

SCHEDULE TO THE FARMING ZONE

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

	Land	Area/Dimensions/Distance
Minimum subdivision area (hectares).	Dryland areas - on all land within the zone outside of the Declared or licensed Irrigated areas within the municipality.	40 hectares
	Irrigated areas - on all land within the zone which is within a Declared and gazetted Irrigation District; or on land where a water licence has been issued by the appropriate water authority within the municipality.	20 hectares
	Irrigated areas - on all land within the zone which is within a Declared and gazetted Irrigation District; or on land where a water licence has been issued by the appropriate water authority within the municipality.	An area of less than 20 hectares where the proposal satisfies the objectives and strategies of Clause 21.05-1 (Sustainable farming) to the satisfaction of the responsible authority.
	All land, if a lot is being subdivided to provide a site for specific use, other than accommodation, for which a permit has been granted.	0.5 hectare
Minimum area for which no permit is required to use land for a dwelling (hectares).	Dryland areas	40 hectares
	Irrigated areas	20 hectares
Maximum area for which no permit is required to use land for timber production (hectares).	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 a dwelling (square metres).	None specified	
Maximum floor 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).	A Road Zone Category 1 or land in a Public Acquisition Overlay to be acquired for a road, Category 1	100 metres
	A Road Zone Category 2 or land in a Public Acquisition Overlay to be acquired for a road, Category 2	40 metres
	Any other road	20 metres
Minimum setback from a boundary (metres).	Any other boundary	5 metres
Minimum setback from a dwelling not in the same ownership (metres).	Any dwelling not in the same ownership	100 metres

GANNAWARRA PLANNING SCHEME

Permit requirement for earthworks	Land
Earthworks which change the rate of flow or the discharge point of water across a property boundary.	Any land excluding earthworks carried out in accordance with an approved whole farm plan.
Earthworks which increase the discharge of saline groundwater.	All land