

19/01/2006
VC37

SCHEDULE 1 TO THE SPECIAL USE ZONE

Shown on the planning scheme map as SUZ1.

Horsham Golf Course

Purpose

To provide for the use and development of the Horsham Golf Club.

To ensure that the use and development of land for the purpose of the Horsham Golf Club does not prejudice the amenity and development of nearby land.

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Table of uses

Section 1 - Permit not required

USE	CONDITION
Apiculture	Must meet the requirements of the Apiary Code of Practice, May 1997.
Agriculture (other than dog breeding, extensive animal husbandry and intensive animal husbandry)	
Caretakers house	
Golf course	
Golf driving range	
Informal outdoor recreation	
Mining	Must meet the conditions of Clause 52.08-2.
Minor utility installation	
Natural systems	
Open sports ground	
Road	
Search for stone	Must not be costeaning or bulk sampling.

Section 2 - Permit required

USE	CONDITION
Accommodation	

Section 2 - Permit required (continued)

USE	CONDITION
Carpark	
Food and drink premises	
Function centre	
Minor sports and recreation facility (other than golf course, driving range, informal outdoor recreation and open sports ground)	
Restaurant	
Restricted place of assembly	
Shop	Must be for the sale of golfing equipment, apparel or associated goods
Utility installation (other than Minor utility installation)	
Any other use not in Section 1 or 3	

Section 3 - Prohibited

USE
Brothel
Extensive animal husbandry
Intensive animal husbandry

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Use of land

The use of land must not adversely affect the amenity of the neighbourhood by:

- Traffic and car parking generated by the use.
- The transport of materials or goods to or from the land.
- The appearance of any building, works or materials.
- Noise generated by the use.

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Subdivision

Application requirements

Any application to subdivide land must:

- Include information to show that the proposed lots are suitable for their intended purpose;

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Buildings and works

Application requirements

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

- A plan drawn to scale which shows:
 - Details of proposed water supply and sewerage servicing arrangements.
 - Relevant ground levels.
 - The layout of existing and proposed building 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 on an application to construct a building or construct or carry out works the responsible authority must consider as appropriate:

- The purpose of the zone.
- The provision of car parking
- Any expected increase in traffic.
- The height, siting and form of proposed buildings (including the set back of buildings from lot and street boundaries).
- The adequacy and efficiency of access/egress point to the site.
- The impact of stormwater run-off.
- The impact of development on native vegetation both on the site and on neighbouring properties.
- The interface of the site with adjoining zones.
- The treatment and disposal of all wastewater and drainage water, in particular the way in which wastewater will be collected, treated and re-used on site or discharged to a reticulated system.
- The provision of land for landscaping.
- The storage of rubbish and materials for recycling.