

19/01/2006
VC37

SCHEDULE 15 TO THE DEVELOPMENT PLAN OVERLAY

Shown on the planning scheme map as **DPO15**.

BURGOYNE STREET DEVELOPMENT PLAN

1.0

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Conditions and requirements for permits

A permit must not be granted to subdivide land until the Responsible Authority is satisfied that the development will be integrated with undeveloped land on the site and with developed residential land nearby.

2.0

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Requirements for development plan

The development plan must:-

- Describe the relationship of proposed uses on the land to existing and proposed uses on adjoining land and proposed buffer areas separating land uses.
- Identify any sites of conservation, heritage or archaeological significance and the means by which they will be managed.
- Provide appropriate arrangements for the preservation or regeneration of existing vegetation.
- Provide a soil and water report with all applications to demonstrate the capacity of the infrastructure to service the development, treat and retard stormwater and reduce any impacts on soil and water downstream of the development.
- Provide appropriate arrangements for the provision and funding of necessary physical and social infrastructure.
- List the staging and anticipated timing of development.
- Include a traffic impact assessment report prepared to identify any mitigation works required at the Burgoyne Street/Midland Highway intersection to the satisfaction of VicRoads.