

Form 1 Section 38(1)

NOTICE OF APPROVAL OF AMENDMENT TO A PLANNING SCHEME TO BE PRESENTED TO PARLIAMENT

On 9 August 2021 the Minister approved Amendment C243gben to the Greater Bendigo Planning Scheme.

The amendment was prepared by Greater Bendigo City Council. The Greater Bendigo City Council will be responsible for administering the scheme.

The amendment implements the findings of the *Heathcote Flood Study*, (BMT WBM Pty Ltd, March 2016) by updating flooding controls to properties located in active flow paths to ensure that future development proposals consider the associated hazard and risk.

Specifically, the amendment:

- Rezones part of the land at 3 Barrack Street, Heathcote from Special Use Zone, Schedule 8 to Urban Floodway Zone (UFZ).
- Rezones part of the land at 27 Caldwell Street and Crown Allotment 6D Forest Drive, Heathcote from Low Density Residential Zone (LDRZ) to UFZ.
- Rezones part of the land at 31 Heathcote-Nagambie Road, Heathcote from Rural Living Zone (RLZ) to part UFZ.
- Rezones part of the land at 7 and 8 Fairy Dell Court, 2 High Street, 114-120, 120, 122-132, 134-136, 138-158 and 160-164 Kilmore Road, 3 and 4-6 McMahon Street, Crown Allotment 15A Pianta Street, Crown Allotment 13 Turner Street, Heathcote from General Residential Zone (GRZ) to UFZ.
- Rezones approximately 2.33 hectares of land at Crown Allotment 1, Northern Highway, Heathcote and part of the land at Crown Allotments 6, 2-20, 22-36, 38-60, 62-76, 88 and 90-108 Kilmore Road, Heathcote from Mixed Use Zone, Schedule 1 (MUZ1) to UFZ.
- Rezones part of land at 19 Ambers Drive, Heathcote from UFZ to LDRZ.
- Rezones the land Crown Allotment 21, Forest Drive, Heathcote from UFZ to Public Conservation and Resource Zone (PCRZ).
- Rezones land at Crown Allotment 3, Bennett Street, Heathcote from UFZ to RLZ.
- Rezones part of the land at 273 High Street, 2-4 Mitchell Street, 1 and 5 Robinson Street, 2-6, 5 and 8 Routledge Street, and at 14 Thomas Street, Heathcote from UFZ to GRZ.
- Rezones land to the UFZ and applies the LSIO, Schedule 1 and Schedule 2 simultaneously to approximately 94 properties in the township of Heathcote.
- Deletes the Land Subject to Inundation Overlay (LSIO), Schedule 3 (Heathcote and rural areas) from all land in the township of Heathcote (approximately 320 properties).
- Applies the LSIO, Schedule 1 (Depth of flooding up to and including 350 millimetres) to approximately 81 properties in the township of Heathcote.
- Applies the LSIO, Schedule 2 (Depth of flooding greater than 350 millimetres) to approximately 10 properties in the township of Heathcote.
- Applies both the LSIO, Schedule 1 and Schedule 2 to approximately 85 properties in the township of Heathcote.
- Amends Clause 21.08 of the Municipal Strategic Statement to acknowledge the McIvor Creek and flooding risk in Heathcote and to insert a new implementation action to use the *Heathcote Local Floodplain Development Plan*, May 2021 to guide development and subdivision in areas subject to flooding.
- Amends Schedules 1 and 2 to Clause 44.04 (LSIO) to add new permit exemptions, reword some of the existing permit exemptions to improve clarity, and include a reference to the *Heathcote Local Floodplain Development Plan*, May 2021.
- Amends Schedule 3 to Clause 44.04 (LSIO) to change the title by deleting the words “Heathcote and”.

- Amends the Schedule to Clause 72.04 (Documents incorporated into the planning scheme) to insert the *Heathcote Local Floodplain Development Plan* (City of Greater Bendigo, May 2021) as an incorporated document in the Greater Bendigo Planning Scheme.
- Amends the Schedule to Clause 72.08 to insert the *Heathcote Flood Study* (BMT WBM, March 2016) as a background document in the Greater Bendigo Planning Scheme.

