



# LATROBE CITY COUNCIL

## AGENDA FOR THE ORDINARY COUNCIL MEETING

**TO BE HELD IN NAMBUR WARIGA MEETING ROOM  
CORPORATE HEADQUARTERS, MORWELL  
AT 6PM ON  
07 DECEMBER 2020**

**CM557**

***Please note:***

*Pursuant to s66(2)(b) and s66(2)(c), this Council Meeting will not be open to the public to attend in person. Instead participation may occur by video link and the Meeting may be viewed live on the internet from Council's website or Facebook page.*

*Opinions expressed or statements made by participants are the opinions or statements of those individuals and do not imply any form of endorsement by Council.*

*By attending a Council Meeting via audio-visual link those present will be recorded or their image captured. When participating in the meeting, consent is automatically given for those participating to be recorded and have images captured.*

**TABLE OF CONTENTS**

<b>1. OPENING PRAYER.....</b>	<b>5</b>
<b>2. ACKNOWLEDGEMENT OF THE TRADITIONAL OWNERS OF THE LAND .....</b>	<b>5</b>
<b>3. APOLOGIES AND LEAVE OF ABSENCE.....</b>	<b>5</b>
<b>4. DECLARATION OF INTERESTS .....</b>	<b>5</b>
<b>5. ADOPTION OF MINUTES .....</b>	<b>5</b>
<b>6. ACKNOWLEDGEMENTS.....</b>	<b>6</b>
<b>7. PUBLIC PARTICIPATION TIME .....</b>	<b>6</b>
<b>8. ITEMS HELD OVER FOR REPORT AND/OR CONSIDERATION/QUESTIONS ON NOTICE .....</b>	<b>7</b>
<b>9. NOTICES OF MOTION .....</b>	<b>17</b>
9.1 Main Street Yinnar .....	17
9.2 School Crossings in Latrobe City Council.....	18
9.3 Effectiveness of School Crossings in Latrobe City.....	19
9.4 Social and Affordable Housing.....	20
9.5 Englobo Land.....	21
<b>10. ITEMS REFERRED BY THE COUNCIL TO THIS MEETING FOR CONSIDERATION .....</b>	<b>23</b>
<b>11. CORRESPONDENCE .....</b>	<b>25</b>
11.1 Community Grant - Request to Change Project From Morwell Baseball Club.....	25
11.2 Community Grant - Request to Change Project from Moe Community Christmas Carols and the Traralgon Lions Club .....	32
<b>12. PRESENTATION OF PETITIONS .....</b>	<b>44</b>
<b>13. CHIEF EXECUTIVE OFFICE.....</b>	<b>46</b>
13.1 Presentation of the 2019/2020 Annual Report.....	46
13.2 Proposed 2021 Scheduled Council Meeting Dates.....	124
13.3 Appointment of Councillors to Council Committees 2020/21 .....	129
13.4 Development of Council's Community Engagement Policy .....	137

13.5	Authorisation of Council Officers under the Planning & Environment Act 1987 .....	157
<b>14.</b>	<b>REGIONAL CITY GROWTH AND INVESTMENT .....</b>	<b>171</b>
14.1	Amendment C122 (Planning Policy Framework Translation) - Consideration of Planning Panel Report.....	171
14.2	Use and Development of Land for a Wholesale Plant Nursery and Reduction of Car Parking Requirements at 85-87 Alexanders Road Morwell .....	1046
14.3	Consideration of Submissions for Amendment C124 to facilitate the proposed upgrade and expansion of Gippsland Water's Moe Water Treatment Plant .....	1067
14.4	Investment Roadmap.....	1526
14.5	Australia Day Committee Member Nominations .....	1572
<b>15.</b>	<b>ASSETS AND PRESENTATION .....</b>	<b>1590</b>
15.1	Moe Netball Park Pavilion - Expressions of Interest for Lease of Building .....	1590
15.2	Expressions of Interest for Membership and Resignations - Community Asset Committees.....	1624
15.3	Close off of the Project Reference Groups for the Traralgon Sports Stadium, Ted Summerton Reserve, Latrobe City Sports and Entertainment Stadium and W.H. Corrigan Reserve (Monash Reserve).....	1631
15.4	CEO Delegation - Authority to Submit Community Cricket Program funding applications .....	1686
<b>16.</b>	<b>COMMUNITY HEALTH AND WELLBEING .....</b>	<b>1713</b>
<b>17.</b>	<b>ORGANISATIONAL PERFORMANCE .....</b>	<b>1715</b>
17.1	Quarterly Budget Report - September 2020 .....	1715
17.2	Fair Go Rates System - Rate Cap Variation 2021/22 .....	1739
17.3	Tabling of 'Assembly of Councillors' Records .....	1743
<b>18.</b>	<b>URGENT BUSINESS.....</b>	<b>1766</b>
<b>19.</b>	<b>MEETING CLOSED TO THE PUBLIC TO CONSIDER CONFIDENTIAL INFORMATION.....</b>	<b>1768</b>
19.1	LCC-663 Supply of Information and Communication Technology (ICT) Hardware .....	1768
19.2	Rating Agreement - Opal Australian Paper.....	1768
19.3	2021 Australia Day Awards .....	1769

19.4 LCC-655 Provision of Retail Electricity Services..... 1769

## **COUNCILLOR AND PUBLIC ATTENDANCE**

### **PLEASE NOTE**

The Victorian Government's COVID-19 Omnibus (Emergency Measures) Act 2020 has introduced into the Local Government Act 2020 new mechanisms that allow for virtual Council Meetings to ensure local government decision-making can continue during the coronavirus pandemic.

Pursuant to section 394 of the *COVID-19 Omnibus (Emergency Measures) Act 2020*, a Councillor may attend this Council Meeting remotely by electronic means of communication; and

Pursuant to section 395 *COVID-19 Omnibus (Emergency Measures) Act 2020* this Council Meeting may be closed to the attendance by members of the public by making available access to a live stream of the Meeting on the Council's internet site.

### **1. OPENING PRAYER**

*Our Father who art in Heaven, hallowed be thy name. Thy kingdom come, thy will be done on earth as it is in Heaven. Give us this day our daily bread, and forgive us our trespasses, as we forgive those who trespass against us, and lead us not into temptation but deliver us from evil. For the kingdom, the power, and the glory are yours now and forever. Amen.*

### **2. ACKNOWLEDGEMENT OF THE TRADITIONAL OWNERS OF THE LAND**

*I would like to acknowledge that we are meeting here today on the traditional land of the Braiakaulung people of the Gunaikurnai nation and I pay respect to their elders past and present.*

*If there are other Elders present I would also like to acknowledge them.*

### **3. APOLOGIES AND LEAVE OF ABSENCE**

### **4. DECLARATION OF INTERESTS**

### **5. ADOPTION OF MINUTES**

### **RECOMMENDATION**

**That Council confirm the minutes of the Ordinary Council Meeting held on 5 October 2020 and Special Council Meeting held on 20 November 2020.**

**6. ACKNOWLEDGEMENTS**

*Councillors may raise any formal acknowledgements that need to be made at this time, including congratulatory or condolences.*

**7. PUBLIC PARTICIPATION TIME**

**Attend as an observer**

The Victorian Government's COVID-19 Omnibus (Emergency Measures) Act 2020 has introduced into the Local Government Act 2020 new mechanisms that allow for virtual Council Meetings and allow for Council Meetings to be closed to the public.

The safety of Councillors, Council staff and our community is at the forefront of our decisions therefore this Meeting will be closed to physical participation by members of the public. To meet our legislated obligations and in the spirit of open, accessible and transparent governance, this Council Meeting is livestreamed and can be viewed by using the link on Council's website or Facebook page.

**Public Questions on Notice**

In accordance with the Council Meeting Policy, members of the public can lodge a question on notice before 12noon on the day of the Council meeting in order for the question to be answered at the meeting.

**Public Speakers**

An opportunity for members of the public to speak to an item on the agenda will be made available by necessary means. To participate, members of the public must have registered before 12noon on the day of the Council meeting.

**8. ITEMS HELD OVER FOR REPORT AND/OR CONSIDERATION/QUESTIONS ON NOTICE**

Date of Council Meeting	Item	Notes
<b>Regional City Growth and Investment</b>		
23 October 2017	<p>Development Proposal - Expression of Interest</p> <p><i>Previously declared confidential under Section 89(2) (d) (e) of the Local Government Act 1989, as it deals with contractual matters; AND proposed developments.</i></p>	<p>Councillor Briefing reports presented 26 March 2018 and 24 July 2018.</p> <p>Report will be scheduled once an update is available.</p> <p><b>30 April 2020</b></p> <p>Council report to be presented at a future meeting that outlines a proposal wasn't forthcoming. We will continue to market the Airport in line with our investment prospectus in line with the investment roadmap.</p> <p><b>1 October 2020</b></p> <p>Have tried to contact First State Super on two occasions, with no response. Will prepare report for Council to finalise this matter.</p>
5 February 2018	Signage on Overhead Bridges on Freeway	<p><b>8 March 2018</b></p> <p>A report to Council will be prepared for a future Council meeting once a response is received from Vic Roads.</p> <p>Response from Vic Roads indicated their position is electronic signage on bridges is not permitted at this time.</p> <p>Further investigations being undertaken in 2018 and 2019.</p> <p><b>31 October 2019</b></p> <p>A future report to be presented to Council late 2020.</p>

Date of Council Meeting	Item	Notes
		<p><b>22 April 2020</b></p> <p>A briefing is to be provided in June 2020.</p> <p><b>16 June 2020</b></p> <p>Additional information is still being gathered for the report; it is now expected a report will be made to Council later in 2020.</p> <p><b>6 August 2020</b></p> <p>A letter is being sent from the CEO to the Regional Director Eastern Victoria Regional Roads Victoria regarding this matter; additional options are being determined for the report.</p> <p><b>23 September 2020</b></p> <p>Awaiting formal reply.</p>
3 April 2018	Future Use of the Visitor Information Centre Building	<p><b>4 April 2018</b></p> <p>The resolution is noted. A report outlining options for the future use of the existing Visitor Information Centre building in Traralgon will be presented to Council closer to the transition of the service to the foyer of the new performing arts centre (Latrobe Creative Precinct).</p> <p><b>20 July 2018</b></p> <p>No further updates - Update to be provided as the opening of the LCP approaches.</p> <p><b>28 November 2019</b></p> <p>A decision on the future use of the VIC building pending relocation to the foyer of the Latrobe Creative Precinct. This is scheduled for March/April 2021.</p> <p>New target date set at September 2020 so the process of identifying options and presenting them to Council can begin.</p>



Date of Council Meeting	Item	Notes
		<p><b>11 June 2020</b></p> <p>A report is being prepared to present options to Councillors.</p> <p><b>24 August 2020</b></p> <p>The briefing previously scheduled for 24 August has been delayed to sometime in the next few months.</p> <p><b>23 September 2020</b></p> <p>The reports to Council have been rescheduled to early 2021 due to Council election caretaker period.</p>
2 September 2019	<p>SEA Electric: Request for Land at the Gippsland Logistics Precinct</p> <p><i>Previously declared confidential under Section 89(2) (e) of the Local Government Act 1989, as it deals with proposed developments.</i></p>	<p><b>30 April 2020</b></p> <p>A further report to be prepared for Council consideration following work undertaken over the coming months.</p> <p><b>12 June 2020</b></p> <p>Draft lease being prepared.</p> <p><b>7 July 2020</b></p> <p>Discussions continuing with State Government in relation to milestones for the lease agreement</p> <p><b>1 October 2020</b></p> <p>Lease is currently being negotiated.</p>
3 June 2019	Latrobe Creative Precinct - Gippsland FM Proposal to Co-locate at the Precinct	<p><b>11 February 2020</b></p> <p>The expression of interest (EOI) is being publicly released on 17/2/2020. Timelines have allowed for a briefing to Councillors on 20 April 2020, followed by a report on 4 May 2020.</p> <p><b>9 April 2020</b></p> <p>The deadline for submissions of EOI extended at</p>

Date of Council Meeting	Item	Notes
		<p>the request of potential submitters due to the COVID-19 pandemic. The deadline extended to 30 April 2020; a Councillor briefing report will be scheduled after this.</p> <p><b>10 June 2020</b></p> <p>Submissions currently being assessed.</p> <p><b>4 August 2020</b></p> <p>The assessment panel decided to invite applicants to provide additional information to assess their submissions. This is currently occurring. Target date has been revised to 30 November 2020 to allow this activity.</p> <p><b>23 September 2020</b></p> <p>Report being presented to Council in October 2020 providing an update and seeking endorsement of change of direction to a creative hub environment.</p>
11 November 2019	Celebrating the 20th Anniversary of the Sister City Relationship with Taizhou - Taizhou Garden in Latrobe	<p>Present the final design for consideration at a future Council meeting.</p> <p><b>1 May 2020</b></p> <p>Survey work continues.</p> <p><b>11 June 2020</b></p> <p>The Infrastructure team provided a site survey map and photos to Taizhou on 23 March. Due to the lockdown in China, Taizhou Foreign Affairs Office returned to work in May.</p> <p>Taizhou indicated that the process may take longer than expected due to the COVID-19 pandemic. Once a draft design is received from Taizhou, a further meeting with interested parties will be arranged and an update will be provided.</p>
2 December	2019/17: NIEIR	<b>6 May 2020</b>

Date of Council Meeting	Item	Notes
2019	Report  <i>Previously declared confidential under Section 89(2) (h) of the Local Government Act 1989, as it deals with a matter which the Council or special committee considers would prejudice the Council or any person.</i>	Data will be finalised following an analysis of the impact of the COVID-19 situation on information previously presented.
3 August 2020	Investment Roadmap	Receives a report at a future Council meeting that presents any feedback received.  <b>2 October 2020</b>  Submissions closed 18 September. Given the upcoming Council Elections a report will be brought back to the December Council meeting.
7 September 2020	Amendment C122 (Planning Policy Framework Translation) - Consideration of Submissions	<b>8 September 2020</b>  Planning Panel Request made 8 September 2020.  Notification to all submitters on Council Resolution sent 8 September 2020.  A further report will not be presented to Council until the planning panel report is received. This is not expected to occur until early 2021.
<b>Community Health and Wellbeing</b>		
01 June 2020	Managing Camping at the Lake Narracan Foreshore Reserve	A further report presenting data collected from security and maintenance patrols to inform options for future utilisation of the area to its full potential.

Date of Council Meeting	Item	Notes
		<p><b>5 August 2020</b></p> <p>Following the collection of data from the period from 10 October 2020 until 1 May 2021, a report will be presented to Councillors outlining the results of the data and potential options to manage the foreshore area</p> <p><b>11 September 2020</b></p> <p>Council report due by June 2021.</p> <p><b>21 October 2020</b></p> <p>Security patrols engaged from 01/10/2020 as per resolution to collect data to be included in upcoming report.</p>
3 August 2020	2019/20 Outdoor Pool Season Review	<p><b>9 November 2020</b></p> <p>A report will be presented to Council at the June 2021 meeting providing data from the 2020/2021 outdoor pool season.</p>
<b>Organisational Performance</b>		
11 September 2017	Proposed Road Renaming - Ashley Avenue, Morwell	<p><b>20 September 2017</b></p> <p>Pending further discussions before a report is rescheduled for decision.</p> <p><b>9 August 2018</b></p> <p>A report for Council to consider the submissions received is being prepared for the September Meeting.</p> <p><b>17 September 2018</b></p> <p>A further report will be determined after Councillor speaks with property owner.</p> <p><b>17 January 2019</b></p> <p>Report expected to council in April 2019.</p>

Date of Council Meeting	Item	Notes
		<p><b>13 February 2019</b> Report pending scheduling.</p> <p><b>8 August 2019</b> Proposed road renaming to be referred to Road Naming Committee for consideration when convened.</p> <p><b>14 April 2020</b> Report considered at Councillor Briefing held on 23 March 2020.</p> <p><b>7 May 2020</b> Letters sent to all property owners in Ashley Avenue advising of potential name change and inviting preliminary feedback.</p> <p><b>23 June 2020</b> Feedback received from property owners to be considered at future meeting of the Road &amp; Place Names Committee following which a Briefing Report will be presented to Council with recommendation as to how to proceed.</p> <p><b>13 July 2020</b> Road &amp; Place Names Committee meeting to be held on Monday, 13th July to considered the proposed renaming of Ashley Avenue. Report to be presented to a subsequent Councillor Briefing based upon recommendation from the committee as to which road should be renamed.</p> <p><b>14 September 2020</b> Consideration of Briefing Report deferred until after Council elections.</p>
6 July 2020	Englobo Land Valuations	Requests a report at the next available Council Meeting following receipt of this information from the Valuer-General Victoria.

Date of Council Meeting	Item	Notes
		<p><b>21 July 2020</b></p> <p>A letter has been sent to The Valuer General Victoria non 13 July 2020 requesting the value of each parcel of current englobo land previously zoned farm land as if it had remained zoned as farm land. To date, no substantive response has been received.</p>
3 August 2020	Community Consultation - Potential Community Housing Victoria Development, 2-14 Tobruk Street Morwell	No submissions were received regarding the proposed sale of 2-14 Tobruk Street, Morwell, being Lot 1 on PS 824686, to Community Housing Victoria Limited by private treaty. The matter will now proceed in accordance with Council's resolution.
7 September 2020	2020/11: Naming of Reserves in Latrobe City	That Council receives a report in relation to options to identify how information about an individual after whom a reserve in Latrobe City has been named can be recognised and recorded.
<b>Assets and Presentation</b>		
3 September 2018	2018/11 Explore alternate options available to replace the supply and use of single use water bottles	<p>Matter was researched and considered during 2018/19.</p> <p><b>14 August 2019</b></p> <p>A briefing report will be presented to Council in September 2019.</p> <p><b>16 January 2020</b></p> <p>A further Briefing Report will be presented in 2020.</p> <p><b>7 May 2020</b></p> <p>A further report will be presented to Council in July for information.</p>

Date of Council Meeting	Item	Notes
		<p><b>19 August 2020</b></p> <p>A report will be presented to Council for discussion at Briefing Session in August 2020.</p> <p><b>4 September 2020</b></p> <p>A further report will be provided in 2021 when GRAC is open and options can be explored.</p>
2 March 2020	2020/02 Review of Council Position 2010	<p>Presents a discussion paper to a council briefing session related to a future position on climate change and then presents a report to a future Council Meeting.</p> <p><b>18 August 2020</b></p> <p>The progression of a Discussion Paper to inform Council's future position on climate change is to be informed by research, benchmarking and engagement activities to be completed within the 2020/2021 financial year as part of the review and renewal of Latrobe City Council's Natural Environment Sustainability Strategy 2014 - 2019.</p>

Any proposed timings of reports listed above advised up to 18 November 2020, have been included in the above table. Items are removed only once a report has been tabled at Council and advised accordingly.

Any further updates after this time will be provided in the next Council Meeting Agenda.

# **NOTICES OF MOTION**



**9. NOTICES OF MOTION**

**9.1 MAIN STREET YINNAR**

**Cr Melissa Ferguson**

I, Cr Melissa Ferguson, hereby give notice of my intention to move the following motion at the Council Meeting to be held on 07 December 2020:

**That Council receive a report at the February 2021 Council meeting detailing:**

- a) the most effective roadworks for slowing traffic along the main thoroughfare of Yinnar (specifically Main Street and the Jumbuck road entry to Main Street);**
- b) analysis of the ability to upgrade the Yinnar school Main Street crossing; and**
- c) estimated costs and funding options related to points a) and b)**
- d) options and costs to provide a school crossing supervisor for the Yinnar School crossing including options for the provision of a school crossing supervisor immediately until a permanent arrangement can be made.**

Signed  
Cr Melissa Ferguson  
25 November 2020

**Attachments**

Nil

**9.2 SCHOOL CROSSINGS IN LATROBE CITY COUNCIL**

**Cr Kellie O'Callaghan**

I, Cr Kellie O'Callaghan, hereby give notice of my intention to move the following motion at the Council Meeting to be held on 07 December 2020:

**That Council:**

- 1. Note concerns have been raised by the community in relation to the safety of children at a number of school crossings across Latrobe City;**
- 2. Requests Officers provide a further report to inform the current school crossing concerns, challenges, resourcing requests and recognised requirements together with an overview of work that has been undertaken by officers with stakeholders; and**
- 3. Engage with State Government authorities and representatives with the view to increasing resourcing for an expansion of school crossing support and infrastructure funding opportunities across Latrobe City.**

Signed  
Cr Kellie O'Callaghan  
25 November 2020

**Attachments**

Nil

**9.3 EFFECTIVENESS OF SCHOOL CROSSINGS IN LATROBE CITY**

**Cr Melissa Ferguson**

I, Cr Melissa Ferguson, hereby give notice of my intention to move the following motion at the Council Meeting to be held on 07 December 2020:

**That Council requests:**

- 1. Officers undertake an immediate review of all Latrobe City School crossings and assess their effectiveness and make recommendations on ways in which these crossings will be more effective in providing for the safety and protection of the children in Latrobe City; and**
- 2. Officers provide a report on associated costs of recommendations including but not limited to the provision of additional crossing supervisors and traffic works so that council can consider these for referral to the upcoming budget.**

Signed  
Cr Melissa Ferguson  
25 November 2020

**Attachments**  
Nil

**9.4 SOCIAL AND AFFORDABLE HOUSING**

**Cr Darren Howe**

I, Cr Darren Howe, hereby give notice of my intention to move the following motion at the Council Meeting to be held on 07 December 2020:

**That Council requests:**

- 1. Officers to prepare a report for the March 2021 Ordinary Council Meeting that will inform Council about the options available to develop a 'Social and Affordable Housing Strategy'.**
- 2. The report to provide an overview of information related to the topic including;**
  - a. Current policy context and planning guidance, inclusive of current policy relevant to rooming houses;**
  - b. Examples of similar strategies that other Victorian Councils have undertaken;**
  - c. Summary of available key statistics, issues and challenges; and**
  - d. Options to provide increased direction in the Latrobe Planning Scheme to guide interested parties.**

Signed  
Cr Darren Howe  
1 December 2020

**Attachments**  
Nil

**9.5 ENGLOBO LAND**

**Cr Dale Harriman**

I, Cr Dale Harriman, hereby give notice of my intention to move the following motion at the Council Meeting to be held on 07 December 2020:

**That Council receives a report in February 2021 regarding waiving all interest on overdue rates due in respect of englobo land that is currently farmed from the date any objection to the rating valuation is lodged by the ratepayer with the Valuer-General Victoria until the date the objection is determined by the Valuer-General Victoria.**

Signed  
Cr Dale Harriman  
1 December 2020

**Attachments**  
Nil

**ITEMS REFERRED BY  
THE COUNCIL TO THIS  
MEETING FOR  
CONSIDERATION**

**10. ITEMS REFERRED BY THE COUNCIL TO THIS MEETING FOR  
CONSIDERATION**

Nil reports

# **CORRESPONDENCE**



## **11. CORRESPONDENCE**

**Agenda Item: 11.1**

**Agenda Item: Community Grant - Request to Change Project From Morwell Baseball Club**

**Sponsor: General Manager, Community Health and Wellbeing**

**Council Plan Objective: Provide a connected, engaged and safe community environment, which is improving the well-being of all Latrobe City citizens.**

**Status: For Decision**

### **Proposed Resolution:**

**That Council approves the request from the Morwell Baseball Club to change the original 2020/21 community grant (project number MCW202021026), for a new proposed project.**

### **Executive Summary:**

- In the 2020/21 Community Grants program the Morwell Baseball Club applied for a grant for stage 2 of an electrical upgrade.
- The Morwell Baseball Club was successful in its application and \$7,000 was awarded to the group.
- On 9 November 2020 the club's Treasurer, Darren Flanigan, wrote to Council requesting to use the \$7,000 from project number MCW202021026 for a new proposed project.
- The funding was originally provided to cover the following electrical works:
  - Connect power to scorers' box, player and equipment shed, batting cage and field.
- The Morwell Baseball Club is requesting that the funding be reallocated to be used for the following:
  - Arrange for a truck appointment to connect the power.
- In 2015/16 the Morwell Baseball Club was successful in receiving a \$5,000

Minor Capital Works grant for the extension of 3 phase power cable to Baseball Club.

- The Morwell Baseball Club is requesting this variation as the works from the 2015/16 grant were not completed previously and are required to be undertaken and finalised prior to commencing any further electrical works at this facility.
- The 2015/16 funding was provided for the following works:
  - The supply and installation of a pit at the end of the existing conduit run.
  - The supply and installation of 50mm conduit from the new pit to the new meter panel.
  - Supply, installation and termination of 16mm cable from the pole to the meter panel.
  - Supply, installation and termination of 16mm cable from the meter panel to the existing switchboard.
  - Installation of a conduit to the proposed area where the new light pole will be located.
  - Arrange for a truck appointment to connect the power.
  - Inspection of the work and a Certificate of electrical safety on completion of work.
- It has since been identified by the contractor engaged for stage 2 of the electrical works that the following works were not completed in 2015/16:
  - Arrange for a truck appointment to connect the power.
  - Inspection of the work and a Certificate of electrical safety on completion of work.
- The contractor engaged in 2015/16 to complete the electrical works, who received payment at the time, has since passed away and the business is no longer operating.
- Due to the incomplete electrical works, the power to the club rooms cannot be connected until these issues have been rectified.
- In 2019/20 stage 1 of the electrical upgrade was funded through Council's Minor Capital Works Program. The completion of stage 1 is also dependent on the connection of the power.
- The Morwell Baseball Club has submitted an Electricity Supply Request with Ausnet Services and is awaiting an assessment. It is estimated the cost of the

assessment and associated works will range between \$3,000 - \$7,000.

- If the variation is approved and the cost of the assessment and associated works is less than \$7,000, the remaining funds will be returned to Latrobe City Council as per the Grant and Sponsorship program guidelines.
- A copy of the correspondence from the Morwell Baseball Club is attached for Council's information.
- Officers are requesting Councillors consider the variation request put forward for the Morwell Baseball Club for the arranging of a truck appointment to connect the power.

**Issues:**

*Strategy Implications*

The report aligns with Objective 6 of the Council Plan – Ensure Council operates openly, transparently and responsibly.

*Communication*

The Morwell Baseball Club will be advised of the outcome of this report.

*Financial Implications*

There are no financial implications associated with this report.

*Risk Analysis*

<b>Identified risk</b>	<b>Risk likelihood*</b>	<b>Controls to manage risk</b>
<p><b>Reputational Risk</b></p> <p>Failure to approve the variation may result in the electrical works at the Morwell Baseball Club remaining incomplete. The club has indicated they do not have the funds to complete these works on their own.</p>	3	<p>Officers have advised the applicant of the current process and that no funds can be spent until there is an outcome of this report.</p> <p>Once there is an outcome, the applicant will be notified.</p>

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

The Community Grant Program Guidelines require all requests varying the scope of a project to be approved by Council.

*Community Implications*

There are no community implications associated with this report.

*Environmental Implications*

There are no environmental impacts associated with this report.

*Consultation*

No consultation was required for this report. The applicant has been advised of the process and will be advised of the outcome of this report.



**Declaration of Interests:**



Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

**Attachments**

1   Correspondence to support request from Morwell Baseball Club - Received 9 November 2020

2   Correspondence to support request from Morwell Baseball Club - Updated request - Received 18 November 2020

## **11.1**

### **Community Grant - Request to Change Project From Morwell Baseball Club**

- 1 Correspondence to support request from Morwell  
Baseball Club - Received 9 November 2020..... 30**
- 2 Correspondence to support request from Morwell  
Baseball Club - Updated request - Received 18  
November 2020 ..... 31**

**Caitlan Ponton**

---

**From:** flanigan5@wideband.net.au  
**Sent:** Monday, 9 November 2020 2:14 PM  
**To:** Caitlan Ponton  
**Cc:** 'Mark Smith'; chrishepp@gmail.com; tdk.electrics@gmail.com  
**Subject:** RE: Electricity Supply Request

Hi Caitlan,

My apologies for the lack of information in my initial email.

1. The arranging of a truck appointment to connect the power was never done, this is where the 3 phase cable from the service pit (out near power pole) to and up the power pole should of been run.

The inspection of the work and a Certificate of electrical safety on completion of work also was not done.

2. Our Registered electrician Tyson Dekleva (TDK Electrics) was the one who discovered this had not been completed once he checked inside the service pit and found the cable had not been run to the power pole.
3. Without these works completed we cannot get power connected to our club rooms.
4. From my understanding this work is to done by Ausnet Services. (Tyson me be absolutely sure)

The cost of the work still to be completed is an unknown (Tyson approximates up to \$3000) until we hear back from Ausnet with what is required to complete the connection of the power.

Both Tyson and the Baseball Club assumed the work had been completed when we inspected initially and found the service pit had been fitted out near the power pole and the switchboard was mounted to our clubrooms. Once we had realised the work had not been completed we struggled to find someone to chase up any sort of safety certificate for the work VB&Co had done due to the unfortunate death of our contact, Rudy Bens. Tyson contacted a former employee of VB&Co (from what we believe they closed the business after Rudy's death) and he got a certificate for the running of the underground cable from the service pit to the switchboard mounted on our clubrooms.

I hope this aides you in writing the report, Tyson may be the only one who could add to it. Email or ring me if there is anything else I can help with or contact Mark Smith.

Cheers,

Darren Flanigan  
Treasurer  
Morwell Baseball Club  
Ph: 0457 727295

---

**From:** Caitlan Ponton <Caitlan.Ponton@latrobe.vic.gov.au>  
**Sent:** Monday, 9 November 2020 10:42 AM  
**To:** flanigan5@wideband.net.au  
**Cc:** 'Mark Smith' <mdsmith72@bigpond.com>; chrishepp@gmail.com; tdk.electrics@gmail.com  
**Subject:** RE: Electricity Supply Request

**Caitlan Ponton**

---

**To:** Mark Smith  
**Subject:** RE: RE: Electricity Supply Request

**From:** Mark Smith [mailto:mdsmith72@bigpond.com]  
**Sent:** Tuesday, 17 November 2020 8:28 PM  
**To:** Caitlan Ponton; flanigan5@wideband.net.au  
**Cc:** TYSON DEKLEVA; chrishepp@gmail.com; darren@genertech.com.au; morwellcougarsbc@outlook.com  
**Subject:** Re: RE: Electricity Supply Request

Hello Caitlan,

Thank you for your patience and support for us with regards to this project.

As discussed, could the full \$7,000 please be the adjusted figure for the Morwell Baseball Clubs Electrical Upgrade Community Grant.

With the uncertainty over the cost of the necessary works required from Ausnet, the Morwell Baseball Club will happily return to Latrobe City any unspent funds from this stage of the works.

Regards,

Mark Smith - Morwell Baseball Club

**Agenda Item: 11.2**

**Agenda Item: Community Grant - Request to Change Project from Moe Community Christmas Carols and the Traralgon Lions Club**

**Sponsor: General Manager, Community Health and Wellbeing**

**Council Plan Objective: Provide a connected, engaged and safe community environment, which is improving the well-being of all Latrobe City citizens.**

**Status: For Decision**

**Proposed Resolution 1:**

**That Council:**

- 1. Approves the request from the Moe Community Christmas Carols to change the original 2020/21 Community Grant (project number EM202021003), for a new proposed project; and**
- 2. Delegate authority to the Chief Executive Officer to authorise future Community Grant variation requests, where the variation still meet the guidelines of the relevant grant program.**

**Proposed Resolution 2:**

- 1. Approves the request from the Traralgon Lions Club to change the original 2020/21 Community Grant (project number ES202021007), for a new proposed project.**

**Executive Summary:**

- In the 2020/21 Community Grants program the Moe Community Christmas Carols group successfully applied for a grant for the Moe Community Christmas Carols which was to be held on 18 December 2020. They were awarded \$3,500.
- On 4 November 2020 Event Coordinator, Valarie Hemmings, wrote to Council requesting to use the \$3,500 from project number EM202021003 for a new



proposed project.

