

22.03 NEPEAN HIGHWAY - MILE BRIDGE TO CENTRAL ACTIVITY DISTRICT POLICY

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This policy applies to land fronting Nepean Highway, Frankston between the Mile Bridge and Beach Street on the western side of the Highway and Sheridan Avenue on the eastern side of the Highway.

22.03-1 Policy basis

09/08/2012
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The section of Nepean Highway north of the Central Activity District (CAD) forms one of the main entrances to Frankston. A high standard of development is required to reflect the significance of this entrance and the CAD.

A strategy of the MSS is to encourage use and development of this section of Nepean Highway to complement its treatment as a boulevard entry.

22.03-2 Objectives

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- To encourage uses that are appropriate to and enhance this major entry to the Frankston CAD.
- To encourage development and landscaping of a high visual standard along this route.

22.03-3 Policy

09/08/2012
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It is policy that:

- Offices (including medical centres), restaurants and motels be encouraged along this section of Nepean Highway.
- Motor vehicle, boat and caravan sales be encouraged to locate elsewhere in or around the CAD.
- A high standard of architectural design, external finishes, identification and advertising signs and landscaping be required.
- Signage, built form and landscaping enhance this important ‘gateway’ to the Frankston CAD.
- Landscaping be consistent with any streetscape theme that has been developed for the area and help to achieve a “gateway boulevard” entry to the CAD. (Refer to the Streetscapes policy at Clause 22.07.)
- Development on the western side of Nepean Highway address Kananook Creek and enhance the environment of Kananook Creek, including planting of indigenous and native vegetation along the banks.

22.03-4 Policy references

09/08/2012
C65

Frankston Nepean Highway North Study, 1996

Municipal Streetscape Strategy, 1997

Frankston Tafe to Bay Structure Plan, 2005