

13/12/2012
C258

SCHEDULE 5 TO THE SPECIAL USE ZONE

Shown on the planning scheme map as **SUZ5**.

EASTERN PARK

Purpose

To recognise the existing use of the land for a conference centre.

To ensure that the continuing use of the land does not prejudice the amenity of surrounding areas.

To ensure that the development of the land within the zone is undertaken and staged in an orderly manner and does not prejudice the amenity of the surrounding area.

1.0

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Table of uses

Section 1 - Permit not required

	Condition
Caretaker's house	Must be in conjunction with a function centre.
Group accommodation	
Function centre	
Informal outdoor recreation	
Any use listed in Clause 62.01	Must meet the requirements of Clause 62.01.

Section 2 - Permit required

Use	Condition
Any use in Section 1 if the conditions are not met.	

Section 3 - Prohibited

Use
Any use not in Section 1 or 3

2.0

19/01/2006
VC37

Subdivision

Decision guidelines

Before deciding on an application to subdivide land the responsible authority must consider, as appropriate:

- The purpose of the Zone.
- The interface with adjoining land uses.

3.0

19/01/2006
VC37

Buildings and works

Application requirements

An application to construct a building or construct or carry out works must be accompanied by the following information, as appropriate:

- a plan drawn to scale which shows:
 - The boundaries and dimensions of the site.
 - Adjoining roads.
 - Relevant ground levels.
 - The layout of existing and proposed buildings and works.
 - Driveways and vehicle parking and loading areas.
 - Proposed landscape areas.
 - External storage and waste treatment areas.
 - Elevation drawings to scale which show the colour and materials of all buildings and works.
- Construction details of all drainage works, driveways and vehicle parking and loading areas.
- A landscape layout which includes the description of vegetation to be planted, the surfaces to be constructed, a site works specification and the method of preparing, draining, watering and maintaining the landscape area.

Decision guidelines

Before deciding an application to subdivide land the responsible authority must consider, as appropriate:

- The purpose of the Zone.
- The interface with adjoining land uses.
- The height, siting and form of proposed buildings (including the set back of buildings from lot and street boundaries).
- The impact of development on native vegetation both on the site and on neighbouring properties.
- The provision of land for landscaping.

4.0

19/01/2006
VC37

Advertising signs

Advertising requirements are at Clause 52.05. This zone is in Category 4.