

22.03 MT HELEN TECHNOLOGY PARK

10/05/2012
C155

This policy applies to the University of Ballarat Technology Park, Mt Helen (see Map 1 to Clause 22.03).

22.03-1 Policy Basis

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Information Technology is a significant component in Ballarat's economic development strategy. The University of Ballarat Technology Park at Mt Helen has been established as a focus for this industry in Ballarat and a place where its locational requirements can be met.

22.03-2 Objectives

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- To establish the Technology Park as a primary focus for technology and research enterprises which can extend and reinforce the linkages between the park and the University of Ballarat.
- To allow for the establishment of appropriate facilities and services which support technology and research development enterprises.
- To ensure that options for the future establishment of technology based enterprises are maintained by only allowing enterprises which have a primary function of research and development and a limited number of houses in restricted circumstances.
- To ensure that the park is developed to a high quality, not detracting from the surrounding amenity of the area.
- To encourage the expansion of the existing technology park to the east towards the University of Ballarat Mount Helen Campus.
- To ensure that any expansion of the existing technology park does not detract from the environmental and landscape values of the area.

22.03-3 Policy

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It is policy that:

- The Technology Park be the primary focus for technology and research enterprises which extends and reinforces the linkages between the park and University of Ballarat.
- Only developments that are directly related to the Technology Park and information technology will be supported to ensure the future establishment of other enterprises. At least 70% of the floor area of any enterprise should be used for research and development.
- Comment will be sought from the University of Ballarat on all applications.
- Any use and development should enhance the amenity of the area, and ensure that the park is developed to a high quality.
- Residential accommodation will only be supported where the use is for the purposes of short term accommodation for those working at the site. Accommodation that provides for people not working within the Technology Park will not be supported.
- Before deciding on an application to subdivide land within the subject area, the responsible authority must consider if the proposed subdivision conforms with the subdivision layout shown on Map 2 to Clause 22.03 and whether this layout would be prejudiced if the subdivision or development does not conform.
- With all subdivisions, applications should be accompanied by a description of intended or existing uses to be accommodated on the new lots and their site requirements.

Map 1 To Clause 22.03



