SCHEDULE 6 TO THE DEVELOPMENT PLAN OVERLAY

Shown on the planning scheme map as DPO6.

1 NERYL COURT, MOOROOLBARK

The purpose of this Development Plan is to:

Ensure the future subdivision and development of the site takes into account the existing environmental conditions of the site and the adjoining site to the east, being 524 Hull Road.

1.0 Requirement before a permit is granted

Prior to the granting of a permit for subdivision, use or development, a Development Plan must be prepared and submitted to the satisfaction of the responsible authority.

2.0 Conditions and requirements for permits

Where relevant to the satisfaction of the responsible authority, any permit granted must also include those conditions which are required to give effect to any requirements of the approved Development Plan included in section 3.0 of this schedule.

3.0 Requirements for development plan

The Development Plan must show or include:

- A subdivision concept plan that shows:
  - A maximum of 21 allotments with a minimum area of 500m² per allotment.
  - No direct vehicle access to new lots from Hull Road, Mooroolbark.
  - A loop road from Neryl Court with road reserve abutting 524 Hull Road, Mooroolbark.
  - A subdivision layout that minimises the need to remove existing indigenous vegetation.
- Identification of existing vegetation to be retained and removed.
- The main drain along the south boundary piped with minimal overland flow on a reduced width easement.
- At least one footpath on each new road and a footpath on the east side of Neryl Court linking to the footpath on Hull Road.