- The funding was originally provided to cover the following costs of a physical event:
  - Advertising
  - Entertainment
  - Sound, Stage and Lighting
- The Moe Community Christmas Carols group is requesting that the funding be reallocated to be used for the following:
  - Virtual event to be streamed live via Facebook and YouTube.
- This includes the engagement of Spectrum Productions and Visual Events to assist with the live stream of the event.
- A copy of the correspondence, including quotes from the Moe Community Christmas Carols is attached as per attachment 1-3, for Council's information.
- In the 2020/21 Community Grants program the Traralgon Lions Club successfully applied for a grant for the Traralgon Carols by Candlelight which was to be held on 20 December 2020. They were awarded \$6,500.
- On 19 October 2020 Treasurer, Chris Love, wrote to Council requesting to use the \$6,500 from project number ES202021007 for a new proposed project.
- The funding was originally provided to cover the following costs of a physical event:
  - Toilet Hire
  - Health & Safety – St Johns
  - Poster, printing, stationary and administration costs
- The Traralgon Lions Club is requesting that the funding be reallocated to a virtual event and for the funds to be used for the following:
  - Radio and TV advertising
  - On line production expenses including musicians
  - Catering
  - Poster, printing, stationary and administration costs
  - Streaming of production

- Cleaning
- Rental
- Licensing
- The Traralgon Lions Club has advised that exact costs for the running of the virtual event will be known closer to the event date. The club has indicated that there may be a reduction in costs and therefore is aware that any remaining funds after the event will be required to be returned to Latrobe City Council.
- A copy of the correspondence from the Traralgon Lions Club is attached as per attachment 4, for Council's information.
- The change in the event proposals to become 100% online will reduce the economic impact of the original event proposals.
- The request to alter the projects is due to the current COVID-19 pandemic restrictions which will not allow these groups to hold physical events.
- To support the timely response to variation requests from community groups, Officers are requesting that Council delegate authority to the Chief Executive Officer to approve variation requests, where the variations still meet the guidelines of the relevant grant program.
- To ensure a transparent process, Officers will provide Councillors a monthly report via email outlining applications and variation requests received. For all variation requests, Officers will request Council feedback. Councillors will be able to provide feedback and if necessary, request that a report be prepared for Council endorsement.

**Issues:**

*Strategy Implications*

The report aligns with Objective 6 of the Council Plan – Ensure Council operates openly, transparently and responsibly.

*Communication*

The Moe Community Christmas Carols group and the Traralgon Lions Club will be advised of the outcome of this report.

*Financial Implications*

There are no financial implications associated with this report.

*Risk Analysis*

Identified risk	Risk likelihood*	Controls to manage risk
<p><b>Reputational Risk</b></p> <p>Failure to approve the variation may impact the applicant financially and result in the cancellation of the event which has operated successfully for a number of years.</p>	3	<p>Officers have advised the applicant of the current process and that no funds can be spent until there is an outcome of this report.</p> <p>Once there is an outcome, the applicant will be notified.</p>

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

The Community Grant Program Guidelines require all requests varying the scope of a project to be approved by Council.

*Community Implications*

There are no community implications associated with this report.

*Environmental Implications*

There are no environmental implications associated with this report.

*Consultation*

No consultation was required for this report. The applicants have been advised of the process and will be advised of the outcome of this report.





**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

**Attachments**

1.  Correspondence to support request from Moe Community Christmas Carols
2.  Moe Community Christmas Carols - Quote - Spectrum Productions
3.  Moe Community Christmas Carols - Quote - Visual Events
4.  Correspondence to support request from Traralgon Lions Club

## **11.2**

### **Community Grant - Request to Change Project from Moe Community Christmas Carols and the Traralgon Lions Club**

<b>1</b>	<b>Correspondence to support request from Moe Community Christmas Carols .....</b>	<b>37</b>
<b>2</b>	<b>Moe Community Christmas Carols - Quote - Spectrum Productions.....</b>	<b>39</b>
<b>3</b>	<b>Moe Community Christmas Carols - Quote - Visual Events.....</b>	<b>41</b>
<b>4</b>	<b>Correspondence to support request from Traralgon Lions Club .....</b>	<b>42</b>



---

**From:** Trevor Hemmings [mailto:vhemmings2@bigpond.com]  
**Sent:** Wednesday, 4 November 2020 1:32 PM  
**To:** Wendy Hrynyszyn  
**Subject:** Moe Community Christmas Carols

To Latrobe City Senior Events Officer  
r.e Moe Community Christmas Carols  
Proposed date : Friday 18th December

In relation to the above event i am contacting Latrobe City Council to request if a number of changes to the event can put in place due to the current restrictions with Covid 19.

The planning committee have been waiting to see what arrangements might change with the Pandemic so that we could make our final plans But time is of the essence now and we have with discussions come up with a new proposal.

We think it is important to be able to provide a community event which is following all the health guidelines . Which can be done safely and without putting too many expectations on those volunteers involved as well as participants.

These are our proposed changes for Council consideration.

1. Date of the event to remain as is 18/ 12/ 20  
Change of time for event : 7.00pm- 8.30
2. Event to be streamed 'live' via Facebook and Youtube,  
Spectrum Productions have been engaged to do this task  
In addition to Visual Effects Production.
3. Consideration has been given to a change of venue out of necessity.Moving ( for this year only) from Moe Racing Club . Due to the fact that there will be no bands, no choir, no activities as a childrens programme, no food vans or other initiatives that we usually provide. As well as no audience. Singers would look lost in such a large empty space and it would be difficult to generate a Christmas atmosphere.  
The planning team have ,therefor decided on an 'inside event' which will guarantee that we do not have to cancel. We felt we would also provide protection from the elements as we have such expensive equipment in use by the production teams.
4. As an inside venue i have looked into booking the Auditorium of Moe Baptist Church which can be made available to us. The Function Room at the Moe Racing Club along with the Moe Town Hall are both unavailable. The church building with its ample space and rooms does comply with the Covid 19 safe

plan . Which I can make additions to to suit our event. There is a stage area with an entry door and seperate exit door. Suitable for singers to move on and off stage safely and with out any congestion. There is space for the compere . As well as space for the Production guys to set up all their equipment. A large hall adjacent to the stage area can be made available as a waiting area for singers where social distancing can be in place. We will be able to decorate the auditorium with a back drop, Christmas tree and other initiatives to present a welcoming and colourful visual presentation.

5. The general community will be able to access the Carols on line. We intend to advertise through as many mediums as possible through a number of radio stations, Television social media, Newspaper, and posters.

6. All logos of our sponsors remain the same and will be included in all advertising. We would appreciate borrowing the Latrobe City Display boards to place in our venue.

7. We are planning to have interaction with our 'on line 'audience with competition type questions for people to make comments or contribute answers, photos . To enable them to receive prizes or vouchers which can be used to support local business.

8. We have an exciting programme of local singers with an eclectic mix of Christmas Carols and Songs. Which we trust will encourage singing at home.

9 As the Community Carols are on line there is not a need to advertise the venue where the live stream is coming from. That will allow us to only have the people who really need to be there in attendance.

We trust that these changes will be acceptable to you and that we can confirm the venue. We are certainly disappointed that our normal plans could not proceed. But look forward to the event being back at the Moe Racing Club for 2021.

i will endeavour to send in a Covid 19 safe plan as soon as we can confirm the venue. If you have further questions please do not hesitate to contact me.

Regards  
Valerie Hemmings  
Event co-ordinator  
email : vhemmings2@bigpond.com  
mobile : 0412 724 990

**Caitlan Ponton**

---

**From:** Trevor Hemmings <vhemmings2@bigpond.com>  
**Sent:** Friday, 6 November 2020 11:36 AM  
**To:** Caitlan Ponton  
**Subject:** Fw: Moe Carols

Hi Caitlan

We have requested the Basic Streaming Package with additional material from Spectrum Productions. Visual Effects will work in with Spectrum Productions. They are coming to check out the Church auditorium tomorrow ( Saturday ). I should then be able to have a further quote from them .

Will send on to you as soon as I have that.

In appreciation

Val Hemmings

**From:** Brett Tippet

**Sent:** Thursday, October 22, 2020 10:24 AM

**To:** Trevor Hemmings

**Subject:** Re: Moe Carols

Hi Val

At a pinch, here's a rough idea of a ballpark you'd need to consider.

**Basic Streaming Package. \$1500 - 2000 (2 operators)**

- In this we'd only be looking after the cameras and it would be very basic yet still provide a polished end product. Maybe 3 cameras and one camera operator and a vision operator. We would be relying on an audio mix from Visual Events and for them to light the people. Lighting will be more important than previous years as you'd be lighting for video. This would stream to either Facebook or YouTube using your own Channels, it can go out to both at once.

**Intermediate Streaming Package - \$2500-3500 (4 Operators)**

- This is the same as above but includes an audio operator to mix the sound for broadcast, yet Visual Events would still mix the sound in the space. This will include a second cameraman as well.

**Pro/Broadcast Package - \$7000-1000 (8 operators)**

- This would include all as above but add another cameraman and a lighting operator. In this we'd look after all the lighting and sound in its entirety. It would also include ability to playback content and have more graphics on screen.

We don't feel the Pro package would be appropriate as we have so desire to take the work away from Simon from Visual Events, just giving you the breakdowns.

There is also the elements Sue may bring win that will change this, but it's a starting point to consider.

Kind Regards,

Brett Tippet  
Spectrum Productions  
03 5176 6318 / 0419 567 310







VISUAL EVENTS

Visual Events Pty Ltd  
 14 Bowen St. Warragul 3820 Ph: 0417113367  
 14 Bowen St. Warragul 3820 Ph: 0417113367  
 A.C.N 093 071 277

**Tax Quote**

ABN 17 093 071 277

Date 8.11.2020

**Att: Val Hemming**  
**Re: Audio Vishal Quote for Moe Community Christmas Carols 2020**  
 Fax: Ph: Val- 0412724990  
 Address:  
 ABN Number:  
 Show Date: Set up 18.12.2020 @ 12.00 am Rehearsal 5.00 Show 7.00 to 8.30 Pack Down 8.30 to 10.30

Equipment and Labour	Price
<p align="center"><b>PA- Fold Back-Mics -Stands Cables</b></p> <p>Front of house speakers 2 x EV 15 inch – 500-watt speaker on stands            2 x RCF 300 a – 300-watt speaker to go on the floor so the article can hear            1 x Sound Craft 16 Channel Audio Desk- 1 x Cd Player 1 x Mac computer for audio playback</p> <p align="center"><b>Mics</b></p> <p>2 x Handheld mic for various article            8 Sure Sm 58s            8x mic Stands            2 x DI for the Key Board or gitars</p> <p align="center"><b>Cables</b></p> <p>1 x 30-meter multi core            Various Mic and power cable to make the above work</p> <p align="center"><b>Lights</b></p> <p>4 x Stands-10 x Par 56s to light the stage 1 x Controller</p> <p align="center"><b>Labour</b></p> <p>2 x Tec 4 hours @ \$40.00 an hour -to set up Show 2 hour Pack down 2 hours</p>	<p>\$1,110.00</p> <p>\$560</p>
<b>Plus GST 10%</b>	\$167.00
<b>Total</b>	<b>\$1,837.00</b>

Terms are payment within 7 days. Checks made payable to Visual Events Pty Ltd. It is Visual Events company policy to pass the cost of damaged goods onto to the client at full replacement value in the event a Visual Events representative was not present. Should you have any questions regarding this invoice please feel free to contact us at any time.

Regards, Simon Dunn

**Visual Events – 0417113367**

info@visualevents.com.au

[www.visualevents.com.au](http://www.visualevents.com.au)

**Caitlan Ponton**

---

**From:** Chris Love <chrisl@datafast.net.au>  
**Sent:** Monday, 19 October 2020 1:56 PM  
**To:** Caitlan Ponton  
**Cc:** 'Taylor Family'  
**Subject:** Traralgon Carols by Candlelight Grant - change in arrangements (Project Number: ES202021007)

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

Hi Caitlan,

As per our discussions, this year due to COVID restrictions, Traralgon Carols by Candlelight will move from an outdoor event to an on-line production.

The grant submission approved by Council was for an outdoor event with the costs associated with this location. Some of the costs associated with running this event on-line will still occur plus new costs. The exact cost to put on this on-line event is still not known.

An indication of the types of costs for an on-line production are as follows:

- Radio and TV advertising
- On line production expenses
- Catering
- Poster, printing, stationary and administration costs
- Streaming of production
- Cleaning
- Rental
- Licensing

The actual costs will be known closer to the event.

The Traralgon Lions Club seek approval to amend the grant application for the Traralgon Carols by Candlelight in light of the event moving from an outdoor to an on-line production.

It is thought that the whole grant of \$6,500 (incl. GST) will not be required and any funding not used will be returned to the Council.

Please advise if any other information is required.

Regards

Chris Love  
Traralgon Lions Club  
Mobile No. 0419878738

# **PRESENTATION OF PETITIONS**

**12. PRESENTATION OF PETITIONS**

Nil reports

# **CHIEF EXECUTIVE OFFICE**

**13. CHIEF EXECUTIVE OFFICE**

**Agenda Item: 13.1**

**Agenda Item: Presentation of the 2019/2020 Annual Report**

**Sponsor: Chief Executive Office**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Decision**

**Proposed Resolution:**

**That Council receives and notes the Latrobe City Council Annual Report 2019/20, in accordance with Section 134 of the *Local Government Act 1989*.**

**Executive Summary:**

The *Local Government Act 1989* requires Latrobe City Council to submit the Annual Report, including the audited financial, standard and performance statements, to the Minister for Local Government within three months of the end of the financial year. Due to the COVID-19 pandemic, Government granted an extension to all Councils to submit the Annual Report by 30 November 2020. Accordingly a copy of Latrobe City Council's Annual Report 2019/20 has been submitted to the Minister and will subsequently be loaded to the Know Your Council Local Government Portal.

In accordance with the *Local Government Act 1989*, the *Local Government Amendment (Performance Reporting and Accountability) Act 2014*, and the *Local Government (Planning and Reporting) Regulations 2014*, Council is required to consider the Annual Report at a meeting of Council within one month after providing the Annual Report to the Minister.

Council is also required to give 14 days' notice of the meeting and make copies of the Annual Report available for public inspection.

In accordance with the above mentioned legislative requirements, an advertisement was published in the Latrobe Valley Express on Thursday 26 November inviting the public to inspect Latrobe City Council's Annual Report and informing the public that the Annual Report would be presented at an Ordinary Council Meeting on 7 December 2020. Hard copies of the Annual Report are also available at services centres and libraries for viewing and electronically via

Council's website.

**Background:**

The 2019/20 Latrobe City Council Annual Report includes the Local Government Performance Reporting Framework Key Performance Indicators, Governance and Management Checklist and Performance Statement in accordance with the *Local Government Amendment (Performance Reporting and Accountability) Act 2004* and the *Local Government (Planning and Reporting) Regulations 2014*.

It is being presented to Council to receive and note.

Councillors may wish to note that the Annual Report has been printed locally using Australian Paper stock.

Hard copies are available for inspection at all Latrobe City Council service centres and libraries and are available electronically from Council's website.

**Issues:**

*Strategy Implications*

The 2019/20 Annual Report details the performance indicators of the organisation based on the 2017-21 Council Plan objectives.

*Communication*

Hard copies of the 2019/20 Annual Report will be available for viewing at Council's Service Centres and via the Latrobe City Council website.

*Financial Implications*

There are no financial implications as a result of Council's consideration of this report.

*Risk Analysis*

Risk has been considered as part of this report and it is considered to be consistent with the Risk Management policy.

Identified risk	Risk likelihood*	Controls to manage risk
<p><b>Reputational Risk</b></p> <p>The Annual Report does not represent nor align with the objectives of Latrobe City's Council Plan.</p>	<p>2 (Unlikely)</p>	<p>The development of the content, within the stories section of the Annual Report, demonstrates Council's activities which are aligned to the objectives within the</p>

		Council Plan.
<p><b>Legal/Regulatory Risk</b></p> <p>Councillors do not receive and note the Annual Report as submitted to State Government.</p>	2 (Unlikely)	Councillors were provided with an overview of the Annual Report content, specifically the development of the stories section, to provide them with an understanding of the direction taken.

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

#### *Legal and Compliance*

In accordance with the *Local Government Act 1989*, the *Local Government Amendment (Performance Reporting and Accountability) Act 2004*, and the *Local Government (Planning and Reporting) Regulations 2014*, Council is required to consider the Annual Report at a meeting of Council within one month after providing the Annual Report to the Minister.

Council was also required to give fourteen days' notice of the meeting which has been completed and make copies of the Annual Report available for public inspection after presentation to Council.

#### *Community Implications*

The 2019/20 Annual Report provides the community with an audited and transparent analysis of the organisation's performance for the financial year.

#### *Environmental Implications*

The final report has been printed on Australian Paper locally.

#### *Consultation*

Council's Audit Committee reviewed the financial, standard and performance statements of Latrobe City Council's Annual Report 2019/20.

The Victorian Auditor General's Office has audited the financial, standard and performance statements.

#### *Other*

Not Applicable

#### **Declaration of Interests:**



Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.



**Supporting Documents:**

The 2019/2020 Annual Report has been submitted to the Minister for Local Government and is attached for information.

**Attachments**

1   2019/2020 Annual Report

# 13.1

## **Presentation of the 2019/2020 Annual Report**

<b>1</b>	<b>2019/2020 Annual Report .....</b>	<b>51</b>
----------	--------------------------------------	-----------

# Latrobe City Council Annual Report





PROUDLY  
PRINTED IN  
**Latrobe City**  
100%  
• AUSTRALIAN PAPER •  
PAGES FROM  
MARYVALE MILL

*Latrobe City Council's 2019/20 Annual Report  
has been printed on 100% Australian paper  
and printed in the Latrobe Valley.  
Stock used for the inside pages is manufactured  
at our local Maryvale Mill by Australian Paper.  
Latrobe City Council is a proud supporter  
of the local economy.*

Latrobe City Council acknowledges  
that prior to colonial settlement,  
the Braiakaulung people of the  
Gunaikurnai clan were the occupiers  
and traditional owners of the land that  
is now known as Latrobe City.

## Chief Executive Officer's report

This financial year showed the value of Council having close ties with the community - the people and businesses of Latrobe joined with Council to minimise the impact of the COVID-19 pandemic as much as possible.

A lockdown was implemented across Victoria to keep people at home in a bid to contain the virus. Unfortunately, businesses were impacted by the economic effects of the pandemic, as they lost markets and subsequently, income. Some businesses closed permanently, people were made redundant, and many other workers lost hours and income.

Council acted swiftly to help ease the economic impact of the pandemic. Councillors voted to implement a two-phase Business and Community Support and Recovery Package with a suite of initiatives, including grants and vouchers for businesses, webinars, waiving of fees, the uplifting Connections Magazine, an informative COVID-19 Business newsletter, a dedicated COVID-19 helpline and more, as you will read in this Annual Report.

Council further contributed to the local economy by partnering with the State Government to deliver the Working for Victoria program. State funding enabled Council to employ up to 68 people who had lost their jobs due to the pandemic. Staff were able to undertake a suite of projects and services that Council previously did not have the resources to do. A feature of this program was the Bush Crew team of 32 workers who cut grass, planted trees, removed shopping trolleys from waterways and generally beautified the municipality, while learning such skills as operating power equipment and first aid.

Council was not immune from the pandemic. Our services were disrupted, with libraries closing to borrowers and the leisure centres, Latrobe Regional Gallery and Performing Arts shutting their doors. Customer service centres also ceased operation. Many Council staff worked from home from late March, following an order from the State Government that those who could work from home must do so to minimise the risk of the virus spreading. We also made the difficult decision to postpone our annual Sister Cities Festival, which celebrates our sister city relationships with Takasago in Japan and Taizhou in China.

Fortunately, Council was able to minimise the effects by continuing to serve the community where we could. All library branches provided delivery services to older people across the municipality and also a Click and Collect service as restrictions permitted. Latrobe Leisure offered online classes and tips to help people retain their fitness while the leisure centres were closed. Latrobe Regional Gallery introduced virtual tours of exhibitions. Our call centre staff continued to take calls from the public, providing advice and reassurance where they could, in addition to assistance with core Council services.

The experience - although one we would rather not have had - has proven the resilience of this community and that attribute will no doubt position us well as we move towards a new sense of normal.

Apart from the pandemic, the business of Council continued throughout the last financial year. We are working on projects that contribute to our standing as Gippsland's regional city; one of four such regional cities in Victoria, alongside the municipalities of Geelong, Ballarat and Bendigo.

We guided the construction of many projects, such as the Gippsland Regional AFL Centre of Excellence, Morwell Recreation Reserve and Gippsland Sports and Entertainment Park at Morwell; the Gippsland Regional Indoor Sports Stadium at Traralgon; and the Gippsland Regional Cricket Centre of Excellence, Ted Summerton Reserve at Moe. Further projects are still being built, namely the Gippsland Regional Aquatic Centre and Gippsland Performing Arts Centre, both at Traralgon. We acknowledge funding support from various levels of government in enabling these projects to come to fruition.

Latrobe City continues to be the hub of events in the region, which provide rich entertainment opportunities for the residents of our City, as well as people from across Gippsland and even further afield. Morwell Recreation Reserve hosted three matches of AFL and AFLW. A Big Bash League cricket game was held at Moe and other major events included the International Rose Garden Festival Morwell, a Hyundai A-League Friendly Match, a Women's National Basketball League game and the National Archery Championships, to name just a few.

Other highlights of the past 12 months have been:

- The revitalisation of Morwell's Central Business District as part of the Future Morwell project
- The construction of multi-use courts, pavilion, storage facilities and a car park at Monash Reserve, Newborough
- Building a new pavilion at Traralgon's Apex Park
- Completing the construction of stage one of the Moe Access for All Abilities/Apex/Lions Play Space
- Finishing the Moe Botanic Gardens Play Space
- Installing a 30kW solar panel system on Council-managed buildings.

I am honoured to lead Latrobe City Council and thank all of my staff for their contribution to our many and varied services and projects over the past year. I commend this Annual Report to anyone wishing to appreciate what we have achieved, and also seeking a true and accurate record of Council's financial performance.

As we move forward, I am excited about completing major projects and pieces of work already underway, and also for the chance to embrace new opportunities that are in the making in this great municipality of Latrobe City, eastern Victoria's own regional city.



Steven Piasente  
Chief Executive Officer



## Why we have an annual report

Under the *Local Government Act 1989*, councils are required to report to the community on a variety of topics covering council operations, performance and finances.

### How to obtain a copy of this report

A copy of this report can be found on the Latrobe City Council website [www.latrobe.vic.gov.au/annualreport](http://www.latrobe.vic.gov.au/annualreport) or a printed version can be viewed at any one of our libraries or service centres.

To obtain this information in languages other than English, or in other formats, phone Latrobe City Council on 1300 367 700.

### COUNCIL OFFICES

**Morwell Corporate Headquarters**  
141 Commercial Road

**Morwell Library**  
63-65 Elgin Street

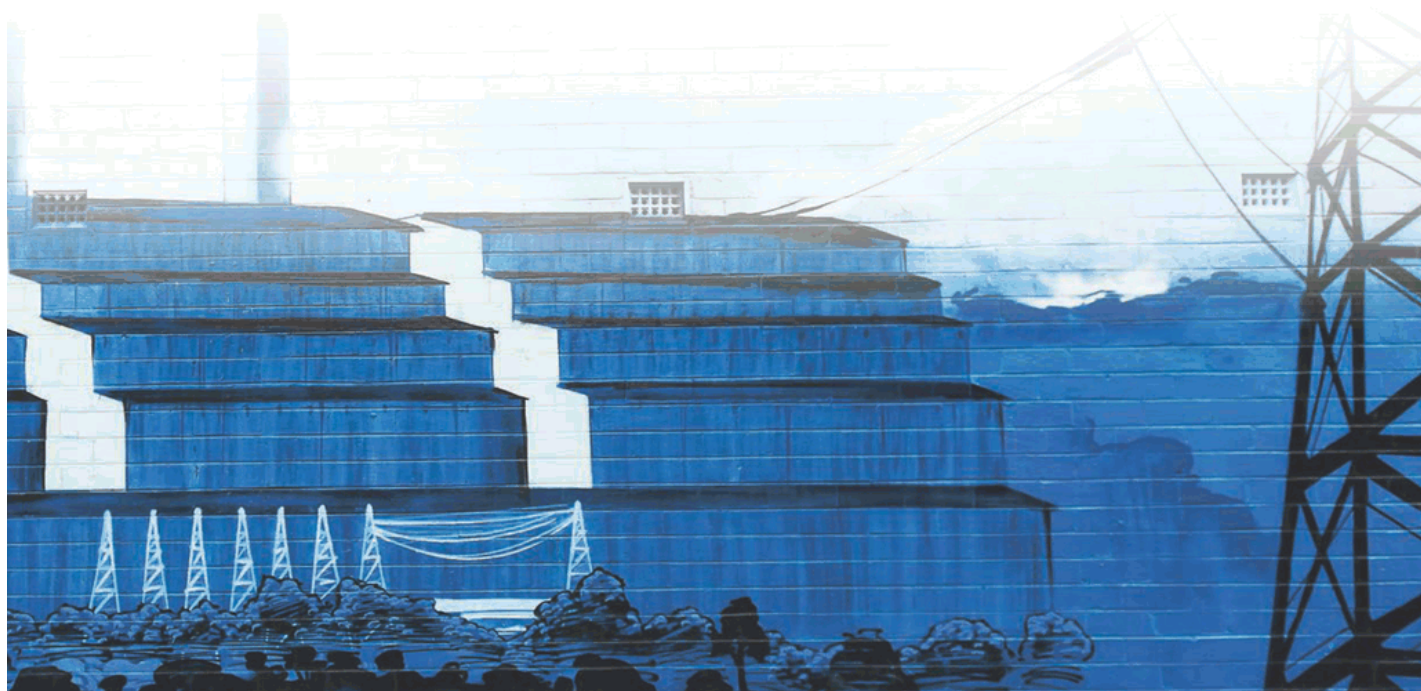
**Moe Service Centre and Frank Bartlett Memorial Library**  
1-29 George Street

**Traralgon Service Centre and Library**  
34/38 Kay Street

**Churchill and District Community Hub**  
9/11 Philip Parade

## Contents

<b>Latrobe City snapshot and profile</b>	<b>6</b>	<b>Financial report</b>	<b>64</b>
<b>Our Leadership</b>	<b>8</b>	<b>Performance statement</b>	<b>111</b>
Mayor's report	9	<b>Governance, management and other information</b>	<b>127</b>
Your Council representatives	10	<b>Glossary</b>	<b>139</b>
Year in review	12		
<b>Our Organisation</b>	<b>14</b>		
Our organisational structure	16		
Services snapshot	17		
Our employees	20		
<b>Our Direction</b>	<b>22</b>		
Council Plan objectives 2017-2021	24		
Stories	26		
Setting our direction	58		
<b>Our Performance</b>	<b>59</b>		
Council report card	60		
Local Government performance reporting framework indicators	62		



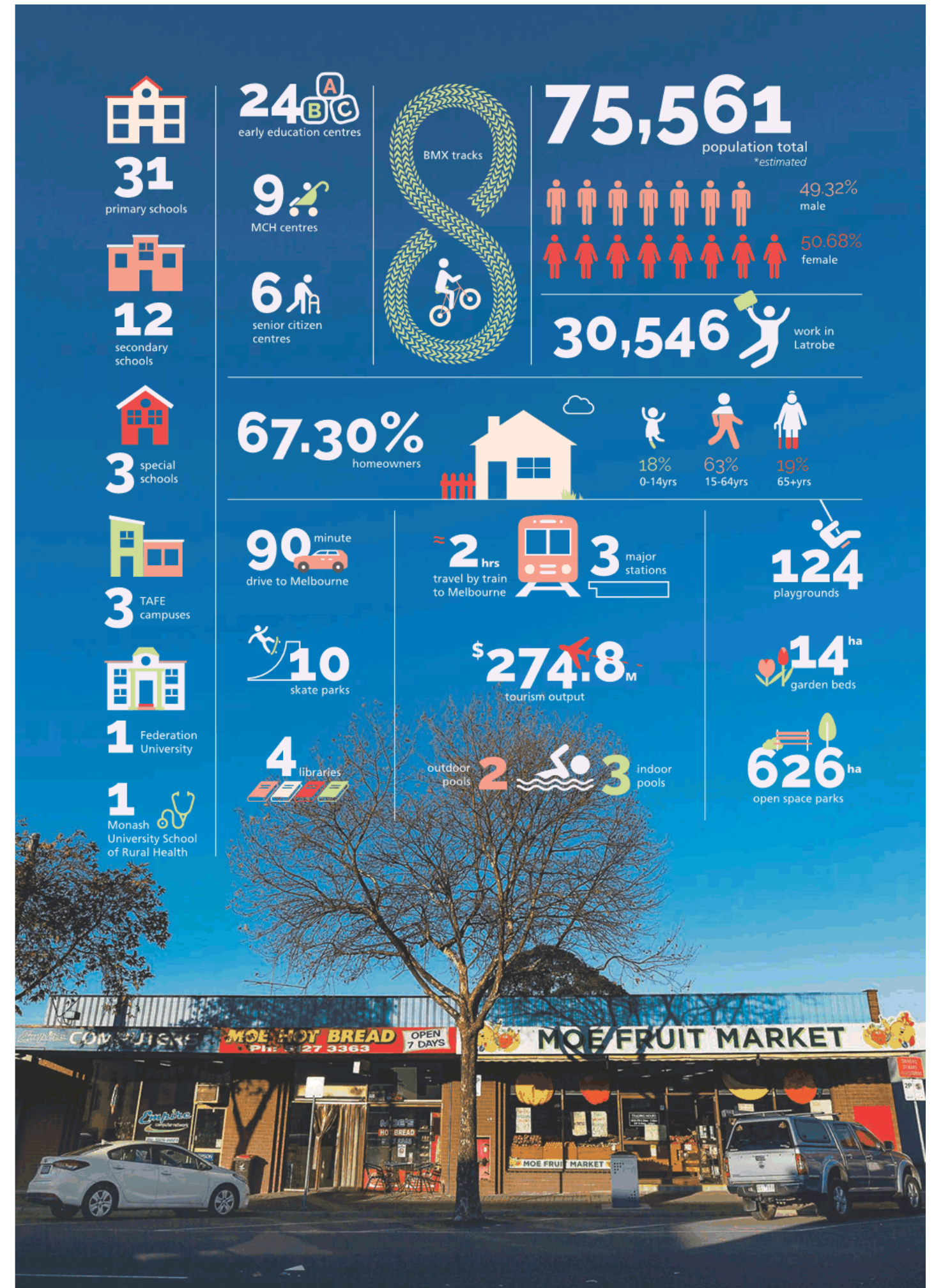
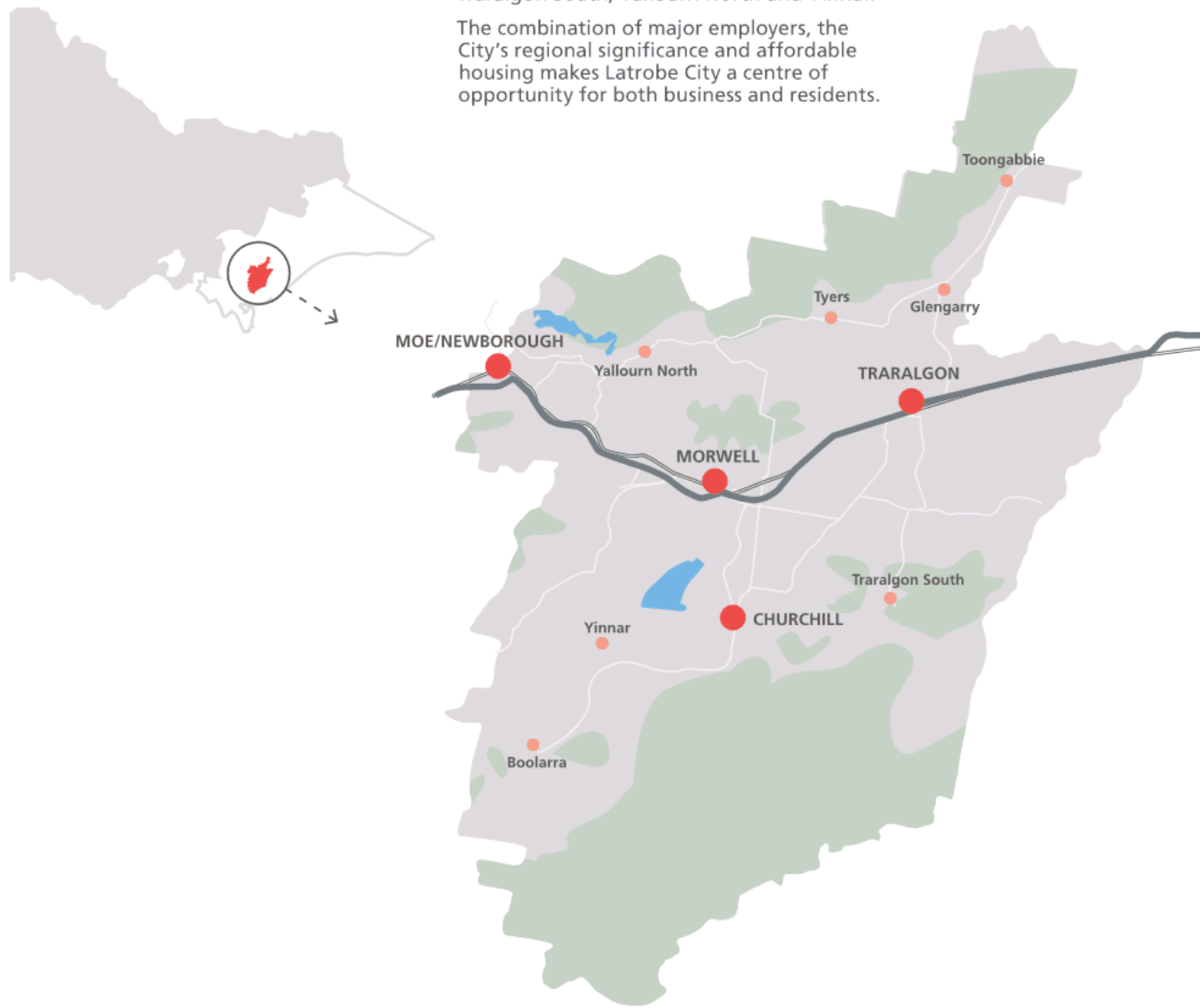
## Latrobe City snapshot and profile

Latrobe City is Victoria's eastern regional city and Gippsland's primary service centre and employment hub, providing retail, entertainment, education, government and health services to the region.

