for a little while yet. And we all know the challenges of trying to find things to do close to home! So, we have done some homework for you. Here are several suggestions for fun activities that the whole family can enjoy – all just down the road from Westbrook!

## The Rushes, Ruins and Two Parks Walk, Tarneit

Recommended by the team from Walking Maps Australia, nature lovers will enjoy this delightful 2.4km loop walk which includes the best of the western side of Tarneit.

Starting at Geoffrey Terrace, and taking in the Ruses, the Ruins and Club House Park, it's a great way to discover a little local history and immerse yourself in nature.

Guaranteed to impress! For directions, visit:  
<https://walkingmaps.com.au/walk/2456>



## Tarneit Central

While not all shops are open, there's still plenty happening at Tarneit's favourite shopping centre – especially for foodies.

Open 7 days a week, Coles and Aldi are all still open, along with a selection of fresh food stores and cafes, as well as an assortment of service outlets.

The centre also features convenient amenities including a parents' retreat with adjoining bathrooms, free WIFI, changing places, disability toilet hoist, a large carpark and extended trading hours for major retailers.

## MEET THE WESTBROOK SALES TEAM



### **Cheryl Pearson, Sales Consultant**

A licensed real estate agent with 20 years of professional experience spanning residential and land sales, Cheryl has been working for Dennis Family Corporation for 7 years.

### **How long have you been a member of the Westbrook sales team?**

I helped launch Westbrook Estate in 2014 and was a member of the initial Westbrook Sales Team for 4 years. I re-joined the Team in late August and it's extraordinary to see how much the estate has grown over the intervening period!

Always ready to greet people with a smile and a warm welcome, meet Cheryl Pearson from the Westbrook Sales Team, and find out what she thinks makes Westbrook special.

### **What is the best thing about your job?**

That's an easy one – definitely following each purchaser on their journey from the ground up, and helping guide people through the sales process, which can be pretty daunting at times, so they feel supported.

### **What are the best things about Westbrook?**

Well, there are so many great things about the estate. But the key thing for me is that it pretty much has it all! It's literally a one stop shop, surrounded by everything you need to make it your forever home including lots of parkland, plenty of quality sport and recreational amenities, great schools, and Tarneit Central just up the road.

### **Who will Westbrook most appeal to?**

Everyone! From owner-occupiers looking for their dream home to investors looking for a property with loads of appeal and good returns, to active families with an appreciation of the great outdoors, there are lot sizes guaranteed to suit all budgets and needs.

### **What sets Westbrook apart from other estates nearby?**

There's no doubting the Tarneit Train Station's location within the estate is a major point of difference from other estates in the area. But I think affordability, the quality of amenities, accessibility to the city and the strong sense of community are all things which set Westbrook head and shoulders above the rest.

### **Favourite places to eat in and around Westbrook?**

I am a huge fan of Shadowfax Winery at Werribee Park Mansion for any occasion no matter what the excuse, and I can't wait for restrictions to ease!

## MEET THE WESTBROOK SALES TEAM



### **Levan Lu, Sales Consultant**

**Levan is an experienced estate agent who has worked in land sales for the past 15 years and sold established homes for 9 years prior to that. It seems a far cry from the wholesale seafood industry, where her career began, but she is adamant there are similarities. "It is all about sales!", she says.**

### **How long have you been a member of the Westbrook sales team?**

I first started in the Westbrook Sales office at the start of this year. So, around 10 months and counting.

Always ready to greet people with a smile and a warm welcome, meet Levan Lu from the Westbrook Sales Team, and find out what she thinks makes Westbrook special.

### **What is the best thing about your job?**

Definitely meeting new people and becoming part of their journey. It's so rewarding to see happy purchasers finally collect the keys to their new home.

### **What are the best things about Westbrook?**

Hands down, the fantastic master plan. Westbrook is located in the perfect position with everything anyone could possibly need right on the doorstep.

### **Who will Westbrook most appeal to?**

Well, it's a premium Estate that's close to a fantastic range of schools, good shops, the train station and Melbourne's CBD, not to mention Victoria's surf coast – all of which makes it incredibly appealing to a wide range of purchasers. The continued strong level of interest and sales shows just how many people want to become part of the Westbrook Community.

### **What sets Westbrook apart from other estates nearby?**

Easy – beautiful quality landscaping, convenient freeway access and the fact that the Tarneit Station is located right in the heart of the Estate.

### **Favourite places to eat in and around Westbrook?**

There are so many fantastic choices nearby, but if I had to narrow it down to my top three they would include Hotel 520, in Sayers Road, Tarneit, Guzman Y Gomez in Tarneit Central for great Mexican food and the ever-reliable Groove Train at Pacific Werribee.

### **Favourite things to do in and around Westbrook?**

Now that the weather is warming up and daylight savings is here, making the most of Westbrook's scenic routes and waterways with a late afternoon or early evening walk.



# WE ARE STILL OPEN FOR BUSINESS

The Westbrook Sales Centre is open by private appointment. We are following the Victorian Government guidelines, a COVID-19 safe plan is in place, attendees must wear a face mask and travel is allowed within metro Melbourne for a scheduled appointment. Please call **1300 303 420** to make a time to come and see our team. Contact them using the below details or email: [info@westbrookestate.com.au](mailto:info@westbrookestate.com.au)

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