

22/09/2016  
C93**SCHEDULE 1 TO THE SPECIAL USE ZONE**Shown on the planning scheme map as **SUZ1**.**Warrnambool Racecourse****Purpose**

To allow for the efficient operation of the Warrnambool Racecourse and associated facilities, including the conduct of regular sporting and festival events.

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C93**Table of uses****Section 1 - Permit not required**

| <b>USE</b>                             | <b>CONDITION</b>  |
|--|---|
| Agriculture (other than Horse stables) |   |
| Caretaker's house                      |   |
| Food and Drink Premises                |   |
| Gambling premises                      |   |
| Horse Stables                          | The layout of the site will be in accordance with Plan No. 402 prepared by Alan Simpson, Land Surveyor, dated June 1996 |
| Informal outdoor recreation            |   |
| Market                                 |   |
| Minor utility installation             |   |
| Racecourse                             |   |
| Any use listed in Clause 62.01         | Must meet the requirements of Clause 62.01  |

**Section 2 - Permit required**

| <b>USE</b>   | <b>CONDITION</b> |
|--|------------------|
| Accommodation (Other than Caretaker's house)                               |                  |
| Car Park   |                  |
| Leisure & recreation (Other than Informal outdoor recreation & Racecourse) |                  |
| Place of Assembly Utility (other than Minor utility installation)          |                  |
| Any use not in Section 1 or 3.   |                  |

## Section 3 - Prohibited

### USE

Brothel

Retail Premises (other than Gambling premises, Market and Food and drink premises)

Industry

Office

## 2.0

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### Buildings and Works

A permit is required to construct a building or construct or carry out works for a use in Section 2.

#### Application requirements

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

- 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.
  - All driveway, car parking and loading areas and pedestrian entry/exit points for the site.
  - Where required, details of any noise control measures.
  - Where required, a traffic management plan which includes traffic management and traffic control works considered necessary.
  - Proposed landscape areas.
  - All external storage and waste treatment areas.
- Elevation drawings to scale showing the colour and materials of all buildings and works.
- Construction details of all drainage works, driveways, vehicle parking and loading areas.
- A landscape layout which includes the description of vegetation to be planted, the surfaces to be constructed, and method of 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:

- The provision of car parking.
- Any amenity impacts arising from the proposal including noise, dust, odour, vibration and light spill.
- Any increase in traffic generation.

- The height, siting and form of proposed buildings (including the set back of buildings from lot and street boundaries).
- The interface of the site with adjoining zones, especially the relationship with residential areas.
- The provision for landscaping.
- The movement of pedestrians and vehicles providing for supplies, waste removal, emergency services and public transport.
- The impact of traffic generated by the proposal and whether it is likely to require special traffic management or control works.
- The storage of rubbish and materials for recycling.

### **3.0**

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#### **Advertising signs**

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