Latrobe City is a 90-minute drive east of Melbourne, covering an area of 1,425 square kilometres, situated between the Strzelecki Ranges to the south and the Great Dividing Range to the north.

The City is made up of four major towns - Churchill, Moe/Newborough, Morwell and Traralgon; and seven rural townships - Boolarra, Glengarry, Toongabbie, Tyers, Traralgon South, Yallourn North and Yinnar.

The combination of major employers, the City's regional significance and affordable housing makes Latrobe City a centre of opportunity for both business and residents.



# 01

## Our Leadership

Latrobe City Council is a public statutory body which operates under the legislative requirements of the *Local Government Act 1989* and *Local Government Act 2020*. These Acts set out the role of the Council as an elected body to provide leadership for the good governance of the municipal district and the local community.



## Mayor's report

Over many decades, we have grown accustomed to connecting with each other in certain ways. We connect via sport, school relationships, book club, arts group, parents' committees, church, work or a common interest we share. This past year has taught us that we have to be imaginative in the ways we connect, the ways we communicate, the ways we bond and rely on each other.

In 2020, the Latrobe City community and the Council have found new ways to connect, to bond and to communicate. We have shown once again that we are a resilient community, an inventive community by adopting new procedures, new methods and new thinking about travelling, congregating, exchanging knowledge and sharing experiences.

As we start to transition back to the new COVID-Normal, many of these new ways may remain in place. Coming together online, while not an ideal format, is effective for sharing information, staying connected and continuing the work that is needed to be done in Latrobe City.

Latrobe City is the New Energy of Victoria; this community is resourceful, creative, active, compassionate and innovative. That is the New Energy.



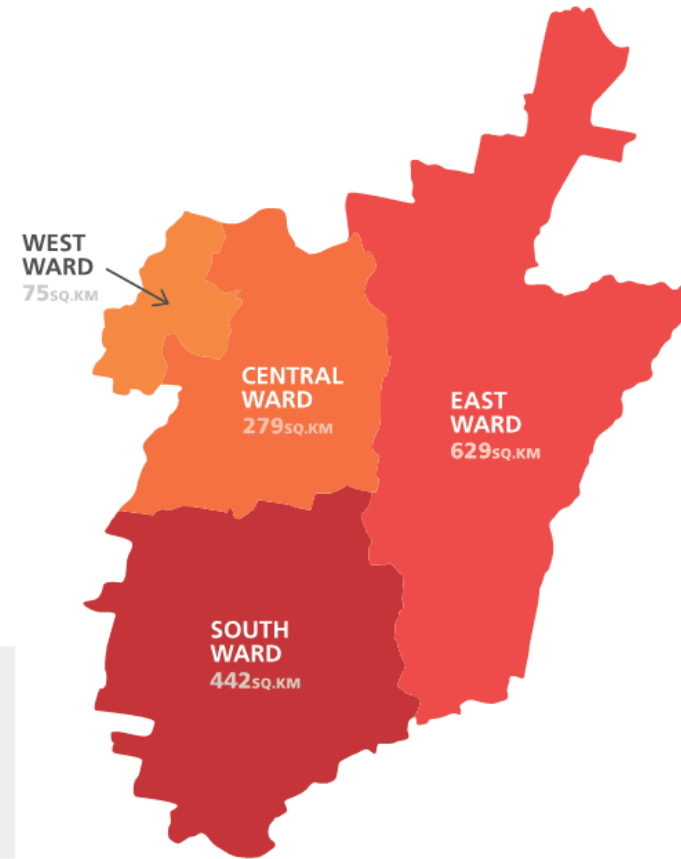
Cr Dan Clancey  
Mayor





## Your Council representatives

Latrobe City's Council was elected in 2016 for a four year term comprising nine councillors representing four wards.



Cr Dan Clancey was first elected in November 2016 and is the current Mayor of Latrobe City Council.

Phone: 0428 664 968  
Email: dan.clancey@latrobe.vic.gov.au



Cr Alan McFarlane was first elected in November 2016.

Phone: 0428 645 402  
Email: alan.mcfarlane@latrobe.vic.gov.au



Cr Darrell White was first elected in 1997 during the first Latrobe Shire Council elections. Cr White was Mayor in 2018/2019 and has previously been Mayor three times.

Phone: 0417 377 645  
Email: darrell.white@latrobe.vic.gov.au



Cr Graeme Middlemiss was first elected in 1997 during the first Latrobe Shire Council elections. Cr Middlemiss has been on Council for 19 years and was the Mayor in 2003/2004 and 2019/2020.

Phone: 0417 379 059  
Email: graeme.middlemiss@latrobe.vic.gov.au



Cr Dale Harriman was first elected in 2011 (following a resignation). Cr Harriman was Mayor in 2014/15 and currently serves his fourth term.

Phone: 0419 399 093  
Email: dale.harriman@latrobe.vic.gov.au



Cr Bradley Law was first elected in November 2016.

Phone: 0428 560 501  
Email: bradley.law@latrobe.vic.gov.au



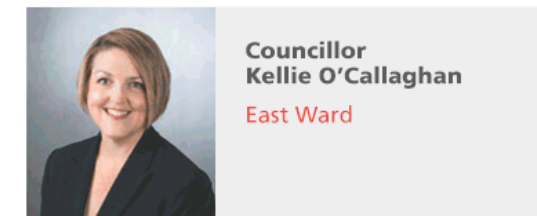
Cr Darren Howe was first elected in November 2016.

Phone: 0419 399 093  
Email: dale.harriman@latrobe.vic.gov.au



Cr Sharon Gibson was first elected in 2008, 2012 and then again in 2016. Cr Gibson was Mayor in November 2013/2014 after serving as Deputy Mayor three consecutive times.

Phone: 0429 338 762  
Email: sharon.gibson@latrobe.vic.gov.au



Cr Kellie O'Callaghan was first elected in 2008, 2012 and then again in 2016. Cr O'Callaghan was Mayor in 2012 and 2017.

Phone: 5128 6185  
Email: kellie.o'callaghan@latrobe.vic.gov.au

# Year in review

**19,124**  
meals on wheels delivered to people in need.

**2,799,433**  
bin lifts as part of Council's kerbside waste collection.

**60**  
sporting reserves, BMX tracks and skate parks maintained for recreation.

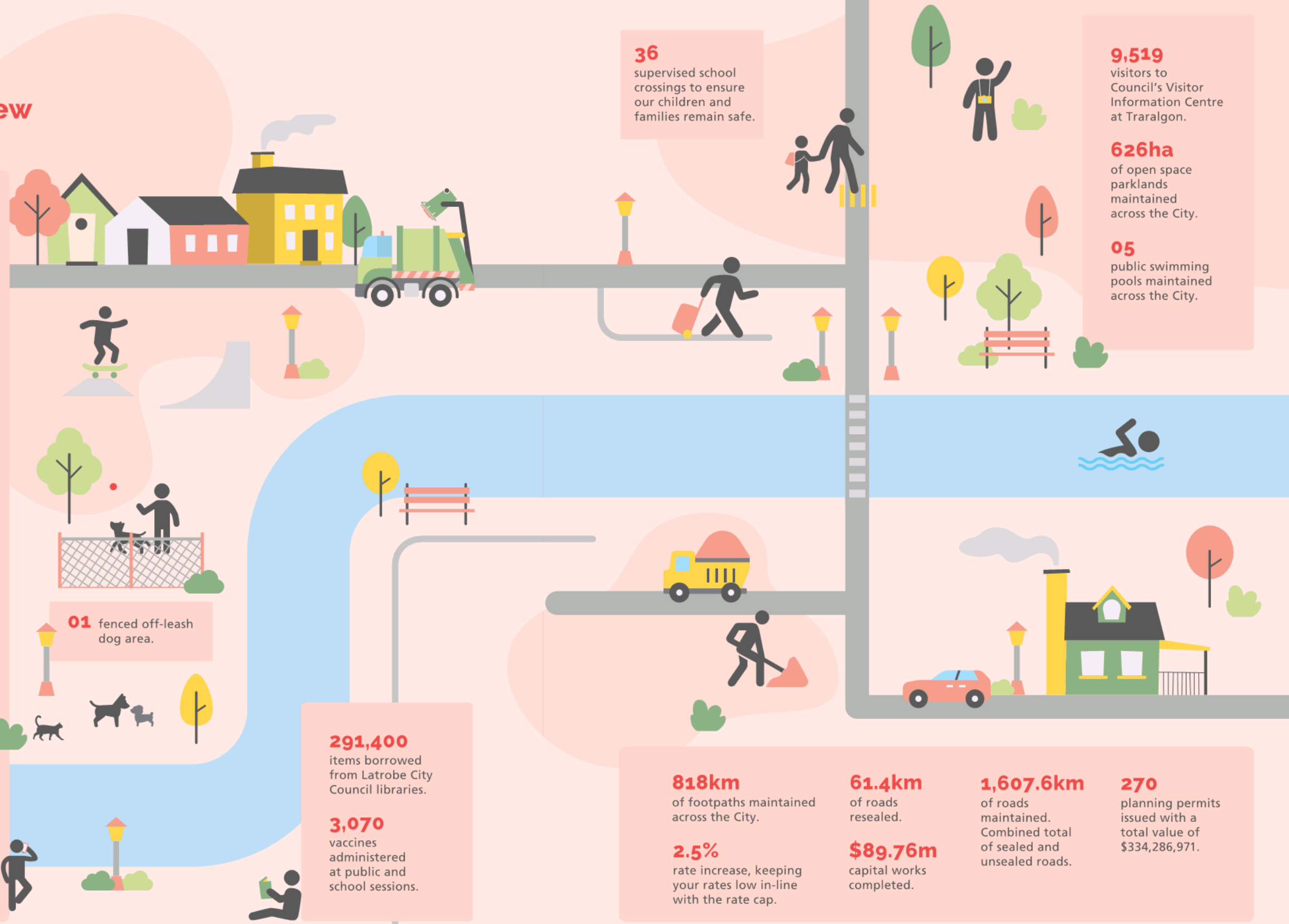
**05**  
unfenced off-leash dog areas.

**13,084**  
pets registered: 10,709 dogs and 3,005 cats across the City.

**2193**  
clients received care services in the home.

**84,259**  
calls answered by Council's Customer Service staff.

**30,798**  
online visits to Council's tourism website, [visitlatrobecity.com](http://visitlatrobecity.com)



**36**  
supervised school crossings to ensure our children and families remain safe.

**9,519**  
visitors to Council's Visitor Information Centre at Traralgon.

**626ha**  
of open space parklands maintained across the City.

**05**  
public swimming pools maintained across the City.

**01** fenced off-leash dog area.

**291,400**  
items borrowed from Latrobe City Council libraries.

**3,070**  
vaccines administered at public and school sessions.

**818km**  
of footpaths maintained across the City.

**2.5%**  
rate increase, keeping your rates low in-line with the rate cap.

**61.4km**  
of roads resealed.

**\$89.76m**  
capital works completed.

**1,607.6km**  
of roads maintained. Combined total of sealed and unsealed roads.

**270**  
planning permits issued with a total value of \$334,286,971.

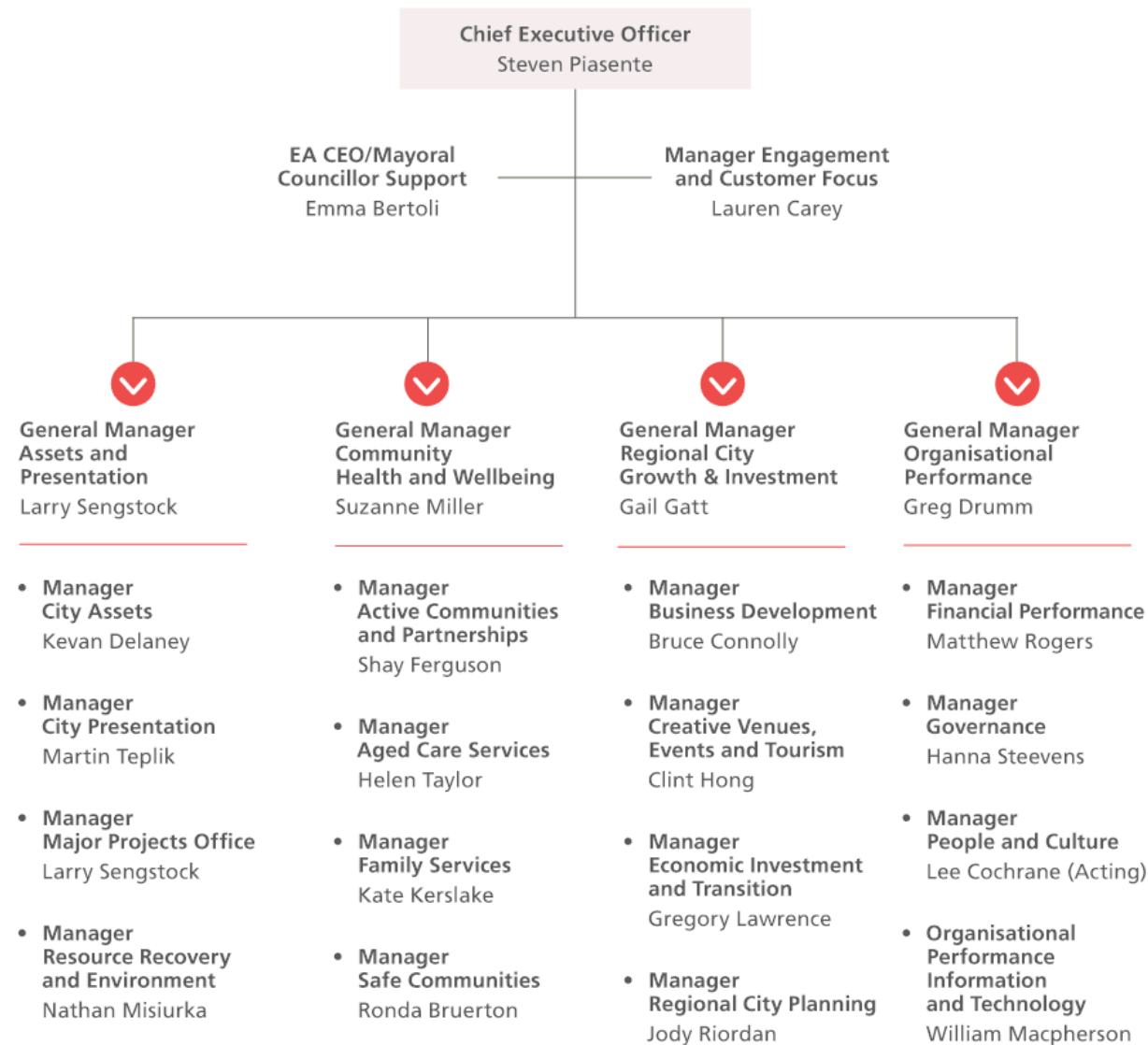
# 02

## Our Organisation



## Our organisational structure

We adopted this structure on 2 September 2019.



## Services snapshot

### Business Development

- Investment attraction
- Manage, maintain and develop the Latrobe Regional Airport
- Support aviation-related employment at Latrobe Regional Airport
- Business development, support and training services
- Economic modelling and impact analysis
- New business support
- Startup ecosystem
- Pursue new business investment and employment growth
- Develop the Gippsland Logistics Precinct
- Centre for Australian Automotive Futures
- Leveraging opportunities from our International Relations program
- Concierge system to support people seeking permits and licences

### Culture, Leisure and Recreation

- Three indoor leisure centres and two outdoor pools
- 18 indoor stadiums/courts across four facilities
- Traffic School
- Lake Narracan Caravan Park and Waterway
- Support community committees
- 60 sporting reserves, BMX tracks and skate parks
- Maintain 626 hectares of open space parks and 14 hectares of garden beds
- Maintain 15.6 hectares of wetlands and rain gardens
- Maintain 124 playgrounds
- Operate Council's Airlie Bank Nursery
- Kerbside spraying and tree planting
- Garden competition
- Recreation planning
- Open space planning
- Latrobe Regional Gallery
- Latrobe Performing Arts Centre

### Community Information and Development

- Operate Latrobe City service centres
- Provide information about Council services
- Recording and processing customer requests
- Support the delivery of Council projects, programs, strategies and action plans to deliver improved liveability within our community
- Advocate on behalf of our community for better health and wellbeing outcomes
- Improve liveability for people with a disability within the community
- Support a more connected and engaged community across all ages
- Creation of training and employment opportunities for Indigenous people
- Promote social justice and reconciliation

### Direct Care Services

- Home, personal and respite care
- Home maintenance/ramps and rails
- Social support programs
- Meals on Wheels
- Operation of Senior Citizens Centres
- Support community volunteering
- Health promotion
- Welcoming and Age Friendly clubs/groups
- Support for Carers program
- Access and Support for Dementia and People at Risk





### Environment

- Council emissions reporting (water, electricity, gas and fuel)
- Approximately 400km of rural roadside weed management
- Vegetation removal permit assessments
- Vehicle emissions offsets (tree planting)
- Participate in industry and community environment
- Committees and networks
- Bushland reserve management
- Forestry coup compliance reviews
- Environmental education services
- Trust for Nature property rate rebates
- Biodiversity protection incentive program grants
- Community tree planting
- Waterway management services

### Infrastructure

- Design and deliver Council's capital works programs
- Engineering investigation and support
- Planning for Latrobe City's current and future civil infrastructure needs
- Ensure existing infrastructure is maintained and protected
- Asset management planning and traffic management
- After hours emergency works for buildings
- Fixed plant and equipment maintenance and upgrades
- Maintenance of buildings, roads and drainage
- Vegetation and other Council-owned assets
- 723km of paths maintained annually

### Events and Tourism

- Develop, attract and promote events
- Support the facilitation of community events
- Deliver Council civic events and festivals
- Support Latrobe City and broader Gippsland's tourism industry
- Operate a Visitor Information Centre

### Libraries

- Operation of public libraries
- Provision of library education programs
- Resourcing the community, including fiction and non-fiction books, CDs and DVDs, audio books, and hard copy newspapers and magazines
- Digital library resources including eBooks, eMagazines, eAudiobooks, eNewspapers, databases, research and learning tools
- Community access to meeting rooms, learning spaces, public computers and free WiFi
- Author talks and guest speakers/presentations, including an annual literary festival
- Community outreach program
- Preschool Storytime, Baby Bounce, Wiggle and Jiggle, school holiday program and other children's activities
- Work experience placements
- eMovies
- COVID-19 response included: Click and Collect, home delivery, Ask a librarian phone back service, Online Storytime, and Online Book Chat

### Family and Children

- Pre-school and pre-kinder services across 24 preschools
- Maternal and Child Health services provided throughout the municipality
- Enhanced Maternal and Child Health program
- Best Start program
- Preschool Field Officer program
- Long Day Care offered in three locations
- Supported Playgroups
- Parent education
- Immunisation program
- Home and Community Care - Program for Young People
- Regional Assessment Service

### Planning and Building

- Land use planning and permit application services
- Ensure adherence to the *Planning and Environment Act 1987*
- Land use planning research, policy and re-zoning
- Facilitate Council and community-initiated planning scheme amendments
- Planning scheme reviews
- Coordination of new infrastructure and services to support new communities

### Running Council

- Communications and community engagement
- Organisational business planning and performance reporting
- Internal service review
- Facilitate Council meetings
- Office of the CEO
- Mayoral and Councillor support
- Facilitate Council elections
- Develop Latrobe City Council Plan and Annual Report
- Financial management and preparation of the Budget
- Information and technology solutions
- Corporate information management
- Facilitate compliance requirements including registers, policies and reporting
- Human resources services
- Risk management and insurance
- Legal services
- Occupational health and safety
- Facilitate internal audits
- Freedom of information requests
- Property and statutory services
- Recruitment
- Payroll

### Safe Communities

- Implementing Council local laws, environmental health and building standards, and relevant legislation
- Registration and monitoring of food and beauty premises
- Waste water management
- School crossing supervision
- Fire risk preparedness and prevention property notices
- Animal management services, including:
  - Pet registrations, collection of stray pets and managing pound operations
  - Cat cage hire, animal adoptions and microchipping
  - Pet care education and promotion
- Unsightly/unsafe property inspections
- Road safety education and awareness
- Legal proceedings
- Building permit services
- Pool barriers audit program
- Ensure adherence to the *Building Act 1993*
- Building audits and education
- Plan and prepare communities for disasters
- Provide emergency support to disaster-affected communities

### Waste and Recycling

- Kerbside rubbish collection, recycling and transfer stations
- Manage and monitor landfill facilities
- Rehabilitation and after care of closed landfills
- Development of new landfill cells
- Organic processing
- Lead initiatives to divert waste from landfill
- Implement biogas energy generation technology

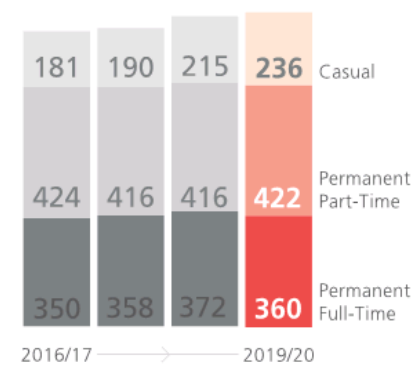
## Our employees

Latrobe City Council is committed to attracting, developing and retaining employees with a diverse range of qualifications, abilities and a passion for delivering quality services to the community.

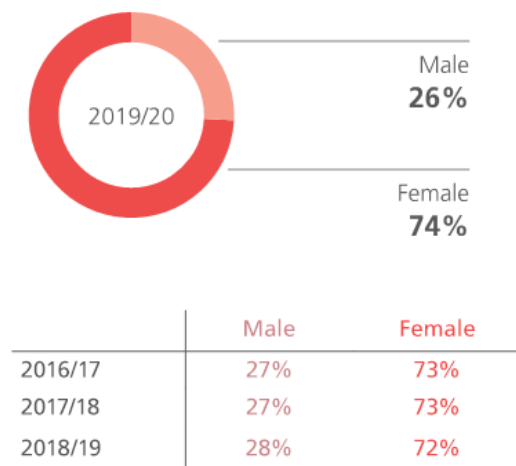
Council values and celebrates the contribution of its people, working together in the spirit of honesty, teamwork and trust. As of 30 June 2020, Latrobe City Council employed 1,018 people, comprising full-time, part-time and casual employees.

The number of equivalent full-time positions (FTE) is 580.6. The total number of employees has increased by 15 from the previous year.

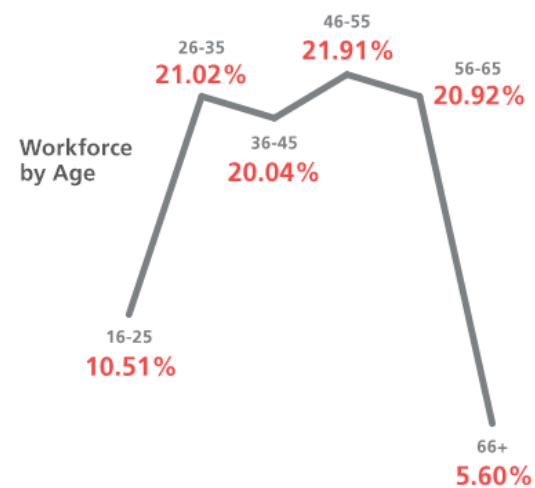
### Staffing Levels



### Gender Profile



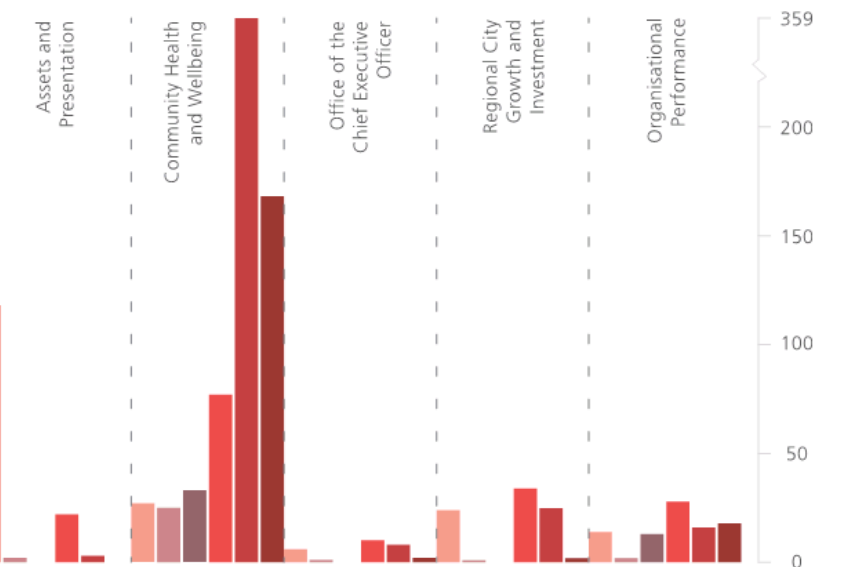
**1,018**  
staff overall  
with a 6.2% increase since 2016/17.



### Council Staff

A summary of the number of full-time equivalent (FTE) Council staff by organisational structure, employment type and gender.

#### Male | Female

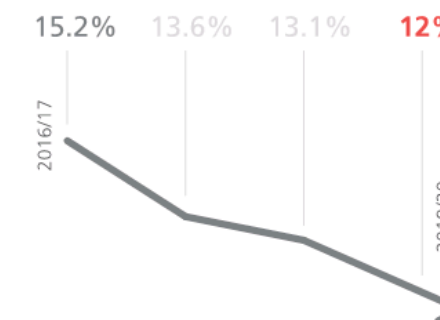


### Salary Banding for 2019/20

Gender	1	2	3	4	5	6	7	8	Other
<b>Male</b>									
Permanent Full-Time	0	4	51	16	32	27	29	9	21
Permanent Part-Time	10	2	11	3	4	0	0	1	0
Casual	2	2	29	10	0	0	0	0	3
<b>Female</b>									
Permanent Full-Time	0	4	5	30	35	50	18	9	20
Permanent Part-Time	101	24	25	89	25	22	4	1	100
Casual	5	26	81	25	2	0	0	0	51

## 3.2% reduction in staff turnover

Council carefully reviews feedback from exiting employees to identify any issues that led to their departure. These results include seasonal and casual staff.



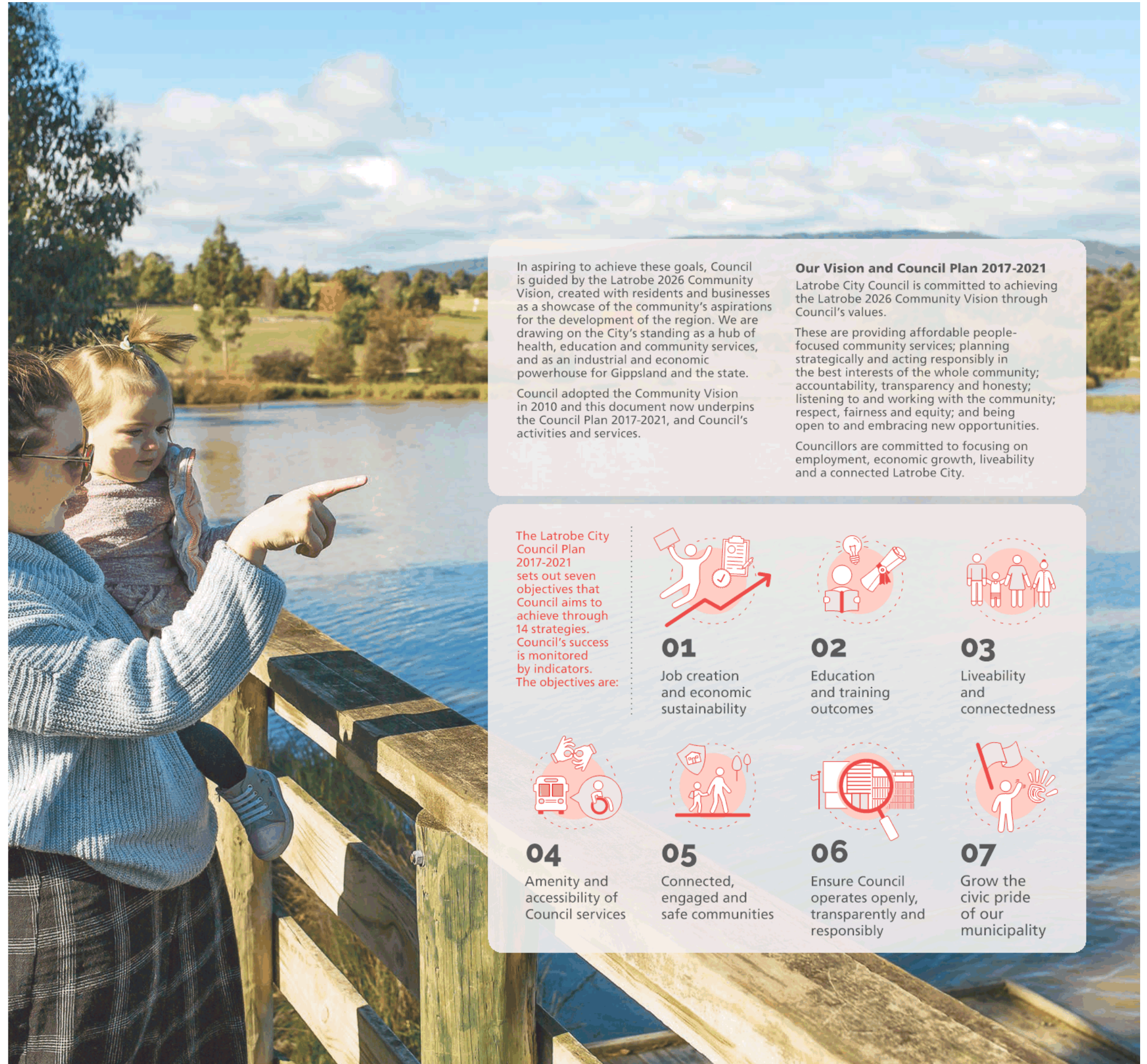


# 03

## Our Direction

## Council Plan objectives 2017-2021

Latrobe City Council's mission is to provide the best possible facilities, services, advocacy and leadership for Latrobe City, one of Victoria's four major regional cities.



In aspiring to achieve these goals, Council is guided by the Latrobe 2026 Community Vision, created with residents and businesses as a showcase of the community's aspirations for the development of the region. We are drawing on the City's standing as a hub of health, education and community services, and as an industrial and economic powerhouse for Gippsland and the state. Council adopted the Community Vision in 2010 and this document now underpins the Council Plan 2017-2021, and Council's activities and services.

**Our Vision and Council Plan 2017-2021**  
 Latrobe City Council is committed to achieving the Latrobe 2026 Community Vision through Council's values. These are providing affordable people-focused community services; planning strategically and acting responsibly in the best interests of the whole community; accountability, transparency and honesty; listening to and working with the community; respect, fairness and equity; and being open to and embracing new opportunities. Councillors are committed to focusing on employment, economic growth, liveability and a connected Latrobe City.

The Latrobe City Council Plan 2017-2021 sets out seven objectives that Council aims to achieve through 14 strategies. Council's success is monitored by indicators. The objectives are:



**01**  
 Job creation and economic sustainability



**02**  
 Education and training outcomes



**03**  
 Liveability and connectedness



**04**  
 Amenity and accessibility of Council services



**05**  
 Connected, engaged and safe communities



**06**  
 Ensure Council operates openly, transparently and responsibly



**07**  
 Grow the civic pride of our municipality



## Stories

### Council supports the Latrobe community during pandemic

The COVID-19 pandemic of 2020 caused global upheaval on a scale never previously experienced by many of us.

The virus claimed lives and hurt the economy, and life in Latrobe City was not immune from the pandemic's far-reaching impacts.

Businesses were forced to close, people lost their jobs and children were required to learn from home as Victorians were subjected to a lockdown designed to minimise the threat to community health and safety.

In recognition of the immense challenges our businesses and community faced during the pandemic, Latrobe City Council adopted an immediate short-term emergency Business and Community Support Package - valued at approximately \$162,000 - in response to COVID-19 shutdowns in April 2020. This first phase of the package allowed Council to provide some immediate support to businesses while developing a longer term strategy.

