

19/01/2006
VC37

SCHEDULE 5A TO THE DEVELOPMENT PLAN OVERLAY

Shown on the planning scheme map as **DPO5A**

Rural Living Zone

1.0

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Requirement before a permit is granted

The Development Plan to be incorporated in this scheme will:-

- 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 between highways, major roads and urban areas;
- provide a Soil and Water Report with all applications to demonstrate the capacity of infrastructure to service the development, treat and retard stormwater and reduce any impacts on soil and water downstream of the development;
- identify proposed water supply systems to service residential development on site by either water bore, on site dam, community supply pumped from rivers or storage. The use of dams will require demonstration that site, soil type and location are appropriate. Bore water shall be accompanied by results demonstrating that the water is potable and that supply can be assured.
- identify proposed water supplies, storage and systems required for fire fighting purposes.

2.0

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Conditions and requirements for permits

- All development must be serviced with water and reticulated electricity.
- All development must be serviced with sealed roads.