

WHAT'S GOING ON AT MODEINA



ANOTHER DENNIS FAMILY COMMUNITY

SPRING 2020 NEWSLETTER



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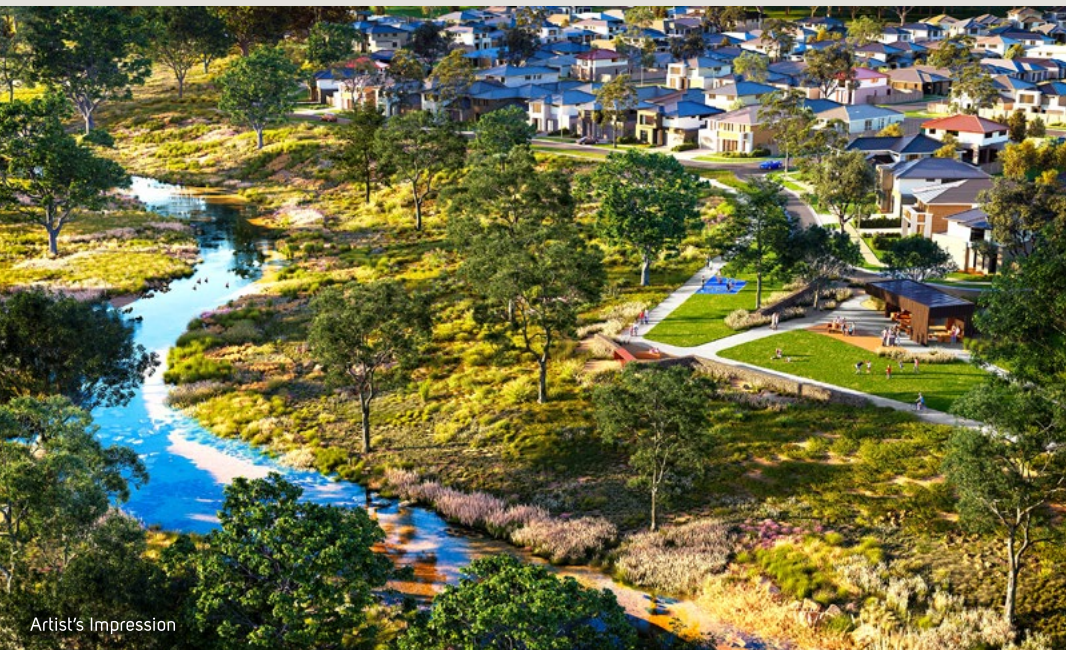
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Artist's Impression

With longer days and warmer spring weather, and the completion of key beautification, rehabilitation and construction works, there has never been a better time for Modeina residents to enjoy the beautiful Kororoit Creek!

Fitness fanatics won't be the only ones to love the fitness station, shared walking & bike paths and peaceful creek viewing area that are now features along the northern section of Kororoit Creek, near Westwood Drive.

And there won't be a little person in Modeina who hasn't eagerly awaited the opening of the playground in the southern section of Kororoit Creek. Along with the wetlands, these are the newest works to be completed and are sure to be the destination for many family outings in the coming months.

Work on Stage 13 is now well underway and on track for completion in the second quarter of 2021, with 90% of kerb & channel works now complete and electrical installation commenced.



Sales Update

Not even a pandemic can deter buyers keen to secure land in Modeina!

Of the first ten lots recently released in Stage 25A, half enjoy enviable creek-frontage and nine have already sold.

"We've had fantastic feedback on the completed wetlands and the creek-front lot selection," shares Boran Rusinovic, Modeina Sales Consultant.

"Although there may not be as many buyers in the market at the moment, we had a lot of people who had registered interest in and were waiting specifically for these blocks to become available. When they were released, they acted immediately, which is why the lots sold so quickly."

"We've also had a terrific response to our newly updated website, which includes a handy search filter for finding the lot that matches your needs perfectly. Be sure to check it out!"



Modeina Community Fund 2020 Now Open!

The 2020 Modeina Community Fund is open to eligible local, not-for-profit groups to apply for a financial grant to support their local community project.