After careful consideration of State and Commonwealth support packages that were being implemented, and by listening to businesses, Council endorsed the implementation of a second phase Business and Community Support and Recovery Package valued up to \$1,728,834. This was funded from an immediate allocation of \$200,000 in the 2019/2020 financial year and \$1,528,834 from the 2020/21 budget. Most phase two measures will be introduced in 2020/21.

Council supported the creation of an extra 1.5 full-time equivalent staff to help implement the package over the next 12 months.

The support package in 2019/20 included the following measures:

#### Latrobe City COVID-19 Helpline

The telephone Helpline helped community members who needed information and assistance to access local support during the pandemic and to support the community to remain resilient.

The dedicated phone line was a 'one-stop-shop', staffed by trained officers to assist the community with up-to-date information in the fast changing COVID-19 landscape.

The Helpline also enabled Council to gain information about how the community was managing during COVID-19, and informed priorities for the Municipal Public Health and Wellbeing Plan and the development of a Community Recovery Action Plan.

The Helpline enabled Council, services and support agencies to work more closely together to identify and respond to current and emerging issues affecting the community due to COVID-19, and strengthened relationships between the community and Council.

The Helpline service was available through the regular Council phone number. A dedicated email address was also established for people to contact.

A free Business Help Desk using Council's contact centre number was also created.

#### Charges refunded

Refunds for health registrations from 3 March 2020 to 30 June 2020 were given to businesses impacted by the pandemic, and free health registrations will continue throughout 2020/21. Specific types of planning permit fees were also waived for 2020/21.

#### Cash flow improved

Council committed to paying all invoices/suppliers within 14 days to improve their cash flow, rather than the usual 30 days.

#### Permits refunded

Street trading and outdoor dining permit charges were refunded from 1 March 2020 until 30 June 2020, and no permit charges will be applicable in 2020/21.

**New publications market Latrobe**

Council introduced two publications to inform the community, ensure businesses were aware of assistance available and to celebrate locals achieving during the pandemic.

Connections Magazine was published every two months. It informed the community about major projects under construction, profiled businesses that were adapting to new ways of trading due to the pandemic, and featured unique and long-standing businesses. It demonstrated ways of Council working with the community to deliver beneficial projects, such as the Morwell CBD revitalisation.

A COVID-19 Business e-newsletter was created to promote Council's COVID-19 support packages, disseminate information of interest and detail how Council could help businesses.

**Support Local Social Media campaign**

Through this campaign, Council promoted local businesses that adopted innovative strategies during the pandemic.

This encouraged the community to support those businesses that had remained open during the pandemic to ensure they would continue to operate beyond it.

**Rental relief**

Council provided a 50 per cent reduction in rent for café and restaurant tenants in Council-owned buildings until the prohibition on in-house dining was lifted.

**Backing business groups**

Council provided additional support for chambers of commerce/trader groups. This included an Events Partnership Program, a Business Support Program, and establishing a dedicated business section on Council's corporate website to help local businesses. Council made a contribution to Destination Gippsland for a region-wide tourism campaign.

**Supporting sporting, community groups**

Council waived permits and fees for sporting clubs using grounds for the summer and winter seasons, and rent for clubs/organisations using Council-owned lands/grounds and buildings from 1 July 2020 to 30 June 2021. Venue hire fees for Latrobe City community groups are being waived from 1 July 2020 to 30 June 2021.

**Extending Community Grants Fund**

Council extended the Community Grants Fund program to include new fund criteria that encompassed:

- gap funding to assist in meeting operational costs where usual fundraising activities were impacted
- funding to assist the staging of fundraising events that were impacted by COVID-19 restrictions
- grants to assist in the purchase of equipment that supports continuation of online engagement activities.

**Business webpage**

Latrobe City Council developed a designated page as part of Council's website that provided a business register for businesses to list the goods and services they offer, plus information about delivery, pick-up and/or online services.

**Children head online to experience the world**

Technology is helping the preschool children of Latrobe City discover the world.

To help learning during the COVID-19 pandemic, Latrobe City Council sourced five iPads for each Council preschool.

"The iPads have given all children the opportunity to actively engage with technology and embrace screen media as part of their daily learning tools," Latrobe City Council Mayor, Cr Dan Clancey, said.

"The partnership between Council's Family Services and Information Technology teams resulted in each iPad being loaded with educational and developmentally appropriate programs and tools designed to support, engage and foster children's learning."

Educators helped children to use the iPads to extend their learning.

"For example, the children at one kindergarten found bugs under large rocks in the garden," Cr Clancey said.

"This led to an investigation using the iPad technology to find out more information about the bugs they'd found, their habitat and what they ate."

Preschool staff used the iPads for their own development and online meetings.

The technology has enabled students to develop language, numeracy and problem solving skills; experience multi-sensory engagement, a sense of community and self-regulation; and develop a respect for others.



## Council adapts to new working arrangements

On a typical day, Latrobe City Council's Corporate Headquarters in Morwell would be bustling with close to 300 staff working for the betterment of the municipality.

However, the COVID-19 pandemic resulted in the headquarters being substantially quieter, as most staff worked from home or a Council service centre at the direction of State Government.

By the first week of April 2020, 236 staff were working from a non-standard location such as their home and by the last week of June 2020, this had increased to 290.

Yet for many staff, work was a case of business as usual with approximately 450 staff continuing to work in their normal location, ensuring services such as childcare, outdoor maintenance and aged care services continued to be delivered.

Unfortunately, during this time, 192 Council volunteers were unable to work due to changes and restrictions in some service areas.



## Council supports businesses during pandemic

Latrobe City Council was proud to support the business community through the financial and social pressures posed by the COVID-19 pandemic by hosting a series of free webinars.

The online presentations saw local leaders sharing information and ideas to assist business-people negotiate the impacts of the pandemic, such as lost revenue, and finding success beyond COVID-19.

Participants learnt about leadership, branding, communication, social media, technology and online optimisation, process and procedures, as well as the importance of nurturing their mental health.

The one-hour sessions gave an opportunity for listening, learning, sharing, networking and asking questions.

Subjects and speakers were:

- **Sustain yourself successfully**  
*presented by Maree McPherson*
- **Branding and design**  
*presented by John Calabro*
- **Soft is the new hard: how to communicate under pressure**  
*presented by Leah Mether*
- **How to get found on Google in Gippsland**  
*presented by Jim Radford*
- **Learning lean - using the A3 Management System to solve problems**  
*presented by Neil Betts*
- **Mind your mates**  
*presented by Leanne Potter*
- **Rise and shine: increasing your visibility on Facebook and Instagram**  
*presented by Erika McInerney*
- **Getting more out of LinkedIn for business**  
*presented by Erika McInerney*
- **How to build a scalable brand without getting sued**  
*presented by Ryan Leslie*
- **Launching and growing a business during crisis**  
*presented by Jessie Ballantyne*
- **Back to brilliance**  
*presented by Maree McPherson*
- **Business Foundation and start-ups - initial start-up accounting**  
*presented by Dylan Berends*



Sherryn Vardy of Gippsland Heritage Conservation, Traralgon, attended five webinars: Branding and Design, How to get found on Google in Gippsland, Getting more out of LinkedIn for Business, How to Build a Scalable Brand Without Getting Sued, and Business Foundation and Start-Ups presented by Dylan Berends.

"The range of webinars in the Latrobe City Council series gave me a valuable insight into important aspects of managing a small business," Sherryn said.

"The significance of branding, having a clear and consistent message, knowing your audience and forward planning were some of the themes I found helpful. Presenters shared relatable first-hand experience in operating small businesses within Gippsland."

Jenny Davidson of Traralgon was inspired by Jessie Ballantyne sharing her own struggles.

"I really resonated with that. She always talked about growing the team for her business and resilience," she said.

Jenny is starting a coaching program to help people recover from a negative experience and improve their wellbeing, after her son experienced drug addiction.

"It was great for our local community to have these webinars," she said.

"Thanks to Latrobe City Council for presenting them during a difficult time for the community."

Jessica Lee of Traralgon wants to establish an online women's footwear business and found the webinars offered practical advice, from accounting through to effective communication.

"It was like having your own business mentors and having your own group who was attending these sessions," she said.

Jessica also developed a friendship with another attendee at a similar stage of business development to her, and they continue to support each other.

"I appreciate Council running these sessions and the speakers have been fantastic," she said.

"We have been able to take so much away from it."

The COVID-19 Webinar Series was hosted by Council's Business Development team, and funded as part of Council's Business and Community Support Package with the intention of assisting businesses through a tumultuous financial period and giving them the best chance of regaining success in our regional city.

## Arts adapt to the pandemic

The pandemic forced a review of the exhibitions and shows offered by Latrobe Regional Gallery and Latrobe Performing Arts.

The gallery in Morwell adapted its service to be delivered entirely online while closed during the COVID-19 lockdown, ensuring the art-loving public could still enjoy exhibitions. The gallery embraced the benefits of technology to showcase works online and also via a 'portal' on the gallery's exterior. PORTAL is an after-hours projection window showing video art from both the gallery's collection and artists across the world.

"Latrobe Regional Gallery's online program evolved rapidly with the closure to the public from 25 March-2 June," Latrobe City Council's Director of Creative Arts, Bec Cole, said.

"First and foremost, our approach was not to try to mimic a gallery visit but instead to create an entirely new way to experience the core purpose of the gallery - access to contemporary art experiences."

Mindful of avoiding the digital glut that followed closures, Bec and her team focused on creating content that offered new ways of experiencing art.

"To begin with, this was digital versions of workshop activities and walk-throughs of current exhibitions with narration," Bec said.

"Next, a series of curated content collections invited audiences to explore more, fulfilling the broader aim of expanding the cultural experiences available to our immediate audiences and emerging online audiences."

LRG Online was launched in April 2020 and included filmed exhibition walk-throughs, online workshops and activities, as well as interviews with artists and highlights from the gallery's collection.

LRG Online has helped the gallery to reach new audiences. More than 80 per cent of visits to the website were new visitors and 25 per cent were from overseas.

This program gained the attention of locals and the arts industry alike, with LRG Online being profiled nationally as an example of innovation and local engagement, and saw the gallery's social media increased by more than 20 per cent.

Online collection exhibitions followed, with collections chosen to suit being viewed via the internet. Of particular note was 'Listen In', an exhibition that paired artworks with sound art.

Gippsland artists featured in the Artist in Conversation pieces, accompanied by the development of comprehensive VCE materials for students who could not access the gallery.

"What we have learned is that multiple points of entry to what galleries do strengthens access, fulfilling the public obligation of cultural production and presentation as an essential community pillar," Bec said.

Rodney Forbes, a member of the Latrobe Regional Gallery Advisory Committee, said the online program had been successful due to interviews with local artists, exhibition tours, technical art demonstrations, children's content and highlights from the collection.

"The pandemic certainly has a lot to do with the increase in public access to the gallery's web offerings, but the gallery has met the challenge well," he said.

"Now that good content is up and the public is connected, the task ahead is to continually refresh this to keep them connected."

"One of the common gripes about public collections is that many of the works see the light of day very seldomly, but with this tool, it's possible to air all of the collection on a regular basis."

"I can say with some authority that the collections held at LRG are very sophisticated, yet accessible, and have a contemporary emphasis but honour key niche streams in art-making such as women's art, craft, industrial landscape and Aboriginal art."

Latrobe Performing Arts faced the huge task of rescheduling and refunding hundreds of theatre tickets to its loyal audiences after closing in March.

An online program was developed, featuring local musical talent on Thursday nights and profiling the many talents of Latrobe's performers on Tuesdays.

These performances were filmed at Latrobe Performing Arts Centre and showcased the theatre to the community and to the world.

The first LPA Online performance premiered to more than 1,000 viewers. These weekly premieres gathered a following of up to 5,000 viewers each week as locals tuned into home-grown performances from the comfort of their homes.



Council Plan objectives met:

See objectives page 25



01



07

## Council was there to help

Support was just a phone call away for Latrobe City residents and businesses during the COVID-19 pandemic.

Latrobe City Council established the Latrobe City COVID-19 Helpline on 11 May 2020, led by the Active Communities and Partnerships team and resourced by Community Strengthening, Community Resilience, and Safe and Inclusive Communities staff.

In July 2020, they were joined by extra staff employed through the Working for Victoria program, providing employment to people who lost their usual jobs due to the pandemic.

The Helpline incorporated the State Government's Community Activation and Social (Isolation) Support Initiative to assist people who were isolated and felt lonely, needed support or information about COVID-19, or needed referral to other services and supports.

Helpline staff also gathered data about the impacts of COVID-19 on the community to inform Council planning, policies and decision-making in response and recovery, particularly in health, wellbeing and community development.

"The care of our community is paramount and the Helpline supported many people to get through this and be on the way to recovering well," Latrobe City Council Mayor, Cr Dan Clancey, said.

"The data we have gathered will enable services, support agencies and Council to work more closely together to respond to current and emerging issues impacting the community as a result of COVID-19."

The Helpline staff:

- Received 349 phone calls from the community and businesses between 11 May 2020 and 25 September 2020. Staff helped callers to understand restrictions, connect with local services and supports, and make good decisions.
- Phoned community groups to find out how they and their members were coping, the strategies they were putting in place during COVID-19 and to identify any needs.
- Gathered information through existing networks such as the Emergency Relief Network of Latrobe City, Latrobe Youth Network, Disability Network, Latrobe Settlement Network, and community and government service providers about the impacts of COVID-19 on the community and their organisations/groups, and to identify needs in service delivery.
- Conducted telephone surveys of 50 community members to identify the social, financial and other impacts of COVID-19, their feelings about the future and what they thought Latrobe City could do to help them recover.
- Worked with the Emergency Management team and other providers to distribute food to vulnerable people who were required to isolate.



Council staff developed a Community Support and Recovery Grants package for community groups, targeted to areas in which organisations identified there had been an impact.

Council made this decision based on the research and information gathered from community groups.

Staff also packed and distributed masks to approximately 8,500 local vulnerable people through such organisations as Victoria Police, neighbourhood centres, private rooming houses, Barrier Breakers mental health group and Gippsland Farmer Relief.

The Helpline was promoted through a postcard that was distributed with rates notices and via service providers and support agencies.

COVID-19 Helpline received

**349**   
**PHONE CALLS**  
 from the community  
 and businesses

11 May 2020 to 25 September 2020



## Staff swap roles during pandemic

Council-staff were among those in the community whose jobs were affected by the COVID-19 pandemic.

Full-time and part-time staff working in the Latrobe Leisure team were unable to work in their usual roles due to the closure of these services.

To help retain these staff and to enable Council to undertake further projects, the displaced workers joined Council's Environment, Building Maintenance and Family Services teams to undertake a range of works across many locations.



Some of the key work they contributed to included weeding, shifting mulch and undertaking other clean-up duties along Narracan Creek, Moe/Newborough and in College Park, Moe/Newborough, giving the Moe Library and Service Centre an early spring clean, and sprucing up the Council leisure centres and Moe Town Hall with new paint jobs.

## Major works revitalise the heart of Morwell

Morwell’s Central Business District is being given a facelift with the revitalisation of Commercial Road and Tarwin Street.

The works delivered new public open space by creating 12 parklets and a community gathering space in Tarwin Street, complete with a shade structure, café seating and casual seating.

These spaces will entice people to gather and encourage events to be held in the area, whereas in the past, these areas have largely been used for transport.

The project also created more than 500m<sup>2</sup> of feature gardens, with additional areas of garden throughout.

To future-proof the CBD, the project included a sensor that counts pedestrians on the street and LED street lighting that can be programmed to be dimmed or brightened. These lights also have the capacity to be fitted with motion sensors in the future, enabling lights to brighten automatically when someone walks beneath them.

There is also decorative lighting within parklets, free public WiFi and wireless mobile phone chargers integrated into street furniture. All parklets have access to 240 volt electricity for the staging of events. Three-phase electricity can be accessed at Legacy Place and The Gathering Place in Tarwin Street.

All parklets have an in-built watering system to supply trees and flower beds. Furniture to be installed in The Gathering Place will be movable to make way for special events.

The project will encourage people to visit, walk and spend time in the heart of Morwell. The vision for a village atmosphere will appeal to residents and visitors alike, now and into the future.

Pauline Pike, owner of Alfresh2Go Café and Juice Bar, praised the beautification works undertaken as part of Future Morwell.

“The new seating area up the road will benefit us because people can go up there and have their lunch and coffee,” she said.

Irene O’Donnell, owner of Helloworld Travel at Morwell, said the Commercial Road works were uplifting for the community and her team.

“They will benefit my team by providing a nicer environment for them to spend their lunch break in,” she said.

“The works may also encourage more Morwell locals to visit downtown and be proud of the new landscape.”

Lauren Marks, of A World of Beauty skin centre, liked the new permanent seating, trees and greenery.

“I appreciate the money and works that have gone into this project, and as a retailer in this area, I like the new look to our streetscape,” she said.

Construction works will continue into 2020/21.





**\$85 MILLION  
INVESTMENT FROM  
THE VICTORIAN  
GOVERNMENT...**

**...to upgrade key local  
infrastructure, and attract  
major sporting events and  
programs to the region.**

### **Teamwork builds Latrobe's sporting future**

Latrobe City Council is proud to partner with the Latrobe Valley Authority to construct major sporting venues and upgrade existing facilities across the municipality.

The projects are being funded by the Latrobe Valley Sports and Community Initiative - an \$85 million investment from the Victorian Government to upgrade key local infrastructure, and attract major sporting events and programs to the region.

The funding was provided to support the Latrobe City community through the economic impacts of the closure of Hazelwood Power Station in 2017.

These projects aim to reduce disadvantage and barriers to participation, improve health and social outcomes for the area, boost the visitor economy and foster regional pride through major events.

At the 3 August 2020 Ordinary Council Meeting, Council voted to formalise/change the names of major projects. The new names are: Gippsland Regional Aquatic Centre (name formalised), Gippsland Regional Indoor Sports Stadium (formerly Traralgon Sports Stadium), Gippsland Regional Cricket Centre of Excellence, Ted Summerton Reserve (formerly Ted Summerton Reserve Cricket), Gippsland Regional AFL Centre of Excellence, Morwell Recreation Reserve (formerly Morwell Recreation Reserve), Gippsland Sports and Entertainment Park (formerly Latrobe City Sports and Entertainment Stadium) and Gippsland Performing Arts Centre (formerly Latrobe Creative Precinct).



### Gippsland Regional Aquatic Centre, Traralgon

The aquatic centre is the flagship project of the Latrobe Valley Sports and Community Initiative program, receiving \$46 million from the state funding program.

Latrobe City Council borrowed a further \$8 million from Sport and Recreation Victoria's Community Sports Infrastructure Loan Scheme, and Council will also contribute \$3 million.

The centre will cater for competitive swimming, leisure, general community use and major regional events.

The aquatic centre is due to open to the public sometime after February 2021.

The centre will include:

- An eight-lane 50 metre indoor swimming pool with 500 spectator seats
- Indoor water play zone
- Warm water therapy pool with spa
- Designated learn to swim pool
- Sauna and steam rooms
- Wellness centre
- Café and retail precinct
- Gymnasium and group fitness rooms
- Wet and dry change facilities
- 25 metre outdoor pool
- Geothermal heating
- Two large water slides.



### Gippsland Regional Indoor Sports Stadium, Traralgon

The stadium has recently been expanded for multi-purpose use and will host large-scale events such as regional, national and international competitions.

A highlight is the addition of four new courts, including a new showcourt that meets FIBA (International Basketball Federation) international level standard with the capacity to seat 3,000 spectators.

The community will be treated to new courts for netball, basketball, badminton and other indoor sports, in addition to a new café, amenities, space for officials and much more.

A 'changing places' facility has also been included to ensure the facility is accessible to all.

Basketball Victoria has identified the stadium as a high performance training hub and the home of a new elite pathway program. There are just seven of these hubs across the state.

Jeff White, Secretary of the Traralgon Amateur Basketball Association, said the stadium would benefit the association's 1,200 senior and junior players, and other growth sports, such as netball.

"As more kids come to love the game and how it complements other sports, we are seeing a greater requirement for training opportunities for these young players to hone their skills, while continuing to develop and remain active doing something they love," Jeff said.

The new stadium will cater for extra games, early matches for young basketballers, enable representative basketballers to train on courts they will play matches on and permit local basketballers to train locally rather than travel to other towns.

"We could also attract more teams for tournaments or elite level basketball such as WNBL and NBL (Women's National Basketball League and National Basketball League)," Jeff said.

"Even College teams visiting from the USA could possibly use the venue for a game and coaching clinic.

"Of course we will also have the chance to showcase the region locally and nationally by tendering for special events on the basketball calendar, such as the BVC (Basketball Victoria Country) Championships (Traralgon is hosting the Under 14s titles for 2021 and 2022). This also includes national championships involving teams from all states and territories, along with international events that Latrobe has been involved with in the past.

"All of these bring a spotlight to the game and potentially entice kids to come and try/play," Jeff said.

Traralgon hosts the largest domestic competition between Warragul and the Victorian-New South Wales border.

"We are seeing the more advanced kids from other associations starting to gravitate to our competition to be challenged and help their own development at this level," Jeff said.

"We would expect to see more seniors as we move away from late night game times with more courts available now, and possibly offer veterans or mixed competitions to cater for those who may still like to play, but in a different environment to what has been offered in the past.

"The stadium will help cement the association as the Latrobe Valley's home of basketball, as the State Government funded hub will be based there, and people can watch elite kids being trained."

The association and Council will also work together to stage special events.

The stadium redevelopment has been completed and was funded by \$17 million from the Latrobe Valley Sports and Community Initiative, and \$2 million from Sport and Recreation Victoria's Community Sports Infrastructure Loan Scheme.



## Gippsland Regional AFL Centre of Excellence, Morwell Recreation Reserve



The Morwell Recreation Reserve is being transformed into a centre of excellence for Australian Rules Football in Gippsland.

A multi-use synthetic oval was built over the old caravan park site, and the existing facilities and the grandstand changerooms are undergoing a full refurbishment.

The improvements will better serve the needs of local and elite football, and bring the facilities up to the standard required to host AFL and AFLW (Australian Football League and Australian Football League Women's) level matches.

The \$9 million project was jointly funded by the Federal Government (\$5 million) and State Government (\$4 million).

Gippsland Power - the region's elite junior AFL club - is proud to call the new facilities at Morwell home.

"The introduction of the synthetic ground gives us the flexibility to train on numerous grounds at Morwell and also gives us the opportunity to bring our five teams together to train as a club," the Power's head Under 18 boys coach, Rhett McLennan, said.

"It provides a sense of home that has first class facilities to rival that of any AFL club."

New netball courts and a shared cricket/netball multi-use pavilion were previously completed with funding from the Federal Government, in line with Latrobe City Council's high level masterplan.

Neighbouring Keegan Street Reserve, Morwell, has also been upgraded and the oval re-shaped to alleviate drainage issues, providing quality facilities for the key user groups and the community. Construction is complete and the facility will be ready for use in 2021.



## Gippsland Sports and Entertainment Park, Morwell

The Latrobe City Sports and Entertainment Park at Morwell was upgraded to become a centre of excellence for football (soccer) in Gippsland.

The facility provides a pathway for promising young athletes to elite sport through Gippsland Football Club and other high performance programs.

Upgrades of grass pitches and construction of a synthetic pitch with lighting were completed.

The new pitch provides for 11-a-side, nine-a-side and seven-a-side soccer as well as multi-purpose usage.

The new synthetic pitch measures 105 x 68 metres plus run-off, and has perimeter pathways, storage areas, officials' and players' benches, a six metre high ball catching net along Crinigan Road, 100 lux LED lighting, removable goals for full size and small sided soccer, about 230 metres of perimeter fencing along Crinigan Road and within the reserve, and a power upgrade for new and future lighting.

National league club Melbourne Victory has since used the facility for A-League pre-season and W-League in-season games.

Depending on future funding opportunities, upgrades to grandstands, changerooms and clubrooms are also being considered in the future.

The project was completed in late 2019 with \$1.7 million from the Latrobe Valley Sports and Community Initiative.

## Gippsland Regional Cricket Centre of Excellence, Ted Summerton Reserve, Moe

Ted Summerton Reserve was developed as a regional sporting hub for cricket, housing a centre of excellence with new high quality indoor training facilities to support the ambitions and development of the region's future stars.

Central to this project is a state-of-the-art indoor cricket training centre, incorporating the latest technology to enable high-level coaching and player education.

The indoor facility has evaporative cooling, 1,000 lux lighting with a 30 metre run-up to the wicket, and an outdoor natural turf training block with storage.

Opened in late 2019, the centre is multi-purpose, servicing the needs of many community groups and sporting clubs.

The project received \$3.5 million in funding from the Latrobe Valley Sports and Community Initiative and \$500,000 from Sport and Recreation Victoria's Community Cricket Program, and was supported by Cricket Australia and Cricket Victoria.



### Traralgon Tennis Centre

The replacement of the existing dilapidated fencing and resurfacing of 14 tennis courts at Traralgon Tennis Centre was completed in mid-2018 with \$400,000 from the Latrobe Valley Sports and Community Initiative.

The project will ensure Traralgon Tennis Centre can continue to attract and host major events, and meet the needs of the local community.

Traralgon's world class plexicushion tennis surfaces were revamped with new top layering and line-markings to ensure the facility can accommodate internationally significant events and provide high quality facilities for local tennis players.

Finally reaching completion in 2019/20, the legacy court lighting was upgraded to modern LEDs on 20 courts with \$245,437 from the Latrobe Valley Authority's Active Latrobe Valley program and \$81,813 from the Traralgon Tennis Association.

The Latrobe Valley Sports and Community Initiative allocated a further \$5 million to upgrade nine other local sporting reserves across Latrobe City, Baw Baw and Wellington shires.

The facilities in Latrobe City are:

- Traralgon Recreation Reserve
- Glengarry Recreation Reserve
- Ronald Reserve, Morwell East
- Monash Reserve, Newborough
- Peter Siddle Oval, Morwell.

### Gippsland Performing Arts Centre, Traralgon

The performing arts centre will include a new state-of-the-art theatre inclusive of a 25 metre high fly tower, 750 seats across two levels, conference/meeting rooms, a café and outdoor event spaces, and an entrance foyer that is sure to impress.

"The arts centre is going to be a generational asset and a community centrepiece of the town and Latrobe City Council," Latrobe City Council Mayor, Cr Dan Clancey, said.

"Latrobe City is Victoria's fourth largest regional city and what we are building here is suited to that title. Having a world class facility in the region will provide world class performances to all in Gippsland, and attract visitors from other regions."

The members of Latrobe Theatre Company, who use the centre to stage productions, cannot wait.

"We are all excited. We have been making do with the venue that we've had - the Little Theatre at the Latrobe Performing Arts Centre - and we're ready for something bigger and better," Latrobe Theatre Company President, Kara Smith, said.

"Everyone shares photos of the new centre as it's being built and we feel that we are part of it and it is part of us. We are all super keen to get inside and play with it. It's exciting to see it make progress."

To cater for the expected extra patronage, the centre will be complemented by additional car parking provided via an underground car park, additional on-street parking and ground-level parking at the nearby Gippsland Regional Aquatic Centre.

The fly tower in the theatre - used for the flying in of stage backdrops - is comparable to other major facilities and will cater for full-scale productions.

A feature will be the use of locally-sourced timber columns in the foyer, representative of trees and milled by Australian Sustainable Hardwoods at Heyfield. These are designed to reflect the City's natural heritage, while showcasing the capabilities of a local business.

When open, the community can use and hire the new facilities, including the large theatre, foyer spaces, and a suite of meeting rooms suitable for functions, small conferences, and corporate training and meetings.

An audience engagement strategy has been completed to guide how existing patrons and new audiences will be attracted to the centre via programming and other avenues.

The existing Latrobe Performing Arts Centre will be repurposed as a Creative Industries Training Centre where students can study creative arts courses and build on their creative practice.

The existing Little Theatre will be retained to accommodate smaller shows and used for creative arts training.

The collaborative project, funded by the Federal Government's Community Development Grants Programme, the Victorian Government's Regional Jobs and Infrastructure Fund, and Latrobe City Council. The centre is due to be completed in the second half of 2021.



## AFL draws thousands of football fans to Morwell

Latrobe City footy fans were treated to three matches of AFL and AFLW (Australian Football League and Australian Football League Women's) on home turf early in 2020.

The newly redeveloped Morwell Recreation Reserve hosted the two men's pre-season games along with the in-season game for the women's premier competition.

Latrobe City Council and the Latrobe Valley Authority enjoy a close relationship with the Collingwood Football Club, and that link is helping to bring elite level sport to the City.

"We are thrilled to bring AFL and AFLW games to Gippsland and extremely proud of our partnership with the Latrobe Valley Authority and the Latrobe City Council," Collingwood Football Club President, Eddie McGuire, said.

"We love playing at the Morwell Recreation Reserve and we are very appreciative of the wonderful support we receive from the local community. The reserve has become a magnificent Centre of Excellence for AFL and AFLW football and a fantastic asset for Gippsland. We look forward to supporting local clubs and hosting elite men's and women's football games in the region for many years to come."

Hawthorn played St Kilda in the Emergency Services Practice Match on Friday 28 February 2020.

The clash was held to buoy Gippslanders' spirits after the devastating bushfires in East Gippsland over summer and footy fans were urged to donate to the Victorian Bushfire Appeal.

An estimated crowd of 3,000 watched Morwell's Changkuoth Jiath perform admirably for the Hawks' backline, while Traralgon's Tim Membrey was absent from St Kilda's line-up.

Even though the AFL match was played on the main oval at the reserve, the event was a fitting occasion for the official opening of the new \$3.5 million synthetic oval that serves as an all-weather training ground at the Morwell reserve.

The \$9 million upgrade was jointly funded by the Federal Government (\$5 million) and State Government (\$4 million), and overseen by Latrobe City Council and the Latrobe Valley Authority.

On 8 March, 4,000 football fans were treated to a double delight at Morwell; an in-season AFLW game between Collingwood and Western Bulldogs, and a pre-season AFL game between the Saints and the Magpies as part of the AFL's Marsh Community Series.

The matches highlighted the social and economic value of Council providing modern sporting facilities to the community.

The AFL matches also raised funds for the Morwell Football Netball Club and Morwell Cricket Club, whose members sold food and drinks to fans.

"The games were of huge benefit to us. It was great for our community and a fantastic way of making use of the first-class facilities we have here," Morwell Football Netball Club President, Paul Spagnolo, said.

"We are more than happy with the quality of the new oval and the facilities that we have."

Paul said busloads of club supporters travelled from Melbourne for the occasion and others came from East Gippsland, with many staying overnight locally and further contributing to the City's economy.

"Latrobe City Council staff had the ground looking absolutely fantastic for the games and erected portable grandstands for the comfort of patrons. We could not have done it without Council's help," he said.

For the record, Hawthorn overcame St Kilda, 11.8 (74) to 6.12 (48), while St Kilda defeated Collingwood, 10.8 (68) to 9.3 (57). In the AFLW match, the Magpies were victorious, 8.5 (53) to the Bulldogs' 3.3 (21).



## Big Bash Cricket

Hosting an elite cricket match put runs on the board for Latrobe City on 22 December 2019.

The Big Bash League encounter between Melbourne Stars and Hobart Hurricanes at Moe's Ted Summerton Reserve resulted in an economic benefit of nearly \$1.09 million to the City.

A crowd of 6,180 appreciated the opportunity to see professional cricketers in action, and while the bulk of visitors were from Gippsland, others travelled from interstate and overseas.

"It was a great event for Latrobe," Latrobe City Council Mayor, Cr Dan Clancey, said.

"The live telecast put us on the map and the event was well supported by the local community."

"The event provided locals with the opportunity to see a top class cricket without needing to travel to Melbourne for the experience and Council showcased the region to other event organisers to prove that we can hold world class events here in Latrobe City."

"Catering on the day was provided by user groups and local suppliers, so the event was of all-round benefit to the Latrobe community."

The Gippsland Regional Cricket Centre of Excellence at the reserve was used as the event management centre on match day. The centre is a project of Council and the Latrobe Valley Authority.

The game was complemented by VIP functions, media events, half-time entertainment with a Christmas theme, family activities and cheerleaders.

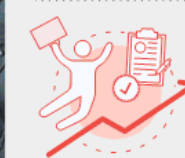
The event was funded by the Latrobe Valley Authority. Council acted as event producer and event manager, undertaking traffic and ticketing management, providing facilities, organising scaffolding and camera positions for broadcasters, and organising community groups and catering. Cricket Australia oversaw the match.

The Stars won the game by 52 runs.



Council Plan objectives met:

See objectives page 25



01



07

Council Plan objectives met:

See objectives page 25



03



05



07



The garden is a  
**REAL GEM,  
 JUST BRILLIANT**  
 and is well regarded  
 throughout Australia

Del Matthews



Council  
 Plan  
 objectives  
 met:

See objectives  
 page 25



### Roses colour Morwell's heart

Morwell is known across Australia as a hub of electricity production and manufacturing, but did you know the town is internationally regarded thanks to the humble rose?

