

16/02/2017
C68**SCHEDULE TO THE RURAL ACTIVITY ZONE**Shown on the planning scheme map as **RAZ**.**Purpose****Mayday Hills RAZ area**

- To facilitate a range of uses in the Mayday Hills RAZ area to complement and support Mayday Hills.

Rutherglen RAZ area

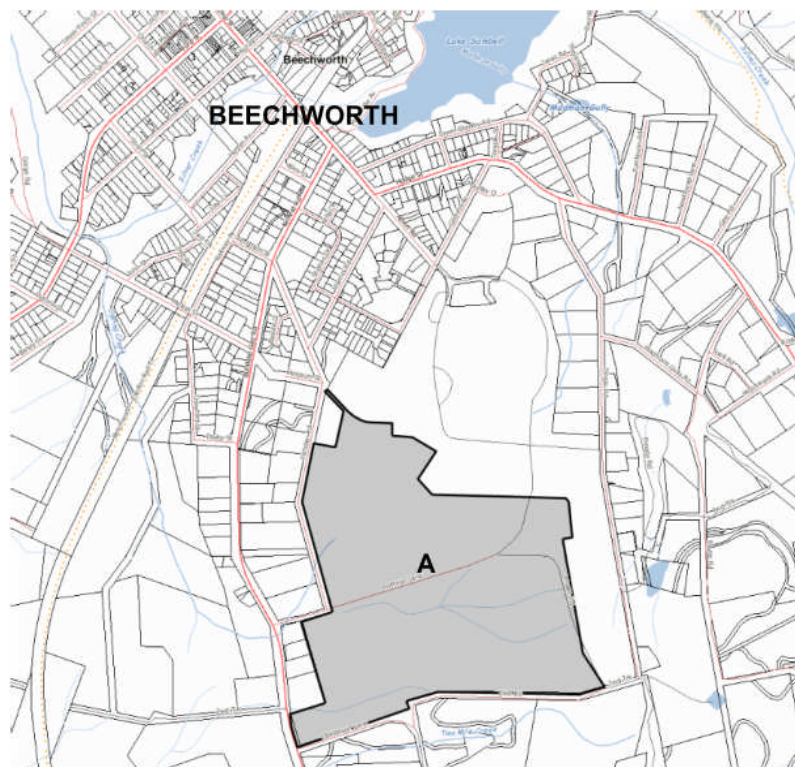
- To implement the recommendations of the Rutherglen Rural Living Study 2016.
- To recognise existing land use and development conditions and to allow for further development generally consistent with the existing conditions.
- To recognise the existing mixed rural land use and to encourage further mixed rural land use and development.
- To recognise existing topographical, agricultural land capability and soil type conditions and to allow for a mix of rural use and development generally consistent with the existing conditions.
- To contribute to the creation of graduated land use, development and subdivisional lot sizes between Township areas and farming hinterlands.

	Land	Area/Dimensions/Distance
Minimum subdivision area (hectares).	Land marked "A" on Map 1 to this Schedule	40 hectares except where approved by the responsible authority in accordance with Subdivision in Rural Areas Policy (Clause 22.01-5)
	Land marked "A" on Map 2 to this Schedule	2 hectares with an average of 5 hectares
	Land marked "B" on Map 2 to this Schedule	12 hectares
	Land marked "C" on Map 2 to this Schedule	20 hectares
	All other land	40 hectares
Minimum area for which no permit is required to use land for timber production (hectares).	All land	None specified
Maximum floor area for which no permit is required to alter or extend an existing dwelling (square metres).		None specified
Maximum floor area for which no permit is required to construct an out-building associated with an existing dwelling (square metres).		None specified

Maximum area for which no permit is required to alter or extend an existing building used for agriculture (square metres).		None specified
Minimum setback from a road (metres).	All land	20 metres
Minimum setback from a boundary (metres).	Land marked "A" on Map 1 to this Schedule	5 metres
	All other land	10 metres
Minimum setback from a dwelling not in the same ownership (metres).	Land marked "A" on Map 2 to this Schedule	50 metres
	All other land	100 metres

Permit requirement for earthworks	Land
Earthworks which change the rate of flow or the discharge point of water across a property boundary.	All land
Earthworks which increase the discharge of saline groundwater.	All land

Map 1 – Mayday Hills Rural Activity Zone



Map 2 – Rutherglen South Rural Activity Zone