The Community Funds have successfully operated across the Dennis Family Corporation's residential developments for the past 18 years, both in Victoria and Queensland, and have distributed more than \$700,000 in grants to eligible groups to help make hundreds of programs and projects possible.

At Modeina, the Community Fund has shared close to \$40,000 to eligible groups since its establishment 3 years ago, with previous recipients coming from local sporting, support and environmental groups, schools and emergency services.

To be considered for a grant, groups must meet the eligibility criteria and complete an online application form which is available on the Modeina website.

<https://modeina.com.au/community-fund-form-2020>

Melton Hospital to bring more than Health Benefits to our Region

A report investigating the impact of a hospital in Melton has found it would add \$300 million to the region's economy annually and create 3825 ongoing jobs and 375 construction jobs. It also found that the need for a 250 bed hospital in the region is set to double in the next 15 years.

West of Melbourne Economic Development Alliance (WoMEDA) was tasked with conducting the independent economic impact analysis of the proposed hospital and the report, 'Investing in a New Hospital for Melton' by leading economist Professor Rodney Maddock, is now available.

WoMEDA recommended that the State Government include the land acquisition in the proposed site within the Cobblebank Metropolitan Activity Centre in its upcoming budget. Construction could commence by 2022, with the facility fully operational by 2026.

Read full report at: <https://www.vu.edu.au/sites/default/files/womeda-investing-in-a-hospital-for-melton.pdf>



2021 Enrolments are Now Open!

We appreciate that it is a difficult time to enrol your child at school for 2021. Burnside Primary School is providing several opportunities for prospective families to engage with the school to make a considered decision for enrolling in 2021.

The following are the opportunities available for families:

- Zoom meetings with the principal to share the school's mission statement, educational philosophy and answer any questions
- Virtual Tour to demonstrate our learning architecture and showcase our students
- Personal 1:1 phone calls to discuss any specific personal information with parents
- Small group onsite transition in Term 4
- Small group virtual transition sessions with students
- Kindergarten visits

If you're interested in enrolling, please contact the school on 8578 6310, or email burnside.ps@edumail.vic.gov.au or visit <https://burnsideps.vic.edu.au> to download an enrolment form from their website.



Oven Baked Lemon and Garlic Ricotta

With the warmer months ahead of us and the Australian love of outdoor entertaining, this quick, easy and super delicious baked ricotta cheese recipe is sure to be the centre piece of any cheese board.

It's diverse enough to be the base for a sweet or savoury option and is sure to tantalise the taste buds of all your guests.

Ingredients:

- 2 cups of full fat ricotta
- 1 to 3 tablespoons full fat cream or milk
- 2 tablespoons thyme leaves
- Zest of 1 lemon or to taste
- 2 teaspoons minced garlic
- 1/4 teaspoon sea salt
- 1/4 teaspoon cracked black pepper
- 2 tablespoon olive oil

Optional Extras:

- Fresh thyme, parsley or any other herbs, finely chopped
- Sundried tomatoes or olives finely chopped

Instructions:

1. Preheat oven to 180 degrees
2. Place the ricotta in a bowl, if it is a little dry add the cream or milk to make a thick creamy consistency
3. Add the lemon, garlic and salt and mix to combine, adding some optional extras if you like
4. Using a few large ramekins or small ovenproof dish, divide the ricotta between the dishes and drizzle over 1 tbsp olive oil (reserve other tbsp for use after baking)
5. Bake in the oven for 15 to 20 minutes until the top is lightly browned
6. Remove and drizzle with remaining 1 tbsp olive oil ready to serve

Spread on some crusty bread or crackers. This soft, mild tasting cheese is perfect on its own or accompanied by olives, salami and fruits.

The Modeina 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 724 723 to make a time to come and see Boran.
Contact him using the below details or email: info@modeina.com.au



Our team will continue to support our customers and residents with any enquiries they may have. We have a range of ways to communicate with you such as
Phone • SMS • Facetime • WhatsApp • Zoom • Email

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Regards, the Modeina Team

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