In 2009, the Morwell Centenary Rose Garden became one of only 33 rose gardens in the world to receive a Garden of Excellence Award from the World Federation of Rose Societies.

With more than 4,000 roses greeting visitors to the town's western entrance and also home to an annual spring festival, it's little wonder that Morwell is receiving world-wide acclaim for its contribution to the rose-loving community.

Del Matthews has been instrumental in the creation of this floral extravaganza, as the chairperson of the Friends of the Morwell Centenary Rose Garden.

This group is a special committee working in partnership with Latrobe City Council and, together with Council's gardening team, ensures the rose garden continues to be an iconic attraction for the town and Latrobe City.

"The support from Council is marvellous," Del said.

"The staff are always there for advice and will often do the heavy work."

The Friends have traditionally met on Tuesday mornings with Council's Supervisor Horticultural and Landscaping, Kathryn Stolk, to work in the garden but throughout the COVID-19 pandemic, Council staff have undertaken the bulk of the maintenance.

"The garden is a real gem, just brilliant, and is well regarded throughout Australia," Del said.

For the past two years, the garden has been the location for the Morwell International Rose Garden Festival, a two-day celebration in November.

Attractions have included celebrity gardener Costa Georgiadis, Dirtgirl from the ABC's children's gardening show, gardening workshops and activities, and of course, the spectacular blooms themselves, prepared by Del and her team of 40 volunteers for weeks in the lead-up to the festival.

Come Saturday night, the garden is illuminated by the AGL Midsummer Night Lights installation and then on the Sunday, the garden hosts food and beverage stalls, and live music.

"Everybody just sat entranced while listening to Costa and all the little kids were queuing up to see Dirtgirl," Del said.

"It was a really family-orientated event."

The festival draws thousands of visitors to Morwell from as far as Melbourne, and South and East Gippsland. The festival will be delivered a little differently this year due to the COVID-19 pandemic. Council is planning a hybrid event that will showcase the AGL Midsummer Night Lights installation and all other attractions and entertainment will be held online.

The rose garden was the brainchild of former councillor Martin Hill, who was inspired by a similar garden at Corowa, and was established by Barry Johnson, a police officer by profession, with the help of volunteers.

Opened in November 1992, the garden encompasses the Norman Sharpe Reserve, named in honour of Mr Sharpe, who ran an emporium on the site of what is now Manny's Market in Morwell.





### Council creates opportunities for Indigenous people

Latrobe City Council has been providing employment programs for Aboriginal people in the Latrobe area for more than 18 years.

Council's Indigenous Employment Program is continuing to present new opportunities for the City's Aboriginal and Torres Strait Islander community.

Latrobe City Council is recognised by the Federal Government as a Vocational Training and Employment Centre (VTEC) and this partnership is creating training and further employment opportunities for Indigenous people.

The program is known as the Latrobe City STEPS to the Future Program and has provided employment to more than 52 Aboriginal and Torres Strait Islander people within such areas as administration, health services, building and construction, manufacturing and retail.

STEPS to the Future fosters employment opportunities across Gippsland, providing ongoing mentoring to workers and cultural training for workplaces.

The program is fully funded by the Federal Government and works in collaboration with job active agencies, registered training organisations and employers.

"Latrobe City Council's Indigenous Employment Program plays an important and active role in addressing issues faced by Indigenous people in our community," Council's Coordinator Employment Development, Joanne Brunt, said.

"It is vital to the improvement of training and job opportunities in Gippsland for the Indigenous community. A placement of individuals in diverse areas has enabled a Koorie perspective to be built into those areas."

The positive outcomes of this program contributed to Latrobe City Council enjoying success at the Wurreker Awards in Melbourne in September 2019. Held by the Victorian Aboriginal Education Association Inc. (VAEAI), these awards recognise the contributions of the Koorie community in vocational education and training, higher education, training and employment.

Teleigha Saunders from Latrobe City Council won the Public Sector Employee Award for her work as a Mentor Intake Worker in the Indigenous Employment Program. The award capped off a successful year for Teleigha, who also won the AGA Best Indigenous Apprentice/Trainee Award for 2019. She works with job-seekers, providing career support during pre-employment training, mentoring and resume development.

"I was surprised and honoured to receive the award, and I'm thankful to Joanne Brunt for mentoring me to be a great Mentor Intake Worker for the program and the Aboriginal community," Teleigha said.

"This job has provided me with skills and has enabled me to be a positive role model to my community to help them achieve their career goals."

Other program participants were finalists. Billy-Jack Smith, employed by AGA as a general education primary school trainee and Hayden Kenny, employed by Fulton Hogan, were finalists in the Private Sector Employee Award. Ricky Dukakis, employed by Parks Victoria at Orbost, was a finalist in the Public Sector Employee Award.

Council has developed a Memorandum of Understanding with the Gunaikurnai Land and Waters Aboriginal Corporation as part of the program.

Employers in the Latrobe City STEPS to the Future Program were also recognised for their efforts, with Fulton Hogan and Energy Australia nominated as finalists for the Private Sector Employee Award and Latrobe Regional Hospital a winner in the Public Sector Employee Award.

### Community embraces Boorais

Indigenous children and their families were officially welcomed onto country in the first event of its kind in Latrobe City in 2019.

Thirty-one Boorais (an Indigenous term for 'babies') took part in the first Latrobe Welcome Boorai to Country Ceremony on Sunday, 5 August 2019 at Kernot Hall in Morwell.

This special day was part of the First 1,000 Days Project and was enriched with local Gunaikurnai culture, bringing the whole community together to celebrate.

The traditional ceremony acknowledged the Boorais' connection to the land they were born on and supported families to connect with other families, Elders and the community. More than 200 people attended, including the broader community.

The event was officially opened by local Elder Aunty Vera Briggs with a Welcome to Country and followed by a smoking ceremony that cleansed each baby, representing a new beginning for the families.

Two local traditional dance groups performed; the Boorun Boys, who did a creation dance and the Dreamtime Dance Troupe, which performed a dance about each young girl's totem animal.

During the official part of the ceremony, the Elders invited each Boorai and their family onto the stage and presented them with a certificate, possum skin and bracelet.

The ceremony strengthens relationships between Aboriginal families with young babies and their Elders and community, and has received positive feedback. Among the comments received were, "I felt so proud getting up on the stage with my baby" and "No-one has ever asked me about sharing my culture, I'm so proud to be a part of this".



I FELT SO PROUD getting up on stage with my baby



### Playgroup builds links across the generations

An innovative program run by Latrobe City Council is bridging the generational gap and helping to enrich the lives of seniors and children alike.

Council’s Supported Playgroups team runs the Intergenerational Playgroup program, linking aged care residents with young children and their families.

The program enables all age groups to experience the joys of interacting with each other.

“These groups are important to develop and nurture relationships across the generations,” Latrobe City Council Mayor, Cr Dan Clancey, said.

“The children bring such joy to the residents, who may not have family or children around them, and children who don’t have grandparents,”

“The sense of community created with families, staff and residents is uplifting as they share the laughter and wonder that children bring to each session.

“The bonds that are formed through these groups are something they will cherish for life.”

Before the COVID-19 pandemic, Council ran two groups; one at Baptistcare St Hilary’s in Morwell, which began in April 2019 and the other at Yallambee

aged care at Traralgon. This program is called Little Bees and started in February 2020.

“The programs involve activities that include the residents, children and their families; songs, books/story time, instruments, craft and sensory activities such as playdough,” Cr Clancey said.

“The sessions are run by a qualified supported playgroup facilitator and involve the delivery of a parenting program called smalltalk. The program enhances children’s early home learning environments and experiences through increased quality and frequency of everyday interactions.

“There is a strong focus on speech and language through reading, and regular back and forth interactions,” Cr Clancey said.

“Connection to community and local services is also a component of the smalltalk program, which ties in perfectly with the nursing homes.”

Up to 10 residents and six families with children aged up to five are involved at St Hilary’s. At Yallambee, up to 15 residents and up to 15 families take part.

The bonds that are formed through these groups are something they will **CHERISH FOR LIFE**

Cr Dan Clancey

COVID-19 restrictions resulted in the face-to-face operation of these groups ceasing but connections between residents and children continued.

St Hilary’s conducted a penpal program at the beginning of the COVID-19 pandemic. Little Bees also started a penpal program and implemented a weekly online catch-up with residents. Families booked in for 10 minute sessions with one or more residents and talked, sang songs and read books.

“The residents and families really enjoy the interaction and the possibility to continue to connect virtually,” Cr Clancey said.



Council Plan objectives met:  05  
See objectives page 25

## Solar panels save energy and dollars

Latrobe City Council is reducing its electricity use to the benefit of the environment.

During 2019/20, Council installed solar energy systems at two sites; Moe-Newborough Leisure Centre and Moe Service Centre.

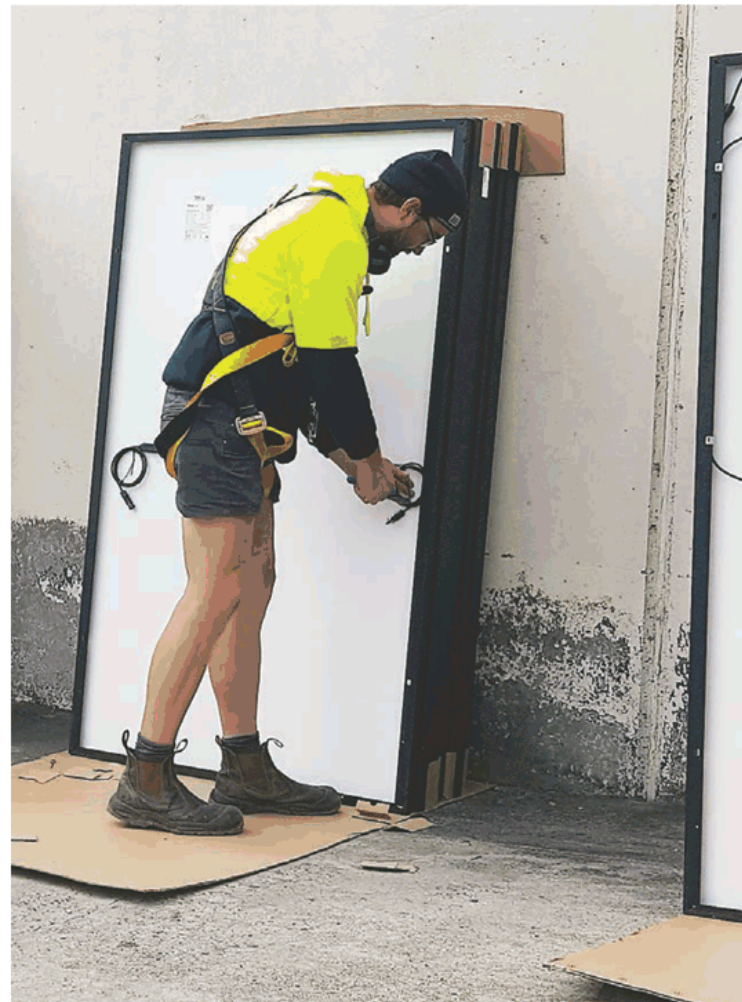
In 2020/21, Council will install further solar systems at Morwell Library, Traralgon Service Centre and the Morwell Depot.

This is Council's largest investment in solar panels in a single year, with a total value of \$218,607.

The 212kW solar systems will generate an estimated total of 279.1 MWh and result in emissions savings equivalent to 300 tonnes of carbon dioxide.

Council's leisure and service centres are among its top energy consumer sites and they have sufficient roof area to allow for the installation of a system big enough to economically generate enough renewable solar power to offset the electricity consumed.

This investment will also lower the operating costs of Council buildings which in turn saves ratepayers. The installation costs are expected to be paid back within four years.



## Council approves major developments

In the 2019/20 financial year, Latrobe City Council made 270 planning decisions. Of those, 96 per cent were made in legislated timeframes. The median number of processing days until decisions were made was 60.

While the number of permit applications has remained steady for a number of years, Council has shortened the time taken for assessments by reviewing internal processes and moving to the assessment of planning applications electronically. This has also improved the experience for customers.

"The time taken for Council to make a planning decision has reduced significantly from 2015/16," Latrobe City Council Chief Executive Officer, Steven Piasente, said.

"Latrobe City Council is now one of the best performing councils in the state in relation to the time taken to make a decision,"

Planning permit applications during 2019/20 of particular note included the development of a Battery Energy Storage System at Monash Way, Hazelwood, estimated to cost \$220 million.

With a capacity of up to 300MW, this development will provide valuable functions to the electricity market and network by providing contingency power during temporary loss of supply and in peak demand. This will help stabilise the grid while providing a cheaper alternative temporary electricity source.

The proponent is seeking to have the battery facility operational by the end of 2020 to early 2021.

A Magnesium Metal Production Facility at 320 Tramway Road, Hazelwood North is estimated to cost \$1.5 million. The proponent is seeking to establish a 3,000 tonnes per annum magnesium facility using fly ash from the Yallourn W power station as raw material.

A multi-lot subdivision of land at Ellavale Drive, Traralgon East, will provide a total of 323 residential lots over eight stages. The property is located on the eastern side of Traralgon and is a natural extension of the existing Ellavale estate.

2019/20 financial year

**270** planning decisions

with **96%** made in legislated timeframes



Council Plan objectives met:

See objectives page 25

01

03



### Home Library Service provides a lifeline

Although the service has existed for a number of years, demand for Latrobe City Library's Home Library delivery service skyrocketed during the first COVID-19 lockdown.

Library staff members sent 6,900 items out to around 890 people over the three months from March 2020 to June 2020. More than a half of these were to members aged over 70.

The service was established so that older residents, or those with barriers to physically visiting a branch, could continue to receive loan items from the library service. Library staff members contacted the Home Library patrons to discuss their preferences and made suitable selections from the collection. A team of volunteers then delivered the items across the City. However, the pandemic meant the volunteers were unable to continue their valuable contribution, even though it was vital that the service itself carried on.

As Leisure Centres and the Performing Arts Centre shut their doors to the public, members of those Council teams stepped in as delivery drivers to ensure the Home Library service customers received their books and DVDs.

The service was expanded outside of the government's 'at risk' category and feedback in the form of notes, thank-you cards and social media comments showed how much of a 'lifeline' the Home Library patrons considered the service.

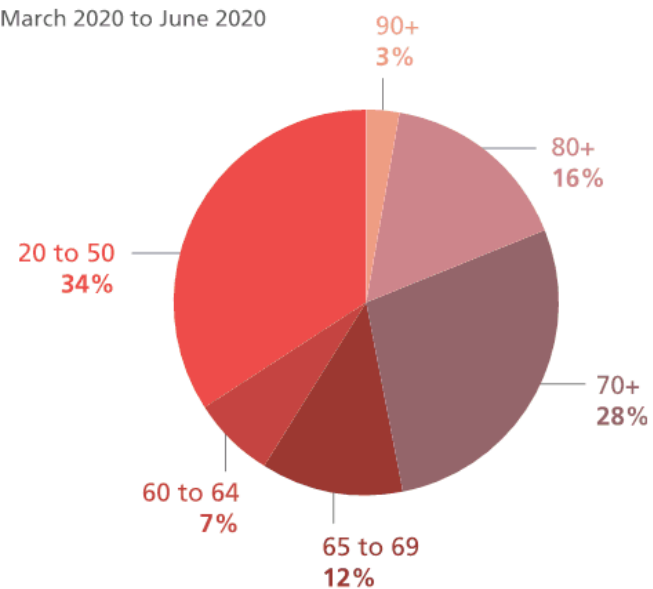
In fact, the service went global when a Home Library service patron received books and read them over Facetime to their grandchildren in London.

This comment on the library Facebook page encapsulates the value of the Home Library service in our community:

"This is a fabulous service. My 92-year-old father is loving it. He would be lost without books to read - thanks to those organising this service."

#### Home Library Members

March 2020 to June 2020



### Latrobe City hosts major league soccer

Australia's best soccer players came to Latrobe City when Morwell hosted two national competition matches at Latrobe City Sports and Entertainment Stadium.

Hyundai A-League champions Melbourne Victory played a pre-season friendly match against Perth Glory at the stadium on Saturday 21 September 2019 - a match that had an economic impact of \$81,288 and was watched by 485 spectators.

The event was supported by 40 volunteers and 29 local suppliers, and children refined their skills by playing soccer at inflatable targets and pitches.

Event partners were Latrobe City Council, State Government, Latrobe Valley Authority, Wellington Shire Council, Baw Baw Shire Council and Melbourne Victory.

On Saturday 7 December 2019, the stadium hosted the 2019 Westfield W-League Round 4 match between Melbourne Victory and Western Sydney Wanderers.

This was the third time the Melbourne Victory W-League team had played in Morwell - the second in-season game and the first practice match.

The team had high hopes for overcoming the undefeated Western Sydney Wanderers and after a tightly contested game, the match ended with a 1-1 draw.

The match was enjoyed by 632 people and was televised on the Kayo Sports channel, further promoting the region. Seventy volunteers from three clubs assisted.

The Latrobe Valley Authority led community engagement before the match and on game day, in conjunction with the Melbourne Victory community department.

A pre-game curtain raiser was played by two local junior female teams, giving players and coaches the chance to be involved and have interaction with Victory players and coaching staff.

Local junior players were given the opportunity to perform a number of duties on the day, including being player mascots and ball kids, and being involved in games at half-time.

A female participating forum was held before the match, facilitated by the Latrobe Valley Authority, GippSport and Melbourne Victory.



This forum saw people from mostly the soccer fraternity attend to discuss how leagues/associations and clubs could engage further with females to increase participation rates.

The matches were part of the Latrobe Valley Authority's sport infrastructure/programs. Football Victoria Club Ambassador (Gippsland), Mark Cassar, said the organisation was proud for Latrobe City to host such high quality games.

"There is a long proud history of football (soccer) in the Latrobe Valley and greater Gippsland," he said.

"This extends to a strong connection and sense of belonging within the greater community.

"The region for many years was the most dominating region in regional Victoria. Many clubs have also played and represented football at the higher levels over many years (Morwell/Gippsland Falcons - National Soccer League, Yallourn - State League, Morwell Pegasus - State League, Moe United - Provisional League). These clubs are all back now participating in the Latrobe Valley Soccer League and currently we have the Gippsland Football Club competing in the Junior National Premier League playing at the highest level in Victorian competitions."

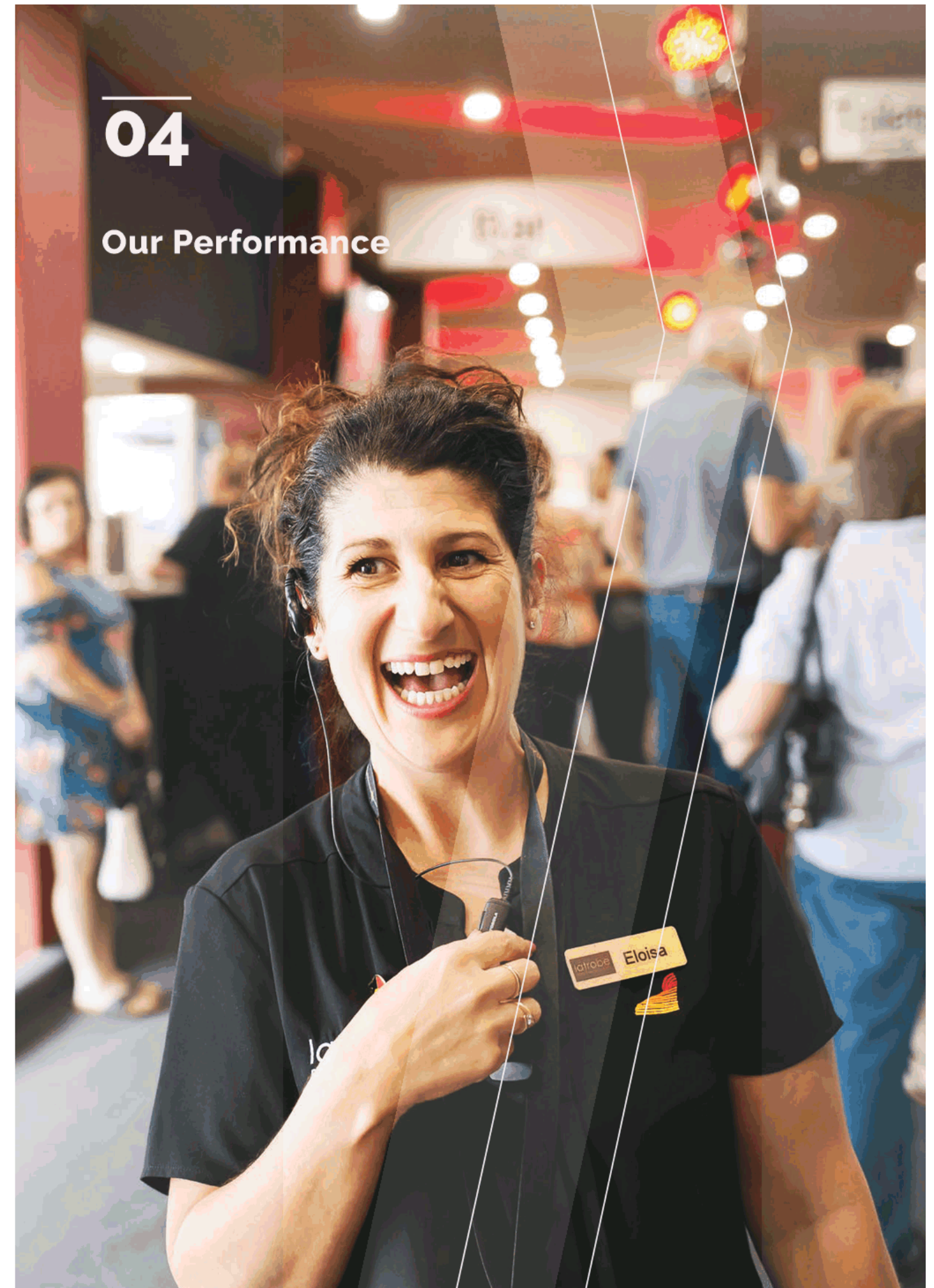
The Morwell stadium has since been re-named the Gippsland Sports and Entertainment Park.



## Setting our direction

Each year, Latrobe City Council reviews its four-year business plans, setting out activities and objectives that align with the strategic directions of the Council Plan.

Delivering on the objectives of the Council Plan is measured against the achievement of identified actions and a number of performance indicators that form part of the performance reporting process. This process is outlined in the following Planning and Reporting Framework.



# 04

## Our Performance

## Council report card

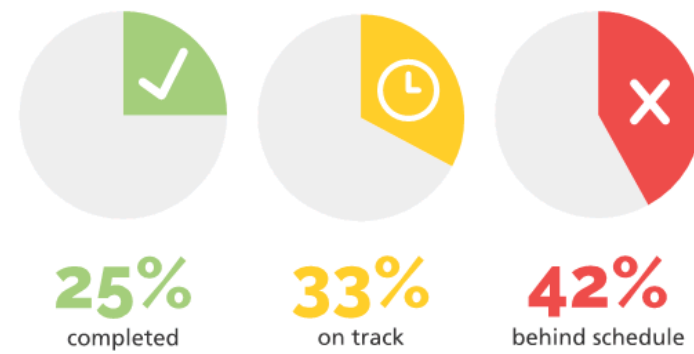
### Major and other initiatives

Most significant annual actions included within the Latrobe City Council Annual Budget 2019/20.

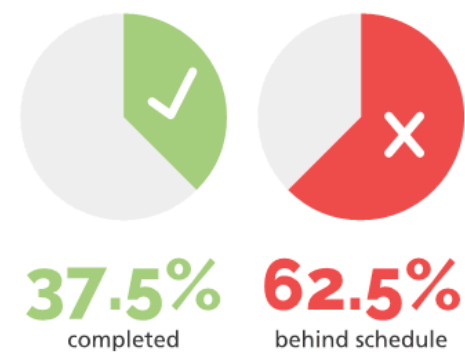
Measured by the delivery of listed projects.

✓ Achieved ⌚ In Progress ✗ Behind Schedule

Of the **12 major initiatives** the following summary is provided:



Of the **8 other initiatives** the following summary is provided:



## Major initiatives

Action	2019/20 Result
MI.1 Implement the Economic Development Strategy	✓
MI.2 SR11 Continue the advocacy campaign for the Strength Led Transition	✓
MI.3 Creative Industries Training Centre	⌚
MI.4 Latrobe Creative Precinct	✗
MI.5 Customer Experience Strategy	✗
MI.6 Catterick Crescent Cricket and Multi Purpose Pavilion	✗
MI.7 Mayoral Taskforce for the prevention of family violence	✗
MI.8 Morwell Recreation Reserve Upgrade	⌚
MI.9 Long term Financial Plan	✓
MI.10 Gippsland Regional Aquatic Centre	⌚
MI.11 Traralgon Sports Stadium	⌚
MI.12 Commercial Rd upgrade (part of Future Morwell plan)	✗

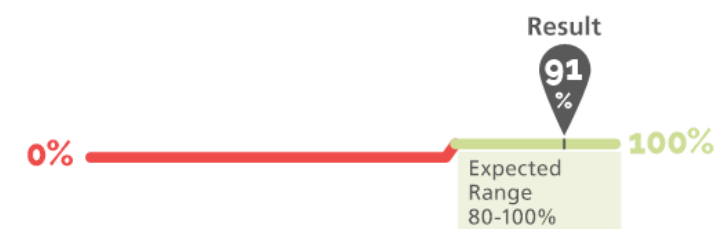
## Other initiatives

Action	2019/20 Result
OI.1 Gippsland Logistics Precinct	✗
OI.2 Implement the school readiness funding	✓
OI.3 Yinnar Hall and Community Centre redevelopment	✗
OI.4 Construct toilets & assembly shed at Traralgon Railway Reserve	✓
OI.5 Kernot Hall refurbishment design	✗
OI.6 Develop digital solutions for improved customer experiences	✗
OI.7 Sports Lighting - Traralgon West Sporting Complex	✗
OI.8 Pavilion at Apex Park	✓

✓ Completed ⌚ In Progress ✗ Behind Schedule

## Local Government performance reporting framework indicators

Standard performance indicators required across all Victorian Local Government Areas.  
Measured by the expected range. Example shown to the right.



KPI	Measure	2019/20	2018/19	2017/18	2016/17
AF2	Health inspections of aquatic facilities	1.00	2.00	1.83	2.33
AF6	Utilisation of aquatic facilities	3.59	4.92	4.91	5.18
AF7	Cost of aquatic facilities	7.19	New indicator for 2019/2020		
AM1	Time taken to action animal management requests	2.27	2.69	2.07	1.96
AM2	Animals reclaimed	42%	40%	31%	37%
AM5	Animals re-homed	10.72%	New indicator for 2019/2020		
AM6	Cost of animal management service per population	\$9.65	\$7.54	\$5.04	\$8.34
AM7	Animals management prosecutions	100%	New indicator for 2019/2020		
C1	Expenses per head of municipal population	1,804.54	1,812.98	1,890.50	1,563.30
C2	Infrastructure per head of municipal population	13,865.12	13,210.02	13,086.30	12,929.15
C3	Population density per length of road	45.66	45.92	45.75	45.51
C4	Own-source revenue per head of municipal population	1,356.27	1,325.92	1,288.25	1,350.30
C5	Recurrent grants per head of municipal population	375.31	352.82	377.74	428.82
C6	Relative socio-economic disadvantage	1.00	1.00	1.00	1.00
C7	Staff turnover rate	10.70%	12.46%	9.77%	10.17%
E2	Expenses per property assessment	\$3,518.91	\$3,534.00	\$3,689.81	\$3,037.72
E4	Average rate per property assessment	\$1,541.57	New indicator for 2019/2020		
FS1	Time taken to action food complaints	2.18	1.64	1.78	1.24
FS2	Food safety assessments	75.38%	130%	83%	97%
FS3	Cost of food safety service	\$383.59	\$343.00	\$335.19	\$331.32
FS4	Critical and major non-compliance outcome notifications	63.12%	88.54%	93.44%	79.19%
G1	Council decisions made at meetings closed to the public	20.09%	21.90%	20.78%	17.37%
G2	Satisfaction with community consultation and engagement	55.00	57.00	57.00	54.00
G3	Councillor attendance at Council meetings	97.04%	94.15%	97.04%	95.42%
G4	Cost of governance	\$41,516.42	\$39,306.84	\$39,164.29	\$38,508.56
G5	Satisfaction with Council decisions	53.00	54.00	52.00	51.00
L1	Current assets compared to current liabilities	267.49%	324.70%	321.71%	302.09%
L2	Unrestricted cash compared to current liabilities	25.13%	-71.18%	-4.55%	-55.08%
LB1	Library collection usage	2.54	2.36	2.46	2.60

KPI	Measure	2019/20	2018/19	2017/18	2016/17
LB2	Standard of library collection	49.94%	45.56%	49.36%	55.72%
LB4	Active library members	10.31%	10.34%	10.28%	11.59%
LB5	Cost of library service per population	\$36.32	\$36.72	\$28.78	\$29.95
MC2	Infant enrolments in the MCH service	101.15%	100.98%	100.65%	97.42%
MC3	Cost of the MCH service	\$80.56	\$80.39	\$77.44	\$71.97
MC4	Participation in the MCH service	72.59%	70.48%	72.58%	76.27%
MC5	Participation in the MCH service by Aboriginal children	76.04%	69.14%	70.86%	68.24%
MC6	Participation in first MCH home visit	93.67%	New indicator for 2019/2020		
O2	Loans and borrowings compared to rates	12.72%	19.31%	22.08%	21.50%
O3	Loans and borrowings repayments compared to rates	11.98%	2.91%	3.47%	3.68%
O4	Non-current liabilities compared to own source revenue	24.74%	26.91%	39.01%	30.29%
O5	Asset renewal and upgrade compared to depreciation	152.23%	New indicator for 2019/2020		
OP1	Adjusted underlying surplus (or deficit)	-1.47%	-5.01%	-11.21%	13.24%
R1	Sealed local road requests	37.85	34.56	33.29	30.23
R2	Sealed local roads maintained to condition standards	99.98%	99.71%	99.88%	99.34%
R3	Cost of sealed local road reconstruction	\$155.75	\$104.92	\$153.43	\$185.62
R4	Cost of sealed local road resealing	\$11.25	\$11.68	\$10.36	\$9.75
R5	Satisfaction with sealed local roads	57.00	60.00	56.00	61.00
S1	Rates compared to adjusted underlying revenue	60.11%	60.08%	59.41%	56.32%
S2	Rates compared to property values	0.69%	0.69%	0.70%	0.70%
SP1	Time taken to decide planning applications (days)	52.00	56.00	52.00	73.00
SP2	Planning applications decided within required time-frames	96.30%	95.57%	95.45%	92.16%
SP3	Cost of statutory planning service	\$2,514.72	\$2,477.90	\$2,469.20	\$3,023.27
SP4	Council planning decisions upheld at VCAT	40.00%	40.00%	60.00%	57.14%
WC1	Kerbside bin collection requests	148.12	126.63	153.51	146.44
WC2	Kerbside collection bins missed	3.16	2.80	3.23	3.38
WC3	Cost of kerbside garbage bin collection service	\$106.57	\$103.97	\$101.27	\$99.57
WC4	Cost of kerbside recyclables collection service	\$26.34	\$26.20	\$24.70	\$24.31
WC5	Kerbside collection waste diverted from landfill	51.43%	52.08%	53.95%	53.24%

# 05

## Financial Report

For the year ended  
30 June 2020



## Financial Report contents

Financial Report		Financial Statements	
Certification of the Financial Statement	67	Comprehensive Income Statement	70
Auditor General's Report on Financial Report	68	Balance Sheet	71
		Statement of Changes in Equity	72
		Statement of Cash Flows	73
		Statement of Capital Works	74
<b>Notes to the Financial Statements</b>			
<b>Overview</b>	75	<b>Note 5 Our financial position</b>	87
<b>Note 1 Performance against budget</b>	76	5.1 Financial assets	87
1.1 Income and expenditure	76	5.2 Non-financial assets	88
1.2 Capital works	79	5.3 Payables	89
<b>Note 2 Analysis of Council results by program</b>	81	5.4 Interest-bearing liabilities	89
2.1 (a) Council delivers its functions and activities through programs	81	5.5 Provisions	90
2.1 (b) Summary of revenues, expenses, assets and capital expenses by program	81	5.6 Financing arrangements	91
<b>Note 3 Funding for the delivery of our services</b>	82	5.7 Commitments	92
3.1 Rates and charges	82	5.8 Leases	93
3.2 Statutory fees and fines	82	<b>Note 6 Assets we manage</b>	95
3.3 User fees	82	6.1 Non-current assets classified as held for sale	95
3.4 Funding from other levels of Government	83	6.2 Property, infrastructure, plant and equipment	95
3.5 Contributions	84	6.3 Investments in associates, joint arrangements and subsidiaries	99
3.6 Other income	85	<b>Note 7 People and relationships</b>	100
<b>Note 4 The cost of delivering services</b>	85	7.1 Council and key management remuneration	100
4.1 (a) Employee costs	85	7.2 Related party disclosure	101
4.1 (b) Superannuation	85	<b>Note 8 Managing uncertainties</b>	102
4.2 Materials and services	85	8.1 Contingent assets and liabilities	102
4.3 Depreciation	86	8.2 Change in accounting standards	102
4.4 Amortisation - Intangible assets	86	8.3 Financial instruments	103
4.5 Amortisation - Right of use assets	86	8.4 Fair value measurement	104
4.6 Bad and doubtful debts	86	8.5 Events occurring after balance date	104
4.7 Borrowing costs	86	<b>Note 9 Other matters</b>	105
4.8 Finance costs - Leases	86	9.1 Reserves	105
4.9 Net gain/(loss) on disposal of property, infrastructure, plant and equipment	86	9.2 Reconciliation of cash flows from operating activities to surplus/(deficit)	106
4.10 Other expenses	86	9.3 Superannuation	106
		<b>Note 10 Change in accounting policy</b>	108
		<b>Note 11 Impact of COVID-19 crisis</b>	109

## Certification of the Financial Statement

In my opinion the accompanying financial statements have been prepared in accordance with the *Local Government Act 1989*, the *Local Government (Planning and Reporting) Regulations 2014*, Australian Accounting Standards and other mandatory professional reporting requirements.



