

19/01/2006
VC37

SCHEDULE 1 TO THE ENVIRONMENTAL SIGNIFICANCE OVERLAY

Shown on the planning scheme map as ESO1.

WATERWAY PROTECTION

1.0

19/01/2006
VC37

Statement of environmental significance

The environmental condition of waterways has degraded as a consequence of levee banking, stream modification and construction of water storages for irrigation and domestic water supply which has altered flow levels and flooding regimes.

Waterway management is linked to water quality and flooding. Several strategies have been developed to reverse the trend of declining condition of watercourses. The Environmental Significance Overlay 1 needs to support the implementation of water management strategies for the Avon-Richardson and Avoca catchments

2.0

19/01/2006
VC37

Environmental objective to be achieved

To maintain the water quality.

To contribute to the enhancement of water quality throughout the Murray-Darling Basin

To maintain the ability of streams and watercourses to carry natural flows.

To prevent erosion of banks, streambeds and adjoining land and the salinisation of watercourses, drains and other features.

To protect and encourage the long term future of flora and fauna habitat in and along watercourses.

To ensure development does not occur on land liable to flooding and minimise the potential for damage to human life, buildings and property caused by flood events.

To prevent pollution, elevated nutrients and increased turbidity in natural watercourses.

To prevent increased surface runoff or concentration of surface water run-off leading to erosion or salinisation of watercourses.

To conserve existing wildlife habitats close to natural watercourses and, where appropriate, to allow for generation and regeneration of habitats.

To restrict the intensity of use and development of land and water to activities which are sensitive to environmental values and which are compatible with potential drainage or flooding hazards.

To protect irrigation, drainage and water storage infrastructure throughout the Shire

3.0

19/01/2006
VC37

Permit requirement

Buildings and Works

A permit is not required for:

- Repairs and routine maintenance to existing buildings and works.
- Works undertaken by a public authority to:
 - Regulate the flow of water in a watercourse.
 - Regulate flooding.
 - Construct or redirect a watercourse.
- A minor utility installation.
- Passive recreation.

Referral of applications

Any application to use and develop land must be referred in accordance with Section 55 of the Act to the referral authority specified in Clause 66.04 or a schedule to that clause.

The responsible authority may also seek the comments of the relevant water authority to ensure that the environmental objectives are satisfied.

4.0

19/01/2006
VC37

Decision guidelines

Before deciding on an application, the responsible authority will consider:

- Any relevant State Environment Protection Policy.
- The Septic Tanks Code of Practice.
- Any relevant industry Code of Practice.
- The existing use of land and the reason for development in relation to that use.
- The possible effect of the development on the quality and quantity of water.
- The potential for flooding to occur.
- The conservation of natural habitat.
- The preservation of and impact on soils and the need to prevent erosion.
- The protection of the area for its recreation value.
- The effect of any development on the flow of flood waters and flood control measures.
- The need to prevent or reduce the concentration or diversion of floodwater or stormwater.
- The conservation of natural habitats and the preservation of native fauna, fish and other marine life.
- The objectives of the zone in which the land is situated.
- The effect of any possible flooding on any development.
- The proper management of the land as a floodplain.
- The advice of Wimmera-Mallee Water.
- The report 'Remnant Vegetation Survey and Botanical Inventory of part of the Shire of Buloke', 1996, Department of Natural Resources and Environment.