

24/06/2010  
C53

## **SCHEDULE 4 TO THE DEVELOPMENT PLAN OVERLAY**

Shown on the planning scheme map as **DPO4**

### **Industrial**

#### **1.0**

19/01/2006  
VC37

#### **Requirement before a permit is granted**

The development plan must show:

- the relationship of uses proposed on the land to existing and proposed uses on adjoining land and proposed buffer areas separating land uses;
- appropriate arrangements for the provision and funding of necessary physical and social infrastructure;
- the staging and anticipated timing of development;
- an overall scheme of landscaping and any necessary arrangements for the preservation or regeneration of existing vegetation;
- suitable linkages to highways, major roads and urban areas.

#### **2.0**

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#### **Conditions and requirements for permits**

Before deciding on an application, in addition to the decision guidelines of Clause 65, the responsible authority must consider:

- The capacity of infrastructure to service the development, treat and retard stormwater and reduce any impacts on soil and water downstream of the development.
- The ability of industrial development to be serviced with reticulated water and sewerage.
- The ability of industrial development to be serviced with sealed roads.