

10/09/2015
C84

SCHEDULE 4 TO THE ENVIRONMENTAL SIGNIFICANCE OVERLAY

Shown on the planning scheme map as ESO4.

EPPALOCK PROCLAIMED CATCHMENT

1.0

19/01/2006
VC37

Statement of environmental significance

Lake Eppalock is a major water storage and recreational facility located within the Campaspe River catchment. It is a major source of water for irrigation, stock and domestic and urban water supplies for towns within the municipality.

2.0

19/01/2006
VC37

Environmental objective to be achieved

To ensure the protection and maintenance of water quality and water yield within the Eppalock Water Supply Catchment Area as listed under Section 5 of the Catchment and Land Protection Act 1994.

3.0

10/09/2015
C84

Permit requirement

No permit is required for buildings and works except for:

- Accommodation (including a Dwelling) which is not connected to reticulated sewerage.
- Buildings and works for Intensive animal husbandry.

No permit is required for the removal, destruction or lopping of any vegetation required for the construction of the Calder Highway/Freeway between Kyneton and Faraday, or local access, service and deviation roads, carried out by or on behalf of the Roads Corporation on land within a Road Zone Category 1 (RDZ1), or within a Public Acquisition Overlay (PAO).

Application requirements

The responsible authority may require applications to contain the following information:

- A plan of the whole site indicating the location of all water storages, creeks, streams and springs.
- A plan indicating the location of existing and proposed buildings and points of vehicle access to the site.
- A plan indicating the location of any proposed septic tank system.
- A plan indicating the location of native vegetation on site.

Referral requirement

Any application 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.

A referral agreement between the responsible authority and the referral authority may be in place that may affect the above requirement.

4.0

10/09/2015
C84

Decision guidelines

Before deciding on an application, the responsible authority must consider, as appropriate:

- Whether the proposed development provides a net benefit to the stability and health of the waterway.
- The impact of the development on the water catchment.
- The need to protect vegetation and habitat and the role these attributes play in improving and assisting in the maintenance of water quality. In particular, the need to maintain and revegetate land within 30 metres of a watercourse.

MACEDON RANGES PLANNING SCHEME

- The need to retain vegetation which prevents or limits adverse effects on ground water recharge.
- The need to address any existing land degradation and prevent further land degradation as a result of the proposal.
- Whether any proposed effluent and irrigation fields are within 100 metres of any watercourse.
- How any proposed septic tank or other form of waste water treatment may impact the quality of water in the catchment. This should include demonstration that the proposed density of septic tanks in the area:
 - Will not overload the natural environment with effluent and lead to pollution of watercourses or other properties;
 - That the design and location of septic tanks is appropriate to the site and environmental characteristics of the allotment.
 - That the disposal of effluent will not result in the discharge of waste water from the site.
- The need to include litter traps and artificial wetlands in development proposals to improve the quality of discharge from new developments prior to discharge to water courses and to minimise the amount of sediment and litter entering waterways from new development.
- Any relevant land capability study or relevant Catchment and River Health Strategy for the area.
- Any approved local land care policies and plans.