The Minister did not exempt the planning authority from any of the requirements of sections 17, 18 or 19 of the **Planning and Environment Act 1987**.

The Minister did not exempt the planning authority from any of the requirements of the *Planning and Environment Regulations 2015*.

The Minister did not prepare the amendment under section 20A of the *Planning and Environment Act 1987*.

Stuart Menzies
Director, State Planning Services
Department of Environment, Land, Water and Planning

For the Minister

Date: 10 September 2021

Form 1 Section 38(1)

NOTICE OF APPROVAL OF AMENDMENT TO A PLANNING SCHEME TO BE PRESENTED TO PARLIAMENT

On 16 June 2021 the Minister approved Amendment No. C126hbay to the Hobsons Bay Planning Scheme.

The amendment was prepared by the Minister for Planning. The Hobsons Bay City Council will be responsible for administering the scheme.

The changes to the scheme are: administrative, formatting and technical changes to local provisions of the Hobsons Bay Planning Scheme to reflect the reforms introduced by Amendment VC142 and Amendment VC148 and to ensure greater consistency with the *Ministerial Direction on the Form and Content of Planning Schemes*, as part of the Smart Planning Program.

The Minister exempted the Minister from the requirements of sections 17, 18 and 19 of the **Planning and Environment Act 1987** being the requirement to:

- Give a copy of the amendment, together with the explanatory report and any document applied, adopted or incorporated in the amendment to the relevant municipal council.
- Make the amendment available for inspection until the amendment is approved.
- Give notice of the amendment to every Minister, public authority and municipal council that the planning authority believes may be materially affected by the amendment.
- Give notice of the amendment to the owners and occupiers of land that the planning authority believes may be materially affected.
- Give notice of the amendment to any Minister, public authority, municipal council or person prescribed.
- Publish a notice of the amendment in a newspaper generally circulating in the area.
- Publish a notice of the amendment in the Victoria Government Gazette.

The Minister exempted the Minister from the requirements of the **Planning and Environment Regulations 2015**.

No notice of the amendment was given.

The Minister did not consult the responsible authority.

The Minister did not prepare the amendment under section 20A of the **Planning and Environment Act 1987**.

Stuart Menzies
Director, State Planning Services
Department of Environment, Land, Water and Planning

For the Minister

Date: 10 September 2021

Form 1 Section 38(1)

NOTICE OF APPROVAL OF AMENDMENT TO A PLANNING SCHEME TO BE PRESENTED TO PARLIAMENT

On 7 July 2021 the Minister approved Amendment C131macr to the Macedon Ranges Planning Scheme.

The amendment was prepared by the Minister for Planning. The Macedon Ranges Shire Council will be responsible for administering the scheme.

The changes to the scheme are:

The amendment updates local schedules in zones, overlays, particular provisions, general provisions and operational provisions of the Macedon Ranges Planning Scheme to remove inconsistencies with:

- The *Victoria Planning Provisions* as a result of Amendment VC142 and Amendment VC148, and
- The *Ministerial Direction – Form and Content of Planning Schemes*.

The Minister exempted the Minister from the requirements of sections 17, 18 and 19 of the **Planning and Environment Act 1987** being the requirements to:

- Give a copy of the amendment, together with the explanatory report and any document applied, adopted or incorporated in the amendment to the relevant municipal council.
- Make the amendment available for inspection until the amendment is approved.
- Give notice of the amendment to every Minister, public authority and municipal council that the planning authority believes may be materially affected by the amendment.
- Give notice of the amendment to the owners and occupiers of land that the planning authority believes may be materially affected.
- Give notice of the amendment to any Minister, public authority, municipal council or person prescribed.
- Publish a notice of the amendment in a newspaper generally circulating in the area.
- Publish a notice of the amendment in the Victoria Government Gazette.