Matthew Rogers CPA  
Principal Accounting Officer  
Dated: 06/10/2020

In our opinion the accompanying financial statements present fairly the financial transactions of Latrobe City Council for the year ended 30 June 2020 and the financial positions of the Council as at that date.

As at the date of signing, we are not aware of any circumstances which would render any particulars in the financial statements to be misleading or inaccurate.

We have been authorised by the Council and by the *Local Government (Planning and Reporting) Regulations 2014* to certify the financial statements in their final form.



Cr Darrell White OAM  
Councillor  
Dated: 06/10/2020



Cr Alan McFarlane  
Councillor  
Dated: 06/10/2020



Steven Piasente  
Chief Executive Officer  
Dated: 06/10/2020

## Auditor General's Report on Financial Report



### Independent Auditor's Report

#### To the Councillors of Latrobe City Council

<b>Opinion</b>	<p>I have audited the financial report of Latrobe City Council (the council) which comprises the:</p> <ul style="list-style-type: none"> <li>• balance sheet as at 30 June 2020</li> <li>• comprehensive income statement for the year then ended</li> <li>• statement of changes in equity for the year then ended</li> <li>• statement of cash flows for the year then ended</li> <li>• statement of capital works for the year then ended</li> <li>• notes to the financial statements, including significant accounting policies</li> <li>• certification of the financial statements.</li> </ul> <p>In my opinion the financial report presents fairly, in all material respects, the financial position of the council as at 30 June 2020 and their financial performance and cash flows for the year then ended in accordance with the financial reporting requirements of Part 6 of the <i>Local Government Act 1989</i> and applicable Australian Accounting Standards.</p>
<b>Basis for Opinion</b>	<p>I have conducted my audit in accordance with the <i>Audit Act 1994</i> which incorporates the Australian Auditing Standards. I further describe my responsibilities under that Act and those standards in the <i>Auditor's Responsibilities for the Audit of the Financial Report</i> section of my report.</p> <p>My independence is established by the <i>Constitution Act 1975</i>. My staff and I are independent of the council in accordance with the ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110 <i>Code of Ethics for Professional Accountants</i> (the Code) that are relevant to my audit of the financial report in Victoria. My staff and I have also fulfilled our other ethical responsibilities in accordance with the Code.</p> <p>I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my opinion.</p>
<b>Councillors' responsibilities for the financial report</b>	<p>The Councillors of the council are responsible for the preparation and fair presentation of the financial report in accordance with Australian Accounting Standards and the <i>Local Government Act 1989</i>, and for such internal control as the Councillors determine is necessary to enable the preparation and fair presentation of a financial report that is free from material misstatement, whether due to fraud or error.</p> <p>In preparing the financial report, the Councillors are responsible for assessing the council's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless it is inappropriate to do so.</p>

Level 31 / 35 Collins Street, Melbourne Vic 3000  
 T 03 8601 7000 enquiries@audit.vic.gov.au www.audit.vic.gov.au

<b>Auditor's responsibilities for the audit of the financial report</b>	<p>As required by the <i>Audit Act 1994</i>, my responsibility is to express an opinion on the financial report based on the audit. My objectives for the audit are to obtain reasonable assurance about whether the financial report as a whole is free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes my opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with the Australian Auditing Standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of this financial report.</p> <p>As part of an audit in accordance with the Australian Auditing Standards, I exercise professional judgement and maintain professional scepticism throughout the audit. I also:</p> <ul style="list-style-type: none"> <li>• identify and assess the risks of material misstatement of the financial report, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for my opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.</li> <li>• obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the council's internal control</li> <li>• evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the Councillors</li> <li>• conclude on the appropriateness of the Councillors' use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the council's ability to continue as a going concern. If I conclude that a material uncertainty exists, I am required to draw attention in my auditor's report to the related disclosures in the financial report or, if such disclosures are inadequate, to modify my opinion. My conclusions are based on the audit evidence obtained up to the date of my auditor's report. However, future events or conditions may cause the council to cease to continue as a going concern.</li> <li>• evaluate the overall presentation, structure and content of the financial report, including the disclosures, and whether the financial report represents the underlying transactions and events in a manner that achieves fair presentation.</li> </ul> <p>I communicate with the Councillors regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that I identify during my audit.</p>
---	---

MELBOURNE  
 16 October 2020

Sanchu Chummar

as delegate for the Auditor-General of Victoria

## Comprehensive Income Statement

For the year ended  
30 June 2020

	Note	2020 (\$'000)	2019 (\$'000)
<b>INCOME</b>			
Rates and charges	3.1	80,776	78,013
Statutory fees and fines	3.2	2,396	2,284
User fees	3.3	11,502	13,633
Grants - operating	3.4	29,347	28,947
Grants - capital	3.4	67,831	48,629
Contributions - monetary	3.5	788	1,085
Contributions - non-monetary	3.5	3,588	4,839
Other income	3.6	5,112	5,794
Landfill rehabilitation provision movement	5.5	2,695	(913)
<b>Total income</b>		<b>204,035</b>	<b>182,311</b>
<b>EXPENSES</b>			
Employee costs	4.1	(58,093)	(56,553)
Materials and services	4.2	(39,337)	(38,603)
Depreciation	4.3	(27,956)	(27,074)
Amortisation - intangible assets	4.4	(651)	(586)
Amortisation - right of use assets	4.5	(25)	-
Bad and doubtful debts	4.6	(34)	(40)
Borrowing costs	4.7	(390)	(705)
Finance costs - leases	4.8	(29)	-
Net loss on disposal of property, infrastructure, plant and equipment	4.9	(6,419)	(8,543)
Other expenses	4.10	(3,419)	(3,339)
<b>Total expenses</b>		<b>(136,353)</b>	<b>(135,443)</b>
<b>Surplus/deficit for the year</b>		<b>67,682</b>	<b>46,868</b>
<b>OTHER COMPREHENSIVE INCOME</b>			
<b>Items that will not be reclassified to surplus or deficit in future periods</b>			
Net asset revaluation increment/(decrement)	9.1	(3,151)	7,196
<b>Total comprehensive result</b>		<b>64,531</b>	<b>54,064</b>

The above comprehensive income statement should be read in conjunction with the accompanying notes.

## Balance Sheet

As at 30 June 2020

Assets	Note	2020 (\$'000)	2019 (\$'000)
<b>CURRENT ASSETS</b>			
Cash and cash equivalents	5.1	38,731	26,117
Trade and other receivables	5.1	6,681	8,080
Other financial assets	5.1	70,169	96,712
Non-current assets classified as held for sale	6.1	-	-
Other assets	5.2	4,402	3,336
<b>Total current assets</b>		<b>119,983</b>	<b>134,245</b>
<b>NON-CURRENT ASSETS</b>			
Trade and other receivables	5.1	9	15
Other financial assets	5.1	2	2
Property, infrastructure, plant and equipment	6.2	1,222,598	1,167,920
Right-of-use assets	5.8	723	-
Intangible assets	5.2	724	1,374
<b>Total non-current assets</b>		<b>1,224,056</b>	<b>1,169,311</b>
<b>TOTAL ASSETS</b>		<b>1,344,039</b>	<b>1,303,556</b>
<b>Liabilities</b>			
<b>CURRENT LIABILITIES</b>			
Trade and other payables	5.3	22,201	9,472
Trust funds and deposits	5.3	3,247	2,640
Provisions	5.5	16,851	19,993
Interest-bearing loans and borrowings	5.4	2,527	9,239
Lease liabilities	5.8	29	-
<b>Total current liabilities</b>		<b>44,855</b>	<b>41,344</b>
<b>NON-CURRENT LIABILITIES</b>			
Provisions	5.5	16,894	21,012
Interest-bearing loans and borrowings	5.4	7,749	5,826
Lease liabilities	5.8	706	-
<b>Total non-current liabilities</b>		<b>25,349</b>	<b>26,838</b>
<b>TOTAL LIABILITIES</b>		<b>70,204</b>	<b>68,182</b>
<b>NET ASSETS</b>		<b>1,273,835</b>	<b>1,235,374</b>
<b>Equity</b>			
Accumulated surplus	-	784,822	744,259
Reserves	9.1	489,013	491,115
<b>TOTAL EQUITY</b>		<b>1,273,835</b>	<b>1,235,374</b>

The above balance sheet should be read in conjunction with the accompanying notes.

## Statement of Changes in Equity

For the year ended  
30 June 2020

	Note	Total (\$'000)	Accumulated Surplus (\$'000)	Revaluation Reserve (\$'000)	Other Reserves (\$'000)
<b>2020</b>					
Balance at beginning of the financial year	-	1,235,374	744,259	487,586	3,529
Impact of change in accounting policy - AASB 15 Revenue from Contracts with Customers	10	(1,238)	(1,238)	-	-
Impact of change in accounting policy - AASB 1058 Income of Not-for-Profit Entities	10	(24,832)	(24,832)	-	-
Impact of change in accounting policy - AASB 16 Leases	5.7	-	-	-	-
<b>Adjusted opening balance</b>		<b>1,209,304</b>	<b>718,189</b>	<b>487,586</b>	<b>3,529</b>
Surplus for the year	-	67,682	67,682	-	-
Net asset revaluation increment	6.2	(3,151)	-	(3,151)	-
Transfers to other reserves	9.1	-	(1,073)	-	1,073
Transfers from other reserves	9.1	-	24	-	(24)
<b>Balance at end of the financial year</b>		<b>1,273,835</b>	<b>784,822</b>	<b>484,435</b>	<b>4,578</b>
<b>2019</b>					
Balance at beginning of the financial year	-	1,181,309	697,515	480,390	3,404
Surplus for the year	-	46,868	46,868	-	-
Net asset revaluation decrement	6.2	7,196	-	7,196	-
Transfers to other reserves	9.1	-	(143)	-	143
Transfers from other reserves	9.1	-	18	-	(18)
<b>Balance at end of the financial year</b>		<b>1,235,374</b>	<b>744,259</b>	<b>487,586</b>	<b>3,529</b>

The above statement of changes in equity should be read in conjunction with the accompanying notes.

## Statement of Cash Flows

For the year ended  
30 June 2020

	Note	2020 (\$'000)	2019 (\$'000)
<b>CASH FLOWS FROM OPERATING ACTIVITIES</b>			
Rates and charges	-	80,047	77,990
Statutory fees and fines	-	2,385	2,315
User fees	-	12,651	14,441
Grants - operating	-	32,386	29,103
Grants - capital	-	52,930	50,021
Contributions - monetary	-	889	1,295
Interest received	-	2,955	2,921
Trust funds and deposits taken	-	12,499	11,948
Other receipts	-	3,587	1,989
Net GST refund / (payment)	-	(2,428)	2,541
Employee costs	-	(56,776)	(56,850)
Materials and services	-	(48,858)	(46,177)
Short-term, low value and variable lease payments	-	(36)	(78)
Trust funds and deposits repaid	-	(11,891)	(11,422)
Other payments	-	(3,191)	(3,136)
<b>Net cash provided by operating activities</b>	<b>9.2</b>	<b>77,149</b>	<b>76,901</b>
<b>CASH FLOWS FROM INVESTING ACTIVITIES</b>			
Payments for property, infrastructure, plant and equipment	-	(86,627)	(40,441)
Proceeds from sale of property, infrastructure, plant and equipment	-	808	658
Payments for investments	-	(120,969)	(175,712)
Proceeds from sale of investments	-	147,512	143,518
Loans and advances made	-	-	-
Payments of loans and advances	-	7	5
<b>Net cash used in investing activities</b>		<b>(59,269)</b>	<b>(71,972)</b>
<b>CASH FLOWS FROM FINANCING ACTIVITIES</b>			
Finance costs	-	(435)	(702)
Proceeds from borrowings	-	4,450	-
Repayment of borrowings	-	(9,238)	(1,569)
Interest paid - lease liability	-	(29)	-
Repayment of lease liabilities	-	(14)	-
<b>Net cash used in financing activities</b>		<b>(5,266)</b>	<b>(2,271)</b>
<b>Net increase / (decrease) in cash and cash equivalents</b>		<b>12,614</b>	<b>2,658</b>
Cash and cash equivalents at the beginning of the financial year		26,117	23,459
<b>Cash and cash equivalents at the end of the financial year</b>		<b>38,731</b>	<b>26,117</b>
Financing arrangements	5.6		
Restrictions on cash assets	5.1		

The above statement of cash flows should be read in conjunction with the accompanying notes.



## Statement of Capital Works

For the year ended  
30 June 2020

	Note	2020 (\$'000)	2019 (\$'000)
<b>PROPERTY</b>			
Land	-	-	-
<b>Total land</b>	-	-	-
Buildings*	-	62,945	18,124
Heritage buildings	-	-	5
<b>Total buildings</b>	-	<b>62,945</b>	<b>18,129</b>
<b>Total property</b>		<b>62,945</b>	<b>18,129</b>
<b>PLANT AND EQUIPMENT</b>			
Plant, machinery and equipment	-	2,451	2,473
Fixtures, fittings and furniture	-	7	37
Computers and telecommunications	-	342	395
Art collection	-	8	16
<b>Total plant and equipment</b>		<b>2,808</b>	<b>2,921</b>
<b>INFRASTRUCTURE</b>			
Roads	-	12,191	10,767
Bridges	-	413	166
Footpaths and cycleways	-	2,935	4,577
Drainage	-	734	632
Recreational, leisure and community facilities	-	2,741	3,550
Waste management	-	425	19
Parks, open space and streetscapes	-	3,900	832
Off street car parks	-	611	352
Other infrastructure	-	60	280
<b>Total infrastructure</b>	-	<b>24,010</b>	<b>21,175</b>
<b>Total capital works expenditure</b>		<b>89,763</b>	<b>42,225</b>
<b>REPRESENTED BY</b>			
New asset expenditure	-	47,205	20,923
Asset renewal expenditure	-	20,860	15,577
Asset expansion expenditure	-	-	3,170
Asset upgrade expenditure	-	21,698	2,555
<b>Total capital works expenditure</b>	<b>1.2</b>	<b>89,763</b>	<b>42,225</b>

\* Note - The significant increase in expenditure in the Buildings asset class in 2020 is mainly due to the construction of the Gippsland Regional Aquatic Centre \$23.4M, Traralgon Sports Stadium expansion \$11.8M and Latrobe Creative Precinct \$6.1M.

The above Statement of Capital Works should be read in conjunction with the accompanying notes.

## Notes to the Financial Statement

For the year ended  
30 June 2020

### OVERVIEW

The Latrobe City Council was established by an Order of the Governor in Council on 2 December 1994 and is a body corporate. The Council's main office is located at 141 Commercial Road, Morwell 3840.

### Statement of Compliance

These financial statements are a general purpose financial report that consists of a Comprehensive Income Statement, Balance Sheet, Statement of Changes in Equity, Statement of Cash Flows, Statement of Capital Works and Notes accompanying these financial statements. The general purpose financial report complies with Australian Accounting Standards (AAS), other authoritative pronouncements of the Australian Accounting Standards Board (AASB), the *Local Government Act 1989* and the *Local Government (Planning and Reporting) Regulations 2014*.

### Significant Accounting Policies

#### (a) Basis of accounting

The accrual basis of accounting has been used in the preparation of these financial statements, whereby assets, liabilities, equity, income and expenses are recognised in the reporting period to which they relate, regardless of when cash is received or paid.

Judgements, estimates and assumptions are required to be made about the carrying values of assets and liabilities that are not readily apparent from other sources. The estimates and associated judgements are based on professional judgement derived from historical experience and various other factors that are believed to be reasonable under the circumstances. Actual results may differ from these estimates.

Revisions to accounting estimates are recognised in the period in which the estimate is revised and also in future periods that are affected by the revision. Judgements and assumptions made by management in the application of AAS's that have significant effects on the financial statements and estimates relate to:

- The fair value of land, buildings, infrastructure, plant and equipment (refer to Note 6.2)
- The determination of depreciation for buildings, infrastructure, plant and equipment (refer to note 6.2)

- The determination of employee provisions (refer to note 5.5)
- The determination of landfill rehabilitation provisions (refer to note 5.5)
- The determination of whether performance obligations are sufficiently specific so as to determine whether an arrangement is within the scope of AASB 15 Revenue from Contracts with Customers or AASB 1058 Income of Not-for-Profit Entities (refer to Note 3)
- The determination, in accordance with AASB 16 Leases, of the lease term, the estimation of the discount rate when not implicit in the lease and whether an arrangement is substance short-term or low value (refer to Note 5.8)
- Other areas requiring judgements.

Unless otherwise stated, all accounting policies are consistent with those applied in the prior year. Where appropriate, comparative figures have been amended to accord with current presentation (except where transitional requirements of AASB 15 Revenue from Contracts with Customers, AASB 16 Leases and AASB 1058 Income of Not-for-Profit Entities do not require restatement of comparatives under the modified retrospective approach adopted by the Council), and disclosure has been made of any material changes to comparatives.

## Note 1: Performance against budget

The performance against budget notes compare Council's financial plan, expressed through its annual budget, with actual performance. The *Local Government (Planning and Reporting) Regulations 2014* requires explanation of any material variances. Council has adopted a materiality threshold of the lower of 10 percent or \$250,000 where further explanation is warranted. Explanations have not been provided for variations below the materiality threshold unless the variance is considered to be material because of its nature.

The budget figures detailed below are those adopted by Council on 3 June 2019. The Budget was based on assumptions

that were relevant at the time of adoption of the Budget. Council sets guidelines and parameters for revenue and expense targets in this budget in order to meet Council's planning and financial performance targets for both the short and long-term. The budget did not reflect any changes to equity resulting from asset revaluations, as their impacts were not considered predictable.

These notes are prepared to meet the requirements of the *Local Government Act 1989* and the *Local Government (Planning and Reporting) Regulations 2014*.

### 1.1 Income and Expenditure

	Budget 2020 (\$'000)	Actual 2020 (\$'000)	Variance 2020 (\$'000)	Variance 2020 (%)	Ref
<b>INCOME</b>					
Rates and charges	80,250	80,776	526	1%	1
Statutory fees and fines	2,266	2,396	130	6%	-
User fees	12,657	11,502	(1,155)	(9%)	2
Grants - operating	25,858	29,347	3,489	13%	3
Grants - capital	41,925	67,831	25,906	62%	4
Contributions - monetary	90	788	698	776%	5
Contributions - non-monetary	3,000	3,588	588	20%	6
Other income	3,587	5,112	1,525	43%	7
Landfill provision movement	-	2,695	2,695	100%	8
<b>Total income</b>	<b>169,633</b>	<b>204,035</b>	<b>34,402</b>	<b>20%</b>	
<b>EXPENSES</b>					
Employee costs	60,267	58,093	2,174	4%	9
Materials and services	35,429	39,337	(3,908)	(11%)	10
Bad and doubtful debts	9	34	(25)	(278%)	11
Depreciation	27,600	27,956	(356)	(1%)	12
Amortisation - Intangible assets	767	651	116	15%	13
Amortisation - Right of use assets	-	25	(25)	(100%)	14
Borrowing costs	615	390	225	37%	15
Finance Costs - Leases	-	29	(29)	(100%)	16
Net loss on disposal of property, infrastructure, plant and equipment	-	6,419	(6,419)	(100%)	17
Other expenses	2,885	3,419	(534)	(19%)	18
<b>Total expenses</b>	<b>127,572</b>	<b>136,353</b>	<b>(8,781)</b>	<b>(7%)</b>	
<b>SURPLUS / (DEFICIT) FOR THE YEAR</b>	<b>42,061</b>	<b>67,682</b>	<b>25,621</b>	<b>61%</b>	

#### (i) Explanation of material variations - Income and Expenditure

REF	ITEM	EXPLANATION
1	Rates and charges	<b>Outcome: Favourable \$0.53 million (1%)</b> Higher than expected growth in Council's rate base as a result of supplementary valuations from subdivisions and property improvements \$0.4M and additional waste charge assessments \$0.1M.
2	User fees	<b>Outcome: Unfavourable \$1.16 million (9%)</b> The unfavourable variance is mainly as a result of the closure and restricted access to facilities associated with the COVID-19 declared State of Emergency which resulted in reduced fees from leisure facilities (\$1.3M) and Pre-schools (\$0.2M). These variances were partially offset by higher than expected landfill gate fees associated with higher levels of commercial waste (\$0.4M).
3	Grants - operating	<b>Outcome: Favourable \$3.49 million (13%)</b> The variance is mainly the result of additional Pre-School funding for various programs (\$1.4M), advanced Victorian Grants Commission (\$0.9M) and other unbudgeted grants e.g. Working for Victoria COVID-19 relief funding (\$0.4M).

REF	ITEM	EXPLANATION
4	Grants - capital	<b>Outcome: Favourable \$25.9 million (62%)</b> The variance is mainly the result of the introduction of Accounting Standard AASB1058 which changes the timing of recognition of income. Income that had been recognised in previous years on receipt of the grant for incomplete contracts was subsequently reversed in opening equity and recognised again in the current year as Council met the performance obligations associated with the funding. In addition unbudgeted Roads to Recovery funding was received during the year (\$1.2M).
5	Contributions - monetary	<b>Outcome: Favourable \$0.7 million (776%)</b> Unbudgeted funding contributions were received for the Latrobe Regional Hospital Footpath Access Project (\$0.4M) together with higher than expected developer contributions (\$0.3M).
6	Contributions - non-monetary	<b>Outcome: Favourable \$0.59 million (20%)</b> Construction of infrastructure assets and provision of land for open space by developers in the course of creating new subdivisions results in the infrastructure assets being vested in Council when Council issues a Statement of Compliance at which point these assets are brought to account as revenue and capitalised. Higher than expected contribution of land and infrastructure assets have been received in 2019/20 mainly due to the budget being based on conservative development projections due to the uncertainty of timing of developers requesting a Statement of Compliance for their subdivisions.
7	Other income	<b>Outcome: Favourable \$1.53 million (43%)</b> Favourable result due mainly to unbudgeted Major Events and third party reimbursements (\$0.8M), higher than expected interest income from investments and penalty interest on outstanding property rates and charges (\$0.5M), and a back claim of fuel tax credits for the previous five years (\$0.3M).
8	Landfill provision movement	<b>Outcome: Favourable \$2.7 million (100%)</b> Significant savings achieved in the rehabilitation of the Moe and Morwell legacy landfill sites due to the sourcing of local soil. These savings led to an unexpected write down of the provision liability from the balance sheet to income.
9	Employee costs	<b>Outcome: Favourable \$2.17 million (4%)</b> The favourable variance relates mainly to the closure of services due to COVID-19 and additional project management wages capitalised associated with changes in timing of multi-year capital projects and additional unbudgeted externally funded capital works (\$1.5M).
10	Materials and services	<b>Outcome: Unfavourable \$3.91 million (11%)</b> The variance is predominantly a result of expenditure that was budgeted as capital but has been expensed as a result of it not meeting the criteria required to be capitalised e.g. Gippsland Regional Aquatic Centre site clean-up and decontamination works \$1.7M, together with expenditure funded from income received in previous financial years.
11	Bad and doubtful debts	<b>Outcome: Unfavourable \$0.03 million (278%)</b> Higher than expected write-off of unrecoverable Preschool and Child Care debts.
12	Depreciation	<b>Outcome: Unfavourable \$0.36 million (1%)</b> Higher than expected depreciation incurred associated with a number of minor impacts including higher than anticipated developer contributed assets over the past two years.
13	Amortisation - Intangible assets	<b>Outcome: Favourable \$0.12 million (15%)</b> Minor favourable variance due to an overestimation of the expected cost to construct the most recent landfill cell, together with software assets becoming fully written down.

**Note 1: Performance against budget** (continued)

## (i) Explanation of material variations - Income and Expenditure (continued)

REF	ITEM	EXPLANATION
14	Amortisation - Right of use assets	<b>Outcome: Unfavourable \$0.03 million (100%)</b> The impact of the implementation of AASB 16 Leases had not been assessed when the budget was formulated.
15	Borrowing costs	<b>Outcome: Favourable \$0.23 million (37%)</b> Lower than predicted loan interest expenditure due to Council's decision to internally fund the 2018/19 budgeted borrowings of \$5.0M.
16	Finance Costs - Leases	<b>Outcome: Unfavourable \$0.03 million (100%)</b> The impact of the implementation of AASB 16 Leases had not been assessed when the budget was formulated. Lease payments were budgeted under the "Other expenses" line item.
17	Net loss on disposal of property, infrastructure, plant and equipment	<b>Outcome: Unfavourable \$6.42 million (100%)</b> Disposals are over budget due mainly to a procedure that was implemented in the 2017/18 year to process disposals of assets renewed as part of the capital works program. This process was not factored in to the 2019/20 budget process and involves the disposal of the residual value of assets that have been replaced with a renewed asset and relates mainly to asset classes of infrastructure (\$4.8M) and buildings (\$1.9M). This has been partially offset by a gain on disposal of plant and fleet (\$0.3M).
18	Other expenses	<b>Outcome: Unfavourable \$0.53 million (19%)</b> The unfavourable balance is mainly attributable to above budget levels of State Government landfill levies associated with increased levels of waste to landfill during the year (\$0.2M). In addition there was also a requirement to expense \$0.3M of the opening work in progress balance mainly due to infrastructure works that didn't meet the criteria for capitalisation.

1.2 Capital Works	Budget 2020 (\$'000)	Actual 2020 (\$'000)	Variance 2020 (\$'000)	Variance 2020 (%)	Ref
<b>PROPERTY</b>					
Buildings	79,306	62,945	16,361	21%	1
<b>Total buildings</b>	<b>79,306</b>	<b>62,945</b>	<b>16,361</b>	<b>21%</b>	-
<b>Total property</b>	<b>79,306</b>	<b>62,945</b>	<b>16,361</b>	<b>21%</b>	
<b>PLANT AND EQUIPMENT</b>					
Plant, machinery and equipment	2,652	2,451	201	8%	-
Fixtures, fittings and furniture	10	7	3	30%	2
Computers and telecommunications	600	342	258	43%	3
Art collection	15	8	7	47%	4
<b>Total plant and equipment</b>	<b>3,277</b>	<b>2,808</b>	<b>469</b>	<b>14%</b>	
<b>INFRASTRUCTURE</b>					
Roads	10,450	12,191	(1,741)	(17%)	5
Bridges	600	413	187	31%	6
Footpaths and cycleways	1,031	2,935	(1,904)	(185%)	7
Drainage	154	734	(580)	(377%)	8
Recreational, leisure and community facilities	6,116	2,741	3,375	55%	9
Waste management	100	425	(325)	(325%)	10
Parks, open space and streetscapes	3,569	3,900	(331)	(9%)	11
Off street car parks	50	611	(561)	(1122%)	12
Other infrastructure	3,953	60	3,893	98%	13
<b>Total infrastructure</b>	<b>26,023</b>	<b>24,010</b>	<b>2,013</b>	<b>8%</b>	
<b>Total capital works expenditure</b>	<b>108,606</b>	<b>89,763</b>	<b>18,843</b>	<b>17%</b>	
<b>Represented by:</b>					
New asset expenditure	74,254	47,205	27,049	36%	14
Asset renewal expenditure	17,532	20,860	(3,328)	(19%)	15
Asset expansion expenditure	-	-	-	100%	-
Asset upgrade expenditure	16,819	21,698	(4,879)	(29%)	16
<b>Total capital works expenditure</b>	<b>108,605</b>	<b>89,763</b>	<b>18,842</b>	<b>17%</b>	

## (i) Explanation of material variations - Capital Works

REF	ITEM	EXPLANATION
1	Buildings	<b>Outcome: Underspend \$16.3 million (21%)</b> Timing of projects spanning multiple financial years now expected to be spent in the 2020/21 financial year. This includes Latrobe Creative Precinct (\$15M).
2	Fixtures, fittings and furniture	<b>Outcome: Underspend \$0.003 million (30%)</b> Minor underspend due to actual renewal requirements.
3	Computers and telecommunications	<b>Outcome: Underspend \$0.26 million (43%)</b> A number of items purchased were under the capitalisation threshold of Council and were expensed to the Income Statement.
4	Art collection	<b>Outcome: Underspend \$0.007 million (0%)</b> Delay in acquisition of artwork (\$0.007M).
5	Roads	<b>Outcome: Overspend \$1.74 million (17%)</b> Unbudgeted additional government funding programs resulting in increased level of expenditure: Roads to Recovery Program (\$1.2M), Fixing Country Roads Program (\$0.7M).

**Note 1: Performance against budget (continued)****(i) Explanation of material variations - Capital Works (continued)**

REF	ITEM	EXPLANATION
6	Bridges	<b>Outcome: Underspend \$0.19 million (31%)</b> Delay in bridge and culvert works along Crinigan Road (\$0.19M).
7	Footpaths and cycleways	<b>Outcome: Overspend \$1.9 million (377%)</b> Timing of funded projects carried over from previous years resulting in increased level of expenditure. Morwell to Traralgon Shared Pathway (\$1.03M) and Latrobe Regional Hospital Footpath Access Project (\$0.58M).
8	Drainage	<b>Outcome: Overspend \$0.58 million (325%)</b> Drainage works (\$0.48M) incurred as part of Road Rehabilitation originally budgeted as Roads.
9	Recreational, leisure and community facilities	<b>Outcome: Underspend \$3.38 million (55%)</b> Monash Reserve expenditure capitalised into Buildings (Pavilion \$1.26M) and Off Street Car Parks (\$0.61M). Morwell Recreation Reserve Shared Sports Pavilion capitalised into Buildings (\$0.22M). Keegan Street Oval expensed to income statement due to asset recognition policy (\$0.52M).
10	Waste management	<b>Outcome: Overspend \$0.33 million (325%)</b> Timing of project spanning multiple financial years - Landfill Biogas to Energy Project (\$0.38M).
11	Parks, open space and streetscapes	<b>Outcome: Overspend \$0.33 million (9%)</b> Expenditure incurred on co-funded projects: Moe AAA/Apex/Lions Play Space (\$0.33M) and Moe Botanic Gardens Play Space (\$0.32M). Offset by multi-year project, Future Morwell (\$0.29M), which has delayed expenditure to be incurred in 20/21 financial year.
12	Off street car parks	<b>Outcome: Overspend \$0.56 million (1122%)</b> Off street car park constructed as part of Monash Reserve project (\$0.61M) which was budgeted as Recreational, leisure and community facilities.
13	Other infrastructure	<b>Outcome: Underspend \$3.89 million (98%)</b> Delayed progress of the Gippsland Logistics Precinct and Intermodal Freight Terminal (\$3.89M).
14	New asset expenditure	<b>Outcome: Underspend \$27.0 million (36%)</b> Underspend due to works carried over to the next financial year include the Latrobe Creative Precinct (\$15M) and Gippsland Aquatic Centre (\$5.7M), along with delays in the Logistics Precinct and Intermodal Freight Terminal (\$3.89M). In addition the Future Morwell project (\$2.75M) was budgeted as "new expenditure", however, actuals reflected as "upgrade expenditure".
15	Asset renewal expenditure	<b>Outcome: Overspend \$3.33 million (19%)</b> Overspend relates to additional expenditure undertaken on funded programs including Roads to Recovery Program (\$1.2M) and Fixing Country Roads Program (\$0.7M). Additionally part of expenditure incurred on Monash Reserve Pavilion and Courts Project was budgeted as "new expenditure", however, actuals classified as "renewal expenditure" (\$1.05M).
16	Asset upgrade expenditure	<b>Outcome: Overspend \$4.88 million (29%)</b> Overspend relates primarily to timing of funded expenditure on multi-year projects where budget estimates have been incorrect. Expenditure incurred in the current year includes Traralgon Sports Stadium (\$0.68M), Traralgon South Pavilion (\$0.57M), Traralgon Railway Reserve (\$0.35M), Moe AAA/Apex/Lions Play Space (\$0.33M), and Traralgon Recreation Reserve change rooms (\$0.25M). Future Morwell project (\$2.75M) budgeted as "new expenditure", however, actuals reflected as "upgrade expenditure".

