

22.05 OUTLINE DEVELOPMENT PLANS - CARRUM DOWNS SKYE AND LANGWARRIN POLICY

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This policy applies to the developing parts of Frankston City, at Carrum Downs, Skye and Langwarrin.

22.05-1 Policy basis

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Most of Frankston City's remaining Greenfield housing growth will be accommodated in Carrum Downs, Skye and Langwarrin.

This growth needs to be carefully managed and development coordinated to ensure that new housing areas are pleasant, safe and attractive places to live and that the best use is made of land resources and infrastructure. Land to the west of Carrum Downs has the potential to attract sustainable industry capable of using recycled water and coordination of development is necessary to realise that potential. (Refer to the Industry at Carrum Downs policy at Clause 22.07.)The extra population will create demand for additional infrastructure and a range of community facilities, which will need to be provided at the appropriate stage of development. The upgrading of infrastructure and provision of community facilities will be partly funded through a charge on new development.

An objective of the MSS is to ensure that new housing areas are developed in an orderly and coordinated way.

22.05-2 Objectives

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- To provide a framework for development at Carrum Downs, Skye and Langwarrin.
- To coordinate development and ensure that development is properly integrated.
- To identify land required for a range of uses, including housing, shops, schools, and recreation and other community uses.
- To identify and encourage the development of activity nodes.
- To identify transport networks, including those catering for non motorised transport.

22.05-3 Policy

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It is policy that:

- Outline Development Plans (ODPs) provide a framework to guide the development of remaining growth areas.
- The pattern of development be generally consistent with any ODP that has been prepared to the satisfaction of the responsible authority.

22.05-4 Policy references

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Langwarrin and Carrum Downs Outline Development Plans

Outline Development Plan for Carrum Downs

Langwarrin, Carrum Downs and Langwarrin Low Density Outline Development Plans (in preparation)