The Minister exempted the Minister from the requirements of regulations 6 and 7 of the Planning and Environment Regulations 2015 being the requirements to:

- Give notice of the amendment to every Minister, public authority and municipal council under section 19(1)(c).
- Give notice under section 19.

No notice of the amendment was given.

The Minister did not consult the responsible authority.

The Minister did not prepare the amendment under section 20A of the **Planning and Environment Act 1987**.

Stuart Menzies
Director, State Planning Services
Department of Environment, Land, Water and Planning

For the Minister

Date: 10 September 2021

Form 1 Section 38(1)

NOTICE OF APPROVAL OF AMENDMENT TO A PLANNING SCHEME TO BE PRESENTED TO PARLIAMENT

On 22 July 2021 the Minister approved Amendment. C131maro to the Maroondah Planning Scheme.

The amendment was prepared by the Minister for Planning. The Maroondah City Council will be responsible for administering the scheme.

The changes to the scheme are: administrative, formatting and technical changes to local provisions of the Maroondah Planning Scheme to reflect reforms introduced by Amendment VC142 and VC148 and to ensure consistency with the Ministerial Direction on the Form and Content of Planning Scheme, as part of the Smart Planning Program.

The Minister exempted the Minister from the requirements of sections 17, 18 and 19 of the **Planning and Environment Act 1987** being the requirement to:

- Give a copy of the amendment, together with the explanatory report and any document applied, adopted or incorporated in the amendment to the relevant municipal council.
- Make the amendment available for inspection until the amendment is approved.
- Give notice of the amendment to every Minister, public authority and municipal council that the planning authority believes may be materially affected by the amendment.
- Give notice of the amendment to the owners and occupiers of land that the planning authority believes may be materially affected.
- Give notice of the amendment to any Minister, public authority, municipal council or person prescribed.
- Publish a notice of the amendment in a newspaper generally circulating in the area.
- Publish a notice of the amendment in the Victoria Government Gazette.

The Minister exempted the Minister from the requirements of the **Planning and Environment Regulations 2015**.

No notice of the amendment was given.

The Minister did not consult the responsible authority.

The Minister did not prepare the amendment under section 20A of the **Planning and Environment Act 1987**.

Stuart Menzies
Director, State Planning Services
Department of Environment, Land, Water and Planning

For the Minister

Date: 10 September 2021

Form 1 Section 38(1)

NOTICE OF APPROVAL OF AMENDMENT TO A PLANNING SCHEME TO BE PRESENTED TO PARLIAMENT

On 15 August 2021 the Minister approved Amendment C156mona to the Monash Planning Scheme.

The amendment was prepared by the Minister for Planning. The Monash City Council will be responsible for administering the scheme.

The changes to the scheme are: The amendment facilitates the use and development of the subject site for commercial, retail, residential, and a mix of other uses generally consistent with the PMP Printing Precinct Comprehensive Development Plan, June 2021.

The Minister exempted the Minister from the requirements of sections 17, 18 and 19 of the **Planning and Environment Act 1987** being the requirement to:

- Give a copy of the amendment, together with the explanatory report and any document applied, adopted or incorporated in the amendment to the relevant municipal council.
- Make the amendment available for inspection until the amendment is approved.
- Give notice of the amendment to every Minister, public authority and municipal council that the planning authority believes may be materially affected by the amendment.
- Give notice of the amendment to the owners and occupiers of land that the planning authority believes may be materially affected.
- Give notice of the amendment to any Minister, public authority, municipal council or person prescribed.
- Publish a notice of the amendment in a newspaper generally circulating in the area.
- Publish a notice of the amendment in the Victoria Government Gazette.

No notice of the amendment was given.

The Minister did not consult the responsible authority.

The Minister did not prepare the amendment under section 20A of the **Planning and Environment Act 1987**.

Stuart Menzies
Director, State Planning Services
Department of Environment, Land, Water and Planning

For the Minister

Date: 10 September 2021