**Note 2: Analysis of Council results by program**

Council delivers its functions and activities through the following programs.

**2.1 (a)****Office of the Chief Executive**

- Office of the Chief Executive
- Mayoral and Council Support and Operations
- Engagement and Customer Focus

**Regional City Growth and Investment**

- Business Development
- Economic Investment and Transition
- Creative Venues, Events and Tourism
- Regional City Planning (including Statutory, Strategic and Urban Growth planning)

**Organisational Performance**

- Financial Performance
- Organisational Performance and Information Technology
- People and Culture
- Governance

**Assets and Presentation**

- City Assets (Infrastructure Design, Infrastructure Planning, Civil Works, Major Projects and Building Maintenance and Recreation and Open Space Planning)
- City Presentation (includes Infrastructure Maintenance, Open Space Maintenance and Recreation Liaison)
- Environment Sustainability

**Community Health and Wellbeing**

- Active Communities and Partnerships (includes Community Strengthening, Safe and Inclusive Communities, Community Resilience, Libraries and Leisure Facilities)
- Safe Communities (includes Building Services, Emergency Management, Health Services, Local Laws and Legal Proceedings)
- Aged Care Services
- Family Services

**Resource Recovery**

- Landfill Operations
- Waste and Recycling
- Litter Bins
- Garbage Charge revenue

**Major Recreation Projects**

- Latrobe Valley Sports and Community Initiative Project Director's Office

**Other Operating**

- Other unattributable items e.g. loan interest, unattributable cash and investments and sundry receivables. A surplus is expected to be generated to fund repayment of loan principal

**Capital Works Program**

- Capital Works Program (includes items not capitalised, excludes Latrobe Valley Sports and Community Initiative and Waste and Landfill capital works)

**2.1 (b) Summary of revenues, expenses, assets and capital expenses by program**

	Income 2020 (\$'000)	Expenses (\$'000)	Surplus/ (Deficit) (\$'000)	Grants included in income (\$'000)	Total assets (\$'000)
<b>2020</b>					
Office of the Chief Executive	4,747	(4,452)	295	617	79
Regional City Growth and Investment	11,517	(10,223)	1,294	2,144	42,156
Organisational Performance	16,377	(14,391)	1,986	2,696	5,835
Assets and Presentation	41,237	(48,526)	(7,289)	7,250	976,122
Community Health and Wellbeing	38,373	(40,083)	(1,710)	14,712	114,953
Resource Recovery	19,515	(11,902)	7,613	151	27,632
Major Recreation Projects	51,450	581	52,031	50,808	64,942
Other Operating	1,633	(1,633)	-	-	68,093
Capital Works Program	19,186	(5,724)	13,462	18,800	44,228
	<b>204,035</b>	<b>(136,353)</b>	<b>67,682</b>	<b>97,178</b>	<b>1,344,040</b>
<b>2019</b>					
Office of the Chief Executive	3,770	(4,095)	(325)	434	45
Regional City Growth and Investment	10,578	(10,634)	(56)	1,898	42,785
Organisational Performance	14,676	(14,657)	19	1,794	1,426
Assets and Presentation	43,133	(48,513)	(5,380)	6,996	973,396
Community Health and Wellbeing	41,498	(41,166)	332	15,643	119,646
Resource Recovery	16,189	(11,133)	5,056	224	28,577
Major Recreation Projects	37,409	(93)	37,316	37,143	29,436
Other Operating	563	(563)	-	-	75,625
Capital Works Program	14,495	(4,589)	9,906	13,444	32,620
	<b>182,311</b>	<b>(135,443)</b>	<b>46,868</b>	<b>77,576</b>	<b>1,303,556</b>

### Note 3: Funding for the delivery of our services

#### 3.1 Rates and charges

Council uses Capital Improved Value (CIV) as the basis of valuation of all properties within the municipal district. The CIV of a property is the value of its land and all its improvements.

This valuation base was used to calculate general rates, excluding valuations for power generation companies and Australian Paper.

The valuation base used to calculate general rates for 2019/20 was \$11,725 million (2018/19 was \$11,355.50 million).

The applicable rates in the CIV dollar were:

	2020 (\$'000)	2019 (\$'000)
General	0.00466836	0.00468373
Farm	0.00350127	0.00351280
Derelict Properties	0.01400508	0.01405120
Cultural and recreational	0.00233418	0.00234187
Cultural and recreational with gaming facilities	0.00280102	0.00281024

This derived rate revenues of:

	2020 (\$'000)	2019 (\$'000)
General rates	53,716	52,123
Municipal charge	5,389	5,250
Garbage charge	12,437	11,992
EPA Victoria landfill levy	751	724
Supplementary rates and rates adjustments	634	169
Cultural and recreational	84	84
Revenue in lieu of rates	7,765	7,671
<b>Total rates and charges</b>	<b>80,776</b>	<b>78,013</b>

The date of the latest general revaluation of land for rating purposes within the municipal district was 1 January 2019, and the valuation was first applied in the rating year commencing 1 July 2019.

Annual rates and charges are recognised as revenues when Council issues annual rates notices. Supplementary rates are recognised when a valuation and reassessment is completed and a supplementary rates notice issued.

#### 3.2 Statutory fees and fines

	2020 (\$'000)	2019 (\$'000)
Infringement and costs	449	477
Town planning fees	10	10
Land information certificates	54	72
Permits	810	713
Pool and spa registrations	42	-
Health registrations	330	369
Animal registrations	536	527
Other	165	116
<b>Total statutory fees and fines</b>	<b>2,396</b>	<b>2,284</b>

Statutory fees and fines (including parking fees and fines) are recognised as revenue when the service has been provided, the payment is received, or when the penalty has been applied, whichever first occurs.

#### 3.3 User fees

	2020 (\$'000)	2019 (\$'000)
Aged and health services	1,807	1,923
Leisure centre and recreation	2,293	3,203
Child care/children's programs	4,092	4,241
Waste management services	2,361	3,029
Other fees and charges	949	1,237
<b>Total user fees</b>	<b>11,502</b>	<b>13,633</b>

User fees by timing of revenue recognition

User fees recognised at a point in time	11,502	-
<b>Total user fees</b>	<b>11,502</b>	<b>-</b>

User fees are recognised as revenue at a point in time, when (or as) the performance obligation is satisfied. Recognition is based on the underlying contractual terms.

#### 3.4 Funding from other levels of government

Grants were received in respect of the following:

	2020 (\$'000)	2019 (\$'000)
<b>Summary of grants</b>		
Commonwealth funded grants	24,655	20,021
State funded grants	72,523	57,555
<b>Total grants received</b>	<b>97,178</b>	<b>77,576</b>

##### (a) Operating Grants

###### Recurrent – Commonwealth Government

Victorian Grants Commission	13,044	11,660
Aged and disability programs	2,278	2,946
Employment facilitation	282	147
Family and children programs	79	62

###### Recurrent – State Government

Preschools	4,623	4,249
Family and children programs	2,265	2,290
Maternal and child health	1,265	1,202
Aged and disability programs	1,045	1,889
Libraries	521	509
School crossing supervision	204	199
Arts programs	155	155
Environment sustainability	33	29
Other	15	18
<b>Total recurrent operating grants</b>	<b>25,809</b>	<b>25,355</b>

###### Non-Recurrent – Commonwealth Government

Economic development	200	-
Events and international relations	100	-
Aged and disability programs	69	-
Other	21	55

###### Non-Recurrent – State Government

Recreational, leisure and community facilities	1,650	1,818
Working for Victoria COVID-19 Response	443	-
Economic development	204	424
Natural disaster recovery	166	109
Events and international relations	145	275
Public lighting	108	190
Community support and development programs	87	243
Arts program	59	156
Pre Schools	33	-
Infrastructure planning	8	132
Other	245	190
<b>Total non-recurrent operating grants</b>	<b>3,538</b>	<b>3,592</b>

<b>Total operating grants</b>	<b>29,347</b>	<b>28,947</b>
-------------------------------	---------------	---------------

**Note 3: Funding for the delivery of our services** (continued)**3.4 Funding from other levels of government** (continued)

Grants were received in respect of the following:	2020 (\$'000)	2019 (\$'000)
<b>(b) Capital Grants</b>		
<i>Recurrent – Commonwealth Government</i>		
Roads to Recovery program	2,550	1,181
<b>Total recurrent capital grants</b>	<b>2,550</b>	<b>1,181</b>
<i>Non-Recurrent – Commonwealth Government</i>		
Buildings	2,483	270
Recreation, leisure and community facilities	1,960	2,480
Parks, open spaces and streetscapes	1,319	-
Footpath and cycleways	270	982
Other	-	238
<i>Non-Recurrent – State Government</i>		
Buildings	51,576	32,027
Recreation, leisure and community facilities	4,357	7,592
Parks, open spaces and streetscapes	1,277	200
Roads	1,114	1,194
Footpath and cycleways	712	1,665
Other infrastructure	213	800
<b>Total non-recurrent capital grants</b>	<b>65,281</b>	<b>47,448</b>
<b>Total capital grants</b>	<b>67,831</b>	<b>48,629</b>
<b>Total grants</b>	<b>97,178</b>	<b>77,576</b>
<b>(c) Unspent grants received on condition that they be spent in a specific manner</b>		
<i>Operating</i>		
Balance at start of year	12,649	10,986
Transition to AASB15	(1,227)	-
Received during the financial year and remained unspent at balance date	2,866	11,228
Received in prior years and spent during the financial year	(11,333)	(9,565)
<b>Balance at year end</b>	<b>2,955</b>	<b>12,649</b>
<i>Capital</i>		
Balance at start of year	25,639	1,634
Transition to AASB1058	(25,734)	-
Differences between previous reporting and AASB1058	95	-
Received during the financial year and remained unspent at balance date	-	25,081
Received in prior years and spent during the financial year	-	(1,076)
<b>Balance at year end</b>	<b>-</b>	<b>25,639</b>

Grant income is recognised at the point in time when the Council satisfies its performance obligations as specified in the underlying agreement.

<b>3.5 Contributions</b>	2020 (\$'000)	2019 (\$'000)
Monetary	788	1,085
Non-monetary	3,588	4,839
<b>Total contributions</b>	<b>4,376</b>	<b>5,924</b>
<i>Contributions of non-monetary assets were received in relation to the following asset classes</i>		
Land	556	637
Roads	1,788	1,943
Other infrastructure	1,240	2,203
Other	4	56
<b>Total non-monetary contributions</b>	<b>3,588</b>	<b>4,839</b>

Monetary and non-monetary contributions are recognised as revenue when Council obtains control over the contributed asset.

**3.6 Other Income**

	2020 (\$'000)	2019 (\$'000)
Interest	2,371	3,240
Other rent	828	779
Sales	469	551
Contributions other	1,149	1,031
Rebates	280	142
Other	14	51
<b>Total other income</b>	<b>5,111</b>	<b>5,794</b>

Interest is recognised as it is earned.

Other income is measured at the fair value of the consideration received or receivable and is recognised when Council gains control over the right to receive the income.

**Note 4: The cost of delivering services****4.1 (a) Employee costs**

	2020 (\$'000)	2019 (\$'000)
Salaries and wages	49,486	48,309
Workcover	1,228	1,155
Superannuation	4,714	4,532
Fringe benefits tax	333	329
Other	2,332	2,228
<b>Total employee costs</b>	<b>58,093</b>	<b>56,553</b>

**4.1 (b) Superannuation**

Council made contributions to the following funds:

	2020 (\$'000)	2019 (\$'000)
<b>Defined benefit fund</b>		
Employer contributions to Local Authorities Superannuation Fund (Vision Super)	325	361
Employer contributions payable at reporting date	-	-
<b>Total defined benefit fund</b>	<b>325</b>	<b>361</b>
<b>Accumulation funds</b>		
Employer contributions to Local Authorities Superannuation Fund (Vision Super)	3,894	3,765
Employer contributions payable at reporting date	495	406
<b>Total accumulation funds</b>	<b>4,389</b>	<b>4,171</b>

Refer to note 9.3 for further information relating to Council's superannuation obligations.

**4.2 Materials and services**

	2020 (\$'000)	2019 (\$'000)
Cleaning	906	935
Family day care educators	644	707
Vehicle expenses	989	1,076
Disaster Response - Yinnar South fires	-	660
Parks and reserves	148	46
Sporting grounds and facilities	2,664	2,798
Domestic rubbish collection	3,323	3,315
Transfer stations	1,050	999
Materials recovery facility	821	740
Green waste processing	731	612
Litter bins	455	458
Street sweeping	523	531
Other contracts	6,364	5,518
Building maintenance	1,672	865
General maintenance	3,480	3,315
Utilities	2,883	3,249
Office administration	1,711	2,297
Information technology	1,972	2,296
Insurance	983	879
Consultants	2,594	2,475
Other	5,424	4,832
<b>Total materials and services</b>	<b>39,337</b>	<b>38,603</b>

**Note 4: The cost of delivering services (continued)**

4.3 Depreciation	2020 (\$'000)	2019 (\$'000)
Property	5,936	5,916
Plant, furniture and equipment	2,182	2,090
Infrastructure	19,838	19,068
<b>Total depreciation and amortisation</b>	<b>27,956</b>	<b>27,074</b>

Refer to note 5.2(b) and 6.2 for a more detailed breakdown of depreciation and amortisation charges.

4.4 Amortisation - Intangible assets	2020	2019
Software	39	63
Landfill	612	523
<b>Total Amortisation - Intangible assets</b>	<b>651</b>	<b>586</b>

4.5 Amortisation - Right of use assets	2020	2019
Property	23	n/a
Vehicles	1	n/a
<b>Total Amortisation - Right of use assets</b>	<b>24</b>	<b>-</b>

4.6 Bad and doubtful debts	2020	2019
Other debtors	34	40
<b>Total bad and doubtful debts</b>	<b>34</b>	<b>40</b>

Movement in provision for doubtful debts	2020	2019
Balance at the beginning of the year	60	21
New provisions recognised during the year	10	43
Amounts already provided for and written off as uncollectible	(49)	(4)
Amounts provided for but recovered during the year	(1)	(1)
<b>Balance at the end of the year</b>	<b>20</b>	<b>59</b>

Provision for doubtful debts is recognised based on an expected credit loss model. This model considers both historic and forward looking information in determining the level of impairment.

4.7 Borrowing costs	2020	2019
Interest on borrowings	390	705
<b>Total borrowing costs</b>	<b>390</b>	<b>705</b>

Borrowing costs are recognised as an expense in the period in which they are incurred, except where they are capitalised as part of a qualifying asset constructed by Council.

4.8 Finance Costs - Leases	2020	2019
Interest - Lease liabilities	29	n/a
<b>Total finance costs</b>	<b>29</b>	<b>-</b>

4.9 Net gain / (loss) on disposal of property, infrastructure, plant and equipment	2020	2019
Proceeds of sale	808	610
Write down value of assets disposed (sold / written off)	(855)	(2,594)
Write down value of assets disposed (asset renewal)	(6,372)	(6,559)
<b>Total net gain / (loss) on disposal of property, infrastructure, plant and equipment</b>	<b>(6,419)</b>	<b>(8,543)</b>

The profit or loss on sale of an asset is determined when control of the asset has irrevocably passed to the buyer.

4.10 Other expenses	2020	2019
Auditors' remuneration - VAGO	61	61
Auditors' remuneration - Internal	112	57
Audit other	80	26
Councillors' allowances	316	310
Operating lease rentals	33	71
Grants	1,175	1,041
Levies	1,303	1,522
Assets written-off / impaired	339	251
<b>Total other expenses</b>	<b>3,419</b>	<b>3,339</b>

**Note 5: Our financial position**

5.1 Financial assets	2020 (\$'000)	2019 (\$'000)
(a) Cash and cash equivalents		
Cash on hand	11	11
Cash at bank	18,720	11,106
Term deposits	20,000	15,000
<b>Total cash and cash equivalents</b>	<b>38,731</b>	<b>26,117</b>

(b) Other financial assets	2020	2019
Term deposits - current (>90days)	70,169	96,712
<b>Total other financial assets</b>	<b>70,169</b>	<b>96,712</b>
<b>Total financial assets</b>	<b>108,900</b>	<b>122,829</b>

Council's cash and cash equivalents are subject to external restrictions that limit amounts available for discretionary use. These include:

Trust funds and deposits (Note 5.3 (b))	3,247	2,640
<b>Total restricted funds</b>	<b>3,247</b>	<b>2,640</b>

<b>Total unrestricted cash and cash equivalents</b>	<b>35,484</b>	<b>23,477</b>
---	---------------	---------------

**Intended Allocations**

Although not externally restricted the following amounts have been allocated for specific future purposes by Council:

Reserve funds allocated for specific future purposes (Note 9.1 (b))	4,578	3,529
Cash held to fund carried forward capital works	16,680	11,092
Unspent grants (Note 3.4)	2,956	38,287
Funds held to rehabilitate previous landfill cells and fund future landfill cell construction	21,802	21,059
Funds held to repay principal for "interest only" loan facility	-	6,656
Funds held to meet future Information Technology capital investment requirements	4,550	4,862
Funds held to meet future Developer Contribution Plan (DCP) infrastructure requirements	770	875
<b>Total funds subject to intended allocations</b>	<b>51,336</b>	<b>86,360</b>

Cash and cash equivalents include cash on hand, deposits at call, and other highly liquid investments with original maturities of 90 days or less, net of outstanding bank overdrafts.

Other financial assets are valued at fair value, being market value, at balance date. Term deposits are measured at amortised cost. Any unrealised gains and losses on holdings at balance date are recognised as either a revenue or expense.

Non-Current	2020	2019
MAPS Group Ltd. Shares	2	2
<b>Total non-current other financial assets</b>	<b>2</b>	<b>2</b>
<b>Total financial assets</b>	<b>108,902</b>	<b>122,831</b>

**(c) Trade and other receivables**

Current	2020	2019
<i>Statutory receivables</i>		
Rates debtors*	4,569	3,938
Health registrations	5	2
Goods and Services Tax (GST)	1,487	1,036
<i>Non-statutory receivables</i>		
Loans and advances to community organisations	4	5
Other debtors	636	3,159
Provision for doubtful debts - other debtors	(20)	(60)
<b>Total current trade and other receivables</b>	<b>6,681</b>	<b>8,080</b>

\*Rates are payable by four instalments during the year or by lump sum in February. Arrears attract interest, currently at the rate of 10.0% per annum.

Non-Current	2020	2019
<i>Non-statutory receivables</i>		
Loans and advances to community organisations	9	15
<b>Total non-current trade and other receivables</b>	<b>9</b>	<b>15</b>
<b>Total trade and other receivables</b>	<b>6,690</b>	<b>8,095</b>

Short term receivables are carried at invoice amount as amortised cost using the effective interest rate method and would not impact the carrying value.

A provision for doubtful debts is recognised when there is objective evidence that an impairment has occurred. Long term receivables are carried at amortised cost using the effective interest rate method.

**Note 5: Our financial position (continued)**

(d) Ageing of receivables	2020 (\$'000)	2019 (\$'000)
The ageing of the Council's trade and other receivables (excluding statutory receivables) that are not impaired was:		
Current (not yet due)	149	968
Past due by up to 30 days	163	964
Past due between 31 and 60 days	70	162
Past due between 61 and 90 days	35	87
Past due by more than 90 days	232	998
<b>Total trade and other receivables</b>	<b>649</b>	<b>3,179</b>

**(e) Ageing of individually impaired receivables**

At balance date, other debtors representing financial assets with a nominal value of \$20K (2019 \$60K) were impaired. The amount of the provision raised against these debtors was \$20K (2019 \$60K). They individually have been impaired as a result of their doubtful collection. Many of the long outstanding past due amounts have been lodged with Council's debt collectors or are on payment arrangements.

Current (not yet due)	-	-
Past due by up to 30 days	-	-
Past due between 31 and 60 days	-	-
Past due between 61 and 90 days	-	-
Past due by more than 90 days	20	60
<b>Total trade and other receivables</b>	<b>20</b>	<b>60</b>

**5.2 Non-financial assets**

(a) Other assets	2020 (\$'000)	2019 (\$'000)
Prepayments	818	582
Accrued income	3,584	2,754
<b>Total other assets</b>	<b>4,402</b>	<b>3,336</b>

**(b) Intangible assets**

Software	23	62
Landfill air space	701	1,313
<b>Total intangible assets</b>	<b>724</b>	<b>1,375</b>

	Software (\$'000)	Landfill Air Space (\$'000)	Total (\$'000)
<b>Gross Carrying Amount</b>			
Balance at 1 July 2019	1,148	18,422	19,570
Additions from internal developments	-	-	-
Other additions	-	-	-
<b>Balance at 1 July 2020</b>	<b>1,148</b>	<b>18,422</b>	<b>19,570</b>
<b>Accumulated Amortisation and Impairment</b>			
Balance at 1 July 2019	(1,086)	(17,109)	(18,195)
Amortisation expense	(39)	(612)	(651)
<b>Balance at 1 July 2020</b>	<b>(1,125)</b>	<b>(17,721)</b>	<b>(18,846)</b>
Net Book Value at 30 June 2019	62	1,313	1,375
<b>Net Book Value at 30 June 2020</b>	<b>23</b>	<b>701</b>	<b>724</b>

Intangible assets with finite lives are amortised as an expense on a systematic basis over the asset's useful life. Amortisation is generally calculated on a straight line basis, at a rate that allocates the asset value, less any estimated residual value over its estimated useful life. Estimates of the remaining useful lives and amortisation method are reviewed at least annually, and adjustments made where appropriate.

**5.3 Payables**

(a) Trade and other payables	2020 (\$'000)	2019 (\$'000)
Trade payables	11,925	8,378
Accrued expenses	1,402	1,094
<b>Total trade and other payables</b>	<b>13,327</b>	<b>9,472</b>

**(b) Trust funds and deposits**

Refundable deposits	2,263	1,868
Fire Service Levy	857	597
Retention amounts	95	95
Other refundable deposits	32	80
<b>Total trust funds and deposits</b>	<b>3,247</b>	<b>2,640</b>

**(c) Unearned income**

Grants received in advance - operating	3,136	-
Grants received in advance - capital	5,708	-
Other	30	-
<b>Total unearned income</b>	<b>8,874</b>	<b>-</b>

Amounts received as deposits and retention amounts controlled by Council are recognised as trust funds until they are returned, transferred in accordance with the purpose of the receipt, or forfeited. Trust funds that are forfeited, resulting in Council gaining control of the funds, are to be recognised as revenue at the time of the forfeit.

**Purpose and Nature of Items**

*Refundable deposits* - Deposits are taken by Council as a form of surety in a number of circumstances, including in relation to contracts, asset protection, planning permit works and the use of civic facilities.

*Fire Service Levy* - Council is the collection agent for Fire Service Levy on behalf of the State Government. Council remits amounts received on a quarterly basis. Amounts disclosed here will be remitted to the State Government in line with that process.

*Retention amounts* - Council has a contractual right to retain certain amounts until a contractor has met certain requirements or a related warrant or defect period has elapsed. Subject to the satisfactory completion of the contractual obligations, or the elapsing of time, these amounts will be paid to the relevant contractor in line with Council's contractual obligations.

**5.4 Interest-bearing liabilities**

	2020 (\$'000)	2019 (\$'000)
<b>Current</b>		
Borrowings – secured	2,527	9,239
<b>Total current</b>	<b>2,527</b>	<b>9,239</b>
<b>Non-Current</b>		
Borrowings – secured	7,749	5,826
<b>Total non-current</b>	<b>7,749</b>	<b>5,826</b>
<b>Total interest-bearing loans and borrowings</b>	<b>10,276</b>	<b>15,065</b>

All borrowings are secured over Council's Rate Revenue

The maturity profile for Council's borrowings is:

Not later than one year	2,527	9,239
Later than one year and not later than five years	2,198	1,429
Later than five years	5,551	4,397
	<b>10,276</b>	<b>15,065</b>

Borrowings are initially measured at fair value, being the cost of the interest bearing liabilities, net of transaction costs. The measurement basis subsequent to initial recognition depends on whether the Council has categorised its interest-bearing liabilities as either financial liabilities designated at fair value through the profit and loss, or financial liabilities at amortised cost. Any difference between the initial recognised amount and the redemption value is recognised in net result over the period of the borrowing using the effective interest method.

The classification depends on the nature and purpose of the interest bearing liabilities. The Council determines the classification of its interest bearing liabilities at initial recognition.



**Note 5: Our financial position (continued)**

5.5 Provisions	Long Service Leave (\$'000)	Annual Leave (\$'000)	Landfill Rehabilitation (\$'000)	Total (\$'000)
<b>2020</b>				
Balance at beginning of the financial year	4,285	10,169	26,551	41,005
Additional/(reduced) provisions	4,342	1,279	(2,828)	2,793
Amounts used	(3,776)	(1,129)	(5,757)	(10,662)
Increase/(decrease) in the discounted amount arising because of time and effect of any change in the discount rate	3	473	133	609
<b>Balance at the End of the Financial Year</b>	<b>4,854</b>	<b>10,792</b>	<b>18,099</b>	<b>33,745</b>
<b>2019</b>				
Balance at beginning of the financial year	4,576	10,055	27,011	41,642
Additional/(reduced) provisions	3,919	1,166	1,836	6,921
Amounts used	(4,217)	(1,184)	(3,209)	(8,610)
Increase/(decrease) in the discounted amount arising because of time and effect of any change in the discount rate	7	132	913	1,052
<b>Balance at the End of the Financial Year</b>	<b>4,285</b>	<b>10,169</b>	<b>26,551</b>	<b>41,005</b>

**(a) Employee provisions**

	2020 (\$'000)	2019 (\$'000)
<b>Current Provisions Expected to be wholly settled within 12 months</b>		
Annual leave	4,506	3,985
Long service leave	2,398	2,542
	<b>6,904</b>	<b>6,527</b>
<b>Current Provisions Expected to be wholly settled after 12 months</b>		
Annual leave	347	300
Long service leave	6,842	5,864
	<b>7,189</b>	<b>6,164</b>
<b>Total current employee provisions</b>	<b>14,093</b>	<b>12,691</b>
<b>Non-current</b>		
Long service leave	1,553	1,763
<b>Total non-current employee provisions</b>	<b>1,553</b>	<b>1,763</b>
<b>Aggregate Carrying Amount of Employee Provisions</b>		
Current	14,093	12,691
Non-current	1,553	1,763
	<b>15,646</b>	<b>14,454</b>

The calculation of employee costs and benefits includes all relevant on-costs and are calculated as follows at reporting date.

*Wages and salaries and annual leave*

Liabilities for wages and salaries, including non-monetary benefits, annual leave and accumulated sick leave expected to be wholly settled within 12 months of the reporting date are recognised in the provision for employee benefits in respect of employee services up to the reporting date, classified as current liabilities and measured at their nominal values.

Liabilities that are not expected to be wholly settled within 12 months of the reporting date are recognised in the provision for employee benefits as current liabilities, measured at the present value of the amounts expected to be paid when the liabilities are settled using the remuneration rate expected to apply at the time of settlement.

*Long service leave*

Liability for long service leave (LSL) is recognised in the provision for employee benefits. LSL is measured at present value. Unconditional LSL is disclosed as a current liability. Conditional LSL that has been accrued, where an employee is yet to reach a qualifying term of employment, is disclosed as a non-current liability.

	2020 (\$'000)	2019 (\$'000)
Key assumptions:		
• discount rate	0.71%	1.07%
• inflation rate	2.70%	2.70%
• settlement period	25 years	25 years

**(b) Landfill restoration**

	2020 (\$'000)	2019 (\$'000)
Current	2,758	7,302
Non-current	15,341	19,249
	<b>18,099</b>	<b>26,551</b>

Council is obligated to restore the current Hyland Highway landfill site and legacy sites at Moe, Morwell, Traralgon and Yinnar to a particular standard. The forecast life of the Hyland Highway landfill site is based on current estimates of remaining capacity and the forecast rate of infill. The provision for landfill rehabilitation has been calculated based on the present value of the expected cost of works to be undertaken. The expected cost of works has been estimated based on current understanding of work required to restore the sites to a suitable standard. Accordingly, the estimation of the provision required is dependent on the accuracy of the forecast timing of the work, work required and related costs.

	2020 (\$'000)	2019 (\$'000)
Key assumptions:		
• discount rate	0.63%	0.94%
• inflation rate	2.00%	2.50%
• settlement period	7.4 years	4.8 years

**5.6 Financing arrangements**

The Council has the following funding arrangements in place as at 30 June 2020

	2020 (\$'000)	2019 (\$'000)
Bank overdraft	1,000	1,000
Credit card facilities	500	500
Other facilities	18,476	15,065
<b>Total facilities</b>	<b>19,976</b>	<b>16,565</b>
<b>Used facilities</b>	<b>10,340</b>	<b>15,145</b>
<b>Unused facilities</b>	<b>9,636</b>	<b>1,420</b>

**Note 5: Our financial position (continued)****5.7 Commitments**

The Council has entered into the following commitments. Commitments are not recognised in the Balance Sheet. Commitments are disclosed at their nominal value and presented inclusive of the GST payable.

	Not Later than 1 year (\$'000)	Later than 1 year and not later than 2 years (\$'000)	Later than 2 years and not later than 5 years (\$'000)	Later than 5 years (\$'000)	Total (\$'000)
<b>2020</b>					
<b>Operating</b>					
Recycling	2,242	2,242	-	-	4,484
Garbage collection	3,868	3,868	-	-	7,736
Processing of organic waste	525	-	-	-	525
Courier service	60	-	-	-	60
Cleaning contracts for council amenities/streets	841	246	-	-	1,087
Cleaning contracts for council buildings	1,015	-	-	-	1,015
Meals for delivery	308	308	-	-	616
Software	1,273	546	12	-	1,831
Landfill	430	-	-	-	430
Recreation	-	-	-	-	-
<b>Total</b>	<b>10,562</b>	<b>7,210</b>	<b>12</b>	<b>-</b>	<b>17,784</b>
<b>Capital construction</b>					
Buildings	45,482	-	-	-	45,482
Landfill	1,250	-	-	-	1,250
Footpaths and cycleways	16	-	-	-	16
Other infrastructure	212	-	-	-	212
Streetscapes	456	-	-	-	456
Recreation	212	-	-	-	212
Roads	456	-	-	-	456
<b>Total</b>	<b>48,084</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>48,084</b>
<b>2019</b>					
<b>Operating</b>					
Recycling	2,229	-	-	-	2,229
Garbage collection	3,442	1,764	-	-	5,206
Processing of organic waste	1,056	541	-	-	1,597
Courier service	69	-	-	-	69
Cleaning contracts for council amenities/streets	1,246	625	-	-	1,871
Cleaning contracts for council buildings	1,060	-	-	-	1,060
Meals for delivery	307	-	-	-	307
Software	53	-	-	-	53
Landfill	364	167	-	-	531
Recreation	355	-	-	-	355
<b>Total</b>	<b>10,181</b>	<b>3,097</b>	<b>-</b>	<b>-</b>	<b>13,278</b>
<b>Capital construction</b>					
Buildings	54,372	8,443	-	-	62,815
Landfill	176	-	-	-	176
Footpaths and cycleways	709	-	-	-	709
Recreation	1,835	-	-	-	1,835
Roads	650	-	-	-	650
<b>Total</b>	<b>57,742</b>	<b>8,443</b>	<b>-</b>	<b>-</b>	<b>66,185</b>

**5.8 Leases****Policy applicable before 1 July 2019**

As a lessee, Council classifies leases as operating or finance leases based on its assessment of whether the lease transferred significantly all of the risks and rewards incidental to ownership of the underlying asset to Council.

Operating lease payments, including any contingent rentals, were recognised as an expense in the comprehensive income statement on a straight-line basis over the lease term, except where another systematic basis is more representative of the time pattern of the benefits derived from the use of the leased asset. The leased asset was not recognised in the balance sheet.

All incentives for the agreement of a new or renewed operating lease were recognised as an integral part of the net consideration agreed for the use of the leased asset, irrespective of the incentive's nature or form or the timing of payments.

In the event that lease incentives were received to enter into operating leases, the aggregate cost of incentives were recognised as a reduction of rental expense over the lease term on a straight-line basis, unless another systematic basis was more representative of the time pattern in which economic benefits from the leased asset were consumed.

**Policy applicable after 1 July 2019**

Council has applied AASB 16 Leases using a modified retrospective approach with the cumulative effect of initial application recognised as an adjustment to the opening balance of accumulated surplus at 1 July 2019, with no restatement of comparative information. The Council applied the approach consistently to all leases in which it is a lessee.

On transition to AASB 16 Leases, Council elected to apply the practical expedient to 'grandfather' the assessment of which transactions are leases. The Council has applied this practical expedient to all of its contracts and therefore applied AASB 16 Leases only to contracts that were previously identified as leases.

At inception of a contract, all entities would assess whether a contract is, or contains, a lease. A contract is, or contains, a lease if the contract conveys the right to control the use of an identified asset for a period of time in exchange for consideration. To identify whether a contract conveys the right to control the use of an identified asset, it is necessary to assess whether:

- The contract involves the use of an identified asset;
- The customer has the right to obtain substantially all of the economic benefits from use of the asset throughout the period of use; and
- The customer has the right to direct the use of the asset.

This policy is applied to contracts entered into, or changed, on or after 1 July 2019.

As a lessee, Council recognises a right-of-use asset and a lease liability at the lease commencement date. The right-of-use asset is initially measured at cost which comprises the initial amount of the lease liability adjusted for:

- any lease payments made at or before the commencement date less any lease incentives received; plus
- any initial direct costs incurred; and
- an estimate of costs to dismantle and remove the underlying asset or to restore the underlying asset or the site on which it is located.

The right-of-use asset is subsequently depreciated using the straight-line method from the commencement date to the earlier of the end of the useful life of the right-of-use asset or the end of the lease term. The estimated useful lives of right-of-use assets are determined on the same basis as those of property, plant and equipment. In addition, the right-of-use asset is periodically reduced by impairment losses, if any, and adjusted for certain measurements of the lease liability.

The lease liability is initially measured at the present value of the lease payments that are not paid at the commencement date, discounted using the interest rate implicit in the lease or, if that rate cannot be readily determined, an appropriate incremental borrowing rate. Generally, Council uses an appropriate incremental borrowing rate as the discount rate.

Lease payments included in the measurement of the lease liability comprise the following:

- Fixed payments;
- Variable lease payments that depend on an index or a rate, initially measured using the index or rate as at the commencement date;
- Amounts expected to be payable under a residual value guarantee; and
- The exercise price under a purchase option that Council is reasonably certain to exercise, lease payments in an optional renewal period if Council is reasonably certain to exercise an extension option, and penalties for early termination of a lease unless Council is reasonably certain not to terminate early.

When the lease liability is remeasured in this way, a corresponding adjustment is made to the carrying amount of the right-of-use asset, or is recorded in profit or loss if the carrying amount of the right-of-use asset has been reduced to zero.

## Note 5: Our financial position (continued)

Council has elected to apply the temporary option available under AASB 16 Leases which allows not-for-profit entities to not measure right-of-use assets at initial recognition at fair value in respect of leases that have significantly below-market terms.

### Right-of-Use Assets

	Property (\$'000)	Vehicles (\$'000)	Total (\$'000)
Balance at 1 July 2019	717	-	717
Additions	-	31	31
Amortisation charge	(24)	(1)	(25)
<b>Balance at 30 June 2020</b>	<b>693</b>	<b>30</b>	<b>723</b>

### Lease Liabilities

	2020 (\$'000)
Maturity analysis - contractual undiscounted cash flows	
Less than one year	29
One to five years	72
More than five years	634
<b>Total undiscounted lease liabilities as at 30 June</b>	<b>735</b>
Lease liabilities included in the balance sheet at 30 June	
Current	29
Non-current	706
<b>Total lease liabilities</b>	<b>735</b>

### Short-term and low value leases

Council has elected not to recognise right-of-use assets and lease liabilities for short-term leases of machinery that have a lease term of 12 months or less and leases of low-value assets (individual assets worth less than existing capitalisation thresholds for a like asset up to a maximum of \$10,000), including IT equipment. Council recognises the lease payments associated with these leases as an expense on a straight-line basis over the lease term.

	2020 (\$'000)
Expenses relating to:	
Short-term leases	33
Leases of low value assets	-
<b>Total</b>	<b>33</b>
Variable lease payments (not included in measurement of lease liabilities)	

### Non-cancellable lease commitments - Short-term and low-value leases

Commitments for minimum lease payments for short-term and low-value leases are payable as follows:

Payable:	
Within one year	5
Later than one year but not later than five years	1
Later than 5 years	4
<b>Total lease commitments</b>	<b>10</b>

### i. Leases classified as operating leases under AASB 117 Leases

At transition, lease liabilities were measured at the present value of the remaining lease payments, discounted at Council's incremental borrowing rate as at 1 July 2019. Right-of-use assets are measured at an amount equal to the lease liability, adjusted by the amount of any prepaid or accrued lease payments. Council applied this approach to all applicable leases.

Council used the following practical expedients when applying AASB 16 Leases to leases previously classified as operating leases under AASB 117 Leases.

- Applied a single discount rate to a portfolio of leases with similar characteristics.
- Adjusted the right-of-use assets by the amount of AASB 137 Provisions, Contingent Liabilities and Contingent Assets onerous contract provision immediately before the date of initial application, as an alternative to an impairment review.
- Applied the exemption not to recognise right-of-use assets and liabilities for leases with less than 12 months of lease term.
- Used hindsight when determining the lease term if the contract contains options to extend or terminate the lease.

### ii. Leases previously classified as finance leases

For leases that were classified as finance leases under AASB 117 Leases, the carrying amount of the right-of-use asset and the lease liability at 1 July 2019 are determined at the carrying amount of the lease asset and lease liability under AASB 117 Leases immediately before that date.

Council is not required to make any adjustments on transition to AASB 16 Leases for leases in which it acts as a lessor, except for a sub-lease. Council accounted for its leases in accordance with AASB 16 Leases from the date of initial application.

### Impact on financial statements

On transition to AASB 16 Leases, Council recognised an additional \$717K of right-of-use assets and \$717K of lease liabilities, recognising the difference in retained earnings.

When measuring lease liabilities, Council discounted lease payments using its incremental borrowing rate at 1 July 2019. The weighted-average rate applied is 4%.

	2019 (\$'000)
Operating lease commitment at 30 June 2019 as disclosed in Council's financial statements	1,321
Discounted using the incremental borrowing rate at 1 July 2019	(586)
<b>Finance lease liability recognised as at 30 June 2019</b>	<b>735</b>
Recognition exemption for:	
• Short-term leases	(18)
• Leases of low-value assets	-
<b>Lease liabilities recognised as at 1 July 2019</b>	<b>717</b>

## Note 6: Assets we manage

### 6.1 Non-current assets classified as held for sale

	2020 (\$'000)	2019 (\$'000)
Cost of acquisition	-	-
<b>Total non-current assets classified as held for sale</b>	<b>-</b>	<b>-</b>

Non-current assets classified as held for sale (including disposal groups) are measured at the lower of their carrying amount and fair value less costs of disposal, and are not subject to depreciation. Non-current assets, disposal groups and related liabilities and assets are treated as current and classified as held for sale if their carrying amount will be recovered through a sale transaction rather than through continuing use. This condition is regarded as met only when the sale is highly probable and the asset's sale (or disposal group sale) is expected to be completed within 12 months from the date of classification.

### 6.2 Property, infrastructure, plant and equipment

#### Summary of property, infrastructure, plant and equipment

	At fair value 30 June 2019 (\$'000)	Acquisitions (\$'000)	Contributions (\$'000)	Revaluation (\$'000)	Depreciation (\$'000)	Disposal (\$'000)	Transfers (\$'000)	At fair value 30 June 2020 (\$'000)
Land	174,380	-	556	-	-	-	-	174,936
Buildings	199,519	4,997	-	-	(5,936)	(1,924)	1,745	198,401
Plant and equipment	12,353	2,808	4	-	(2,182)	(504)	-	12,479
Infrastructure	756,269	12,242	3,029	(3,151)	(19,839)	(4,799)	8,847	752,598
Work in progress	25,399	69,715	-	-	-	(339)	(10,593)	84,182
	<b>1,167,920</b>	<b>89,763</b>	<b>3,588</b>	<b>(3,151)</b>	<b>(27,956)</b>	<b>(7,566)</b>	<b>-</b>	<b>1,222,598</b>

#### Summary of works in progress

	Opening WIP (\$'000)	Additions (\$'000)	Transfers (\$'000)	Write offs (\$'000)	Closing WIP (\$'000)
Buildings	14,021	58,576	(1,745)	(181)	70,671
Infrastructure	11,378	11,139	(8,848)	(158)	13,511
<b>Total</b>	<b>25,399</b>	<b>69,715</b>	<b>(10,593)</b>	<b>(339)</b>	<b>84,182</b>

**Note 6: Assets we manage (continued)****(a) Property**

	Land specialised (incl. land under roads (\$'000))	Land-non specialised (\$'000)	Total land (\$'000)	Buildings specialised (\$'000)	Total buildings (\$'000)	Work in progress (\$'000)	Total property (\$'000)
At fair value 1 July 2019	127,805	46,575	174,380	269,097	269,097	14,021	457,498
Accumulated depreciation at 1 July 2019	-	-	-	(69,578)	(69,578)	-	(69,578)
	127,805	46,575	174,380	199,519	199,519	14,021	387,920
<b>Movements in fair value</b>							
Additions	-	-	-	4,997	4,997	58,576	63,573
Contributions	556	-	556	-	-	-	556
Revaluation	-	-	-	-	-	-	-
Disposal	-	-	-	(2,382)	(2,382)	-	(2,382)
Write-off	-	-	-	-	-	(181)	(181)
Transfers	-	-	-	1,745	1,745	(1,745)	-
	556	-	556	4,360	4,360	56,650	61,566
<b>Movements in accumulated depreciation</b>							
Depreciation and amortisation	-	-	-	(5,936)	(5,936)	-	(5,936)
Revaluation	-	-	-	-	-	-	-
Contributions	-	-	-	-	-	-	-
Accumulated depreciation of disposals	-	-	-	458	458	-	458
Transfers	-	-	-	-	-	-	-
	-	-	-	(5,478)	(5,478)	-	(5,478)
At fair value 30 June 2020	128,361	46,575	174,936	273,457	273,457	70,671	519,064
Accumulated depreciation at 30 June 2020	-	-	-	(75,056)	(75,056)	-	(75,056)
	128,361	46,575	174,936	198,401	198,401	70,671	444,008

**(b) Plant and Equipment**

	Plant machinery & equipment (\$'000)	Fixtures fittings & furniture (\$'000)	Computers & telecomms (\$'000)	Art collections (\$'000)	Total plant & equipment (\$'000)
At fair value 1 July 2019	16,229	1,771	6,145	3,698	27,843
Accumulated depreciation at 1 July 2019	(9,015)	(1,411)	(5,064)	-	(15,490)
	7,214	360	1,081	3,698	12,353
<b>Movements in fair value</b>					
Additions	2,451	7	342	8	2,808
Contributions	-	-	-	4	4
Disposal	(2,257)	-	-	-	(2,257)
	194	7	342	12	555
<b>Movements in accumulated depreciation</b>					
Depreciation and amortisation	(1,755)	(64)	(363)	-	(2,182)
Accumulated depreciation of disposals	1,753	-	-	-	1,753
	(2)	(64)	(363)	-	(429)
At fair value 30 June 2020	16,423	1,778	6,487	3,710	28,398
Accumulated depreciation at 30 June 2020	(9,017)	(1,475)	(5,427)	-	(15,919)
	7,406	303	1,060	3,710	12,479

**(c) Infrastructure**

	Roads (\$'000)	Bridges (\$'000)	Footpaths & cycleways (\$'000)	Drainage (\$'000)	Waste management (\$'000)	Parks open spaces & street capes (\$'000)	Aero-dromes (\$'000)	Off street car parks (\$'000)	Recreation, leisure & community facilities (\$'000)	Work in progress (\$'000)	Total infrastructure (\$'000)
At fair value 1 July 2019	730,050	55,398	92,502	208,452	10,145	9,304	4,928	7,276	6,067	11,378	1,135,500
Accumulated depreciation at 1 July 2019	(211,768)	(23,204)	(30,664)	(88,757)	(7,941)	(3,090)	(919)	(777)	(733)	-	(367,853)
	518,282	32,194	61,838	119,695	2,204	6,214	4,009	6,499	5,334	11,378	767,647
<b>Movements in fair value</b>											
Additions	8,038	195	2,083	697	48	77	-	-	1,104	11,139	23,381
Contributions	1,788	-	406	835	-	-	-	-	-	-	3,029
Revaluations	(10,276)	-	(1,285)	23,962	-	-	-	3,220	-	-	15,621
Disposal	(8,603)	(71)	(170)	(91)	-	(105)	-	(77)	-	(158)	(9,275)
Transfers	4,420	35	2,111	286	-	28	-	-	1,967	(8,848)	(1)
	(4,633)	159	3,145	25,689	48	-	-	3,143	3,071	2,133	32,755
<b>Movements in accumulated depreciation</b>											
Depreciation and amortisation	(13,912)	(569)	(1,664)	(1,687)	(1,031)	(414)	(226)	(152)	(184)	-	(19,839)
Contributions	-	-	-	-	-	-	-	-	-	-	-
Revaluations	(6,483)	-	(5,984)	(4,287)	-	-	-	(2,018)	-	-	(18,772)
Accumulated depreciation of disposals	4,157	60	52	25	-	18	-	6	-	-	4,318
Transfers	-	-	-	-	-	-	-	-	-	-	-
	(16,238)	(509)	(7,596)	(5,949)	(1,031)	(396)	(226)	(2,164)	(184)	-	(34,293)
At fair value 30 June 2020	725,417	55,557	95,647	234,141	10,193	9,304	4,928	10,419	9,138	13,511	1,168,255
Accumulated depreciation at 30 June 2020	(228,006)	(23,713)	(38,260)	(94,706)	(8,972)	(3,486)	(1,145)	(2,941)	(917)	-	(402,146)
	497,411	31,844	57,387	139,435	1,221	5,818	3,783	7,478	8,221	13,511	766,109

**Acquisition**

The purchase method of accounting is used for all acquisitions of assets, being the fair value of assets provided as consideration at the date of acquisition plus any incidental costs attributable to the acquisition. Fair value is the price that would be received to sell an asset (or paid to transfer a liability) in an orderly transaction between market participants at the measurement date.

Where assets are constructed by Council, cost includes all materials used in construction, direct labour, borrowing costs incurred during construction, and an appropriate share of directly attributable variable and fixed overheads.

In accordance with Council's policy, the threshold limits have applied when recognising assets within an applicable asset class and unless otherwise stated are consistent with the prior year.

Asset category	Depreciation period	Threshold limit (\$'000)
<b>PROPERTY</b>		
Land	n/a	Nil
Buildings	10-100 years	10.0
<b>PLANT AND EQUIPMENT</b>		
Plant, machinery and equipment	3 - 12 years	1.0
Fixtures, fittings and furniture	5 - 10 years	1.0
Computers and telecommunications	3 - 7 years	1.0
Art works collection	n/a	0.5
<b>INFRASTRUCTURE</b>		
Road pavements and seals	14 - 87 years	10.0
Road formation and earthworks	n/a	10.0
Road kerb and channel	77 years	10.0
Bridges deck	100 years	10.0
Bridges substructure	100 years	10.0
Footpaths and cycleways	15 - 60 years	10.0
Drainage	100 years	10.0
Waste management	2 - 20 years	10.0
Parks, open space and streetscapes	20-40 years	5.0
Recreation, leisure and community facilities	40 years	10.0
Off street car parks	14 - 87 years	10.0
<b>INTANGIBLE ASSETS</b>		
Software	5 years	5.0
Landfill air space	2 years	10.0

**Note 6: Assets we manage (continued)****Land under roads**

Council recognises land under roads it controls at fair value.

**Depreciation and amortisation**

Buildings, land improvements, plant and equipment, infrastructure, and other assets having limited useful lives are systematically depreciated over their useful lives to the Council in a manner which reflects consumption of the service potential embodied in those assets. Estimates of remaining useful lives and residual values are made on a regular basis with major asset classes reassessed annually. Depreciation rates and methods are reviewed annually.

Where assets have separate identifiable components that are subject to regular replacement, these components are assigned distinct useful lives and residual values and a separate

depreciation rate is determined for each component.

Road earthworks are not depreciated on the basis that they are assessed as not having a limited useful life.

Straight line depreciation is charged based on the residual useful life as determined each year.

Depreciation periods used are listed below and are consistent with the prior year unless otherwise stated.

**Repairs and maintenance**

Routine maintenance, repair costs and minor renewal costs are expensed as incurred. Where the repair relates to the replacement of a component of an asset and the cost exceeds the capitalisation threshold the cost is capitalised and depreciated. The carrying value of the replaced asset is expensed.

**Description of significant unobservable inputs into level 3 valuations**

**Specialised land and land under roads** is valued using a market based direct comparison technique. Significant unobservable inputs include the extent and impact of restriction of use and the market cost of land per square metre. The extent and impact of restrictions on use varies and results in a reduction to surrounding land values between 5% and 95%. The market value of land varies significantly depending on the location of the land and the current market conditions. Currently land values range between \$0 and \$826 per square metre.

**Specialised buildings** are valued using a depreciated replacement cost technique. Significant unobservable inputs include the current replacement cost and remaining useful lives of buildings. Current replacement costs are calculated on a square metre basis and range from \$84 to \$5,480 per square metre. The remaining useful lives of buildings are determined on the basis of the current condition of buildings and vary from 10 years to 100 years. Replacement cost is sensitive to changes in market conditions, with any increase or decrease in cost flowing through to the valuation. Useful lives of buildings are sensitive to changes in expectations or requirements that could either shorten or extend the useful lives of buildings.

**Infrastructure assets** are valued based on the depreciated replacement cost. Significant unobservable inputs include the current replacement cost and remaining useful lives of infrastructure. The remaining useful lives of infrastructure assets are determined on the basis of the current condition of the asset and vary from 0 to 100 years. Replacement cost is sensitive to changes in market conditions, with any increase or decrease in cost flowing through to the valuation. Useful lives of infrastructure are sensitive to changes in use, expectations or requirements that could either shorten or extend the useful lives of infrastructure assets.

**Valuation of land and buildings**

Valuation of land and buildings was undertaken by a qualified independent valuer, CJA Lee Property - Valuers and Consultants (Registration number: 62467). The valuation of land and buildings is at fair value, being market value based on highest and best use permitted by relevant land planning provisions. Where land use is restricted through existing planning provisions the valuation is reduced to reflect this limitation. This adjustment is an unobservable input in the valuation. The adjustment has no impact on the comprehensive income statement.

Specialised land is valued at fair value using site values adjusted for englobo (undeveloped and/or unserviced) characteristics, access rights and private interests of other parties and entitlements of infrastructure assets and services. This adjustment is an unobservable input in the valuation. The adjustment has no impact on the comprehensive income statement.

Any significant movements in the unobservable inputs for land and land under roads will have a significant impact on the fair value of these assets.

The date of the current valuation is June 2018.

Details of the Council's land and buildings and information about the fair value hierarchy as at 30 June 2020 are as follows:

	Level 1 (\$'000)	Level 2 (\$'000)	Level 3 (\$'000)
Land – non specialised	-	46,575	-
Land – specialised	-	-	128,361
Buildings – specialised	-	-	198,401
<b>Total</b>	-	46,575	326,762

**Valuation of infrastructure**

Valuation of infrastructure assets has been determined in accordance with an independent valuation undertaken by Assetic Pty Ltd MIE(Aust) CPEng, NPER: Membership 1102199.

The date of the current valuation is detailed in the following table. Full revaluation was conducted in the current year for Roads, Footpaths and cycleways, Drainage and Off street car parks.

The valuation is at fair value based on replacement cost less accumulated depreciation as at the date of valuation.

Details of the Council's infrastructure and information about the fair value hierarchy as at 30 June 2020 are as follows:

	Level 1 (\$'000)	Level 2 (\$'000)	Level 3 (\$'000)	Date of valuation
Roads	-	-	497,411	Jun-2020
Bridges	-	-	31,844	Jun-2015
Footpaths and cycleways	-	-	57,387	Jun-2020
Drainage	-	-	139,435	Jun-2020
Recreational, leisure and community facilities	-	-	1,221	Jun-2019
Waste management	-	-	5,818	n/a
Parks, open space and streetscapes	-	-	3,783	Jun-2019
Aerodromes	-	-	7,478	Jun-2015
Off street car parks	-	-	8,221	Jun-2020
<b>Total</b>	-	-	752,598	

	2020 (\$'000)	2019 (\$'000)
<b>Reconciliation of specialised land</b>		
Land under roads	17,780	17,756
Parks, reserves and other	110,581	110,049
<b>Total specialised land</b>	<b>128,361</b>	<b>127,805</b>

**6.3 Investments in associates, joint arrangements and subsidiaries****Principles of consolidation**

The consolidated financial statements of Council incorporate all entities controlled by Council as at 30 June 2020, and their income and expenses for that part of the reporting period in which control existed.

Subsidiaries are all entities over which Council has control. Council controls an entity when it is exposed to, or has rights to, variable returns from its involvement with the entity and has the ability to affect those returns through its power to direct the activities of the entity. Subsidiaries are fully consolidated from the date on which control is transferred to the Council. They are deconsolidated from the date that control ceases.

Where dissimilar accounting policies are adopted by entities and their effect is considered material, adjustments are made to ensure consistent policies are adopted in these financial statements.

Council had no subsidiaries in the 2019/20 financial year (2018/19 \$nil).

**Committees of management**

All entities controlled by Council that have material revenues, expenses, assets or liabilities, such as committees of management, have been included in this financial report. Any transactions between these entities and Council have been eliminated in full. The Yallourn North Community Housing Committee is not included in this financial report based on their materiality.

## Note 7: People and relationships

### 7.1 Council and key management remuneration

#### (a) Related Parties

Parent entity  
Latrobe City Council

#### (b) Key Management Personnel

Details of persons holding the position of Councillor or other members of key management personnel at any time during the year are:

##### Councillors

Councillor G Middlemiss  
(Mayor from 1/07/2019 to 31/10/2019)  
Councillor D Clancey  
(Mayor from 01/11/2019 to 30/06/2020)  
Councillor K O'Callaghan  
Councillor D White  
Councillor S Gibson  
Councillor D Harriman  
Councillor D Howe  
Councillor B Law  
Councillor A McFarlane

##### Other KMP

Chief Executive Officer  
General Manager Assets and Presentation  
General Manager Community Health and Wellbeing  
General Manager Regional City Growth and Investment  
General Manager Organisational Performance

	2020 Number	2019 Number
Total number of councillors	9	9
Chief Executive Officer and other key management personnel	6	7
<b>Total Key Management Personnel</b>	<b>15</b>	<b>16</b>

#### (c) Remuneration of Key Management Personnel

Total remuneration of key management personnel was as follows:

	2020 \$,000	2019 \$,000
Short-term benefits	1,427	1,525
Long-term benefits	30	59
Post employment benefits	100	98
Termination benefits	-	-
<b>Total</b>	<b>1,557</b>	<b>1,682</b>

The numbers of key management personnel whose total remuneration from Council and any related entities, fall within the following bands:

	2020 \$,000	2019 \$,000
<b>Income range:</b>		
\$20,000 - \$29,999	7	8
\$40,000 - \$49,999	1	1
\$60,000 - \$69,999	1	1
\$90,000 - \$99,999	1	-
\$120,000 - \$129,999	1	-
\$130,000 - \$139,999	-	1
\$210,000 - \$219,999	-	1
\$220,000 - \$229,999	-	2
\$230,000 - \$239,999	3	1
\$310,000 - \$319,999	1	1
<b>Total</b>	<b>15</b>	<b>16</b>

#### (d) Senior Officer Remuneration

A Senior Officer is an officer of Council, other than Key Management Personnel, who:

- a) has management responsibilities and reports directly to the Chief Executive; or
- b) whose total annual remuneration exceeds \$151,000

The number of Senior Officers are shown below in their relevant income bands:

	2020 Number	2019 Number
<b>Income Range:</b>		
<\$151,000	-	6
\$151,000 - \$159,999	6	7
\$160,000 - \$169,999	7	4
\$170,000 - \$179,999	3	-
\$180,000 - \$189,999	-	1
<b>Total</b>	<b>16</b>	<b>18</b>

<b>Total remuneration for the reporting year for senior officers included above, amounted to (\$,000)</b>	<b>\$2,585</b>	<b>\$2,811</b>
---	----------------	----------------

### 7.2 Related party disclosure

#### (a) Transactions with related parties

During the period Council entered into the following transactions with related parties:

	2020 \$,000	2019 \$,000
Employee expenses for close family members of key personnel *	12	10
Purchase of materials and services from related parties of key management personnel	39	36
<b>Total</b>	<b>51</b>	<b>46</b>

\* All close family members of key management personnel were employed through an arm's length process. They are paid in accordance with the Award for the job they perform. The Council employs in excess of 1000 staff of whom only one is a close family member of key management personnel.

#### (b) Outstanding balances with related parties

Council has no outstanding balances to/from any related parties.

No expense has been recognised in the current year or prior year for bad or doubtful debts in respect of amounts owed by related parties.

#### (c) Loans to/from related parties

No loans have been made, guaranteed or secured by the Council to a key management person, or a related party of a key management person during the reporting period.

#### (d) Commitments to/from related parties

The following commitments were in place at the end of the reporting period in relation to related parties:

	2020 \$,000	2019 \$,000
Employee commitments for close family members of key personnel	10	9
<b>Total</b>	<b>10</b>	<b>9</b>

## Note 8: Managing uncertainties

### 8.1 Contingent assets and liabilities

#### (a) Contingent assets

Construction of infrastructure assets by developers in the course of creating new subdivisions results in the infrastructure assets being vested in Council when Council issues a Statement of Compliance. These assets are brought to account as revenue and capitalised. At reporting date, developers had commenced construction of assets that will eventually be transferred to Council contingent upon Council issuing a Statement of Compliance. Due to the nature of the arrangements in place and the assets involved, a contingent asset cannot be reliably measured prior to completion.

#### (b) Contingent liabilities Superannuation

Council has obligations under a defined benefit superannuation scheme that may result in the need to make additional contributions to the scheme. Matters relating to this potential obligation are outlined below. As a result of the volatility in financial markets the likelihood of making such contributions in future periods exists.

#### Future superannuation contributions

In addition to the disclosed contribution, there were no contributions outstanding at the 30 June 2020.

Latrobe City Council has paid unfunded liability payments to Vision Super totalling \$nil (2018/19 \$nil). There were \$nil contributions outstanding and \$nil loans issued from or to the above schemes as at 30 June 2020. The expected contributions to be paid to the Defined Benefit category of Vision Super for the year ending 30 June 2021 are \$0.3 million.

#### Landfill

Council has set aside a provision for the rehabilitation of landfill sites. The amounts provisioned are management's best estimates of the cost to rehabilitate these sites however until the rehabilitation plans have been designed and approved by the Environment Protection Authority Victoria (EPA) there is a possibility that Council's obligations could further increase in respect to these sites.

In addition Council has provided bank guarantees to the value of \$2.9 million to Environment Protection Authority Victoria (EPA) for performance obligations in relation to the rehabilitation of these landfill sites.

#### Liability Mutual Insurance

Council is a participant of the MAV Liability Mutual Insurance (LMI) Scheme. The LMI scheme provides public liability and professional indemnity insurance cover. The LMI scheme states that each participant will remain liable to make further contributions to the scheme in respect of any insurance year in which it was a participant to the extent of its participant's share of any shortfall in the provision set aside in respect of that insurance year, and such liability will continue whether or not the participant remains a participant in future insurance years.

#### Gippsland Regional Aquatic Centre site

Latrobe City Council has been issued with a clean-up notice from the Environmental Protection Authority (EPA) in relation to the site located at the corner of Breed Street and Kay Street, Traralgon. The location is the former site of the Traralgon Gasworks and the future site of the Gippsland Regional Aquatic Centre. Extensive clean up and remediation of the site has been undertaken by Latrobe City Council and Council is working with an EPA approved Environmental Consultant to ensure that the contamination on site has been cleaned up to the satisfaction of the EPA.

Council has until the 6 December 2021 to produce an environmental audit report, prepared in accordance with section 53X of the Environment Protection Act 1970 and in accordance with the approved EPA audit scope along with either a Certificate of Environmental Audit in accordance with section 53Y of the Act; or a Statement of Environmental Audit in accordance with section 53Z of the Act, demonstrating that the site has been cleaned to the EPA's satisfaction. The EPA has sole discretion as to whether the works undertaken have been sufficiently undertaken or whether further works are required to be completed.

#### (c) Guarantees for loans to other entities

Council has not provided any guarantees for loans to other entities as at the balance date.

Financial guarantee contracts are not recognised as a liability in the balance sheet unless the lender has exercised their right to call on the guarantee or Council has other reasons to believe that it is probable that the right will be exercised.

### 8.2 Change in accounting standards

The following new AAS's have been issued that are not mandatory for the 30 June 2020 reporting period. Council has assessed these pending standards and has identified the following potential impacts will flow from the application of these standards in future reporting periods.

#### AASB 1059 Service Concession Arrangements: Grantors (AASB 1059) (applies 2020/21 for LG Sector)

AASB 1059 addresses the accounting for a service concession arrangement by a grantor that is a public sector entity by prescribing the accounting for the arrangement from the grantor's perspective. It requires the grantor to:

- recognise a service concession asset constructed, developed or acquired from a third party by the operator, including an upgrade to an existing asset of the grantor, when the grantor controls the asset;
- reclassify an existing asset (including recognising previously unrecognised identifiable intangible assets and land under roads) as a service concession asset when it meets the criteria for recognition as a service concession asset;
- initially measure a service concession asset constructed, developed or acquired by the operator or reclassified by the grantor at current replacement cost in accordance with the cost approach to fair value in AASB 13 Fair Value Measurement. Subsequent to the initial recognition or reclassification of the asset, the service concession asset is accounted for in accordance with AASB 116 Property, Plant and Equipment or AASB 138 Intangible Assets, as appropriate, except as specified AASB 1059;
- recognise a corresponding liability measured initially at the fair value (current replacement cost) of the service concession asset, adjusted for any other consideration between the grantor and the operator; and
- disclose sufficient information to enable users of financial statements to understand the nature, amount, timing and uncertainty of assets, liabilities, revenue and cash flows arising from service concession arrangements.

Based on the Council's current assessment, there is expected to be no material impact on the transactions and balances recognised in the financial statements.

#### AASB 2018-7 Amendments to Australian Accounting Standards - Definition of Material (applies 2020/21 for LG Sector)

The Standard principally amends AASB 101 Presentation of Financial Statements and AASB 108 Accounting Policies, Changes in Accounting Estimates and Errors. The amendments

refine the definition of material in AASB 101. The amendments clarify the definition of material and its application by improving the wording and aligning the definition across AASB Standards and other publications. The impacts on the local government sector are expected to be minimal.

#### AASB 2019-1 Amendments to Australian Accounting Standards - References to the Conceptual Framework (applies 2020/21 for LG Sector)

This Standard sets out amendments to Australian Accounting Standards, Interpretations and other pronouncements to reflect the issuance of the Conceptual Framework for Financial Reporting (Conceptual Framework) by the AASB. The impacts on the local government sector are expected to be minimal.

### 8.3 Financial instruments

#### (a) Objectives and policies

The Council's principal financial instruments comprise cash assets, term deposits, receivables (excluding statutory receivables), payables (excluding statutory payables) and bank borrowings. Details of the significant accounting policies and methods adopted, including the criteria for recognition, the basis of measurement and the basis on which income and expenses are recognised, in respect of each class of financial asset, financial liability and equity instrument is disclosed in the Notes of the financial statements. Risk management is carried out by senior management under policies approved by the Council. These policies include identification and analysis of the risk exposure to Council and appropriate procedures, controls and risk minimisation.

#### (b) Market risk

Market risk is the risk that the fair value or future cash flows of Council financial instruments will fluctuate because of changes in market prices. The Council's exposure to market risk is primarily through interest rate risk with only insignificant exposure to other price risks and no exposure to foreign currency risk.

#### Interest rate risk

Interest rate risk refers to the risk that the value of a financial instrument or cash flows associated with the instrument will fluctuate due to changes in market interest rates. Council's interest rate liability risk arises primarily from long term loans and borrowings at fixed rates which exposes Council to fair value interest rate risk / Council does not hold any interest bearing financial instruments that are measured at fair value, and therefore has no exposure to fair value interest rate risk. Cash flow interest rate risk is the risk that the future cash flows of a financial instrument will fluctuate because of changes in market interest rates. Council has minimal exposure to cash flow interest rate risk through its cash and deposits that are at floating rates.

Investment of surplus funds is made with approved financial institutions under the *Local Government Act 1989*. Council manages interest rate risk by adopting an investment policy that ensures:

- diversification of investment product;
- monitoring of return on investment; and
- benchmarking of returns and comparison with budget.

There has been no significant change in the Council's exposure, or its objectives, policies and processes for managing interest rate risk or the methods used to measure this risk from the previous reporting period.

Interest rate movements have not been sufficiently significant during the year to have an impact on the Council's year end result.

#### (c) Credit risk

Credit risk is the risk that a contracting entity will not complete its obligations under a financial instrument and cause Council to make a financial loss. Council has exposure to credit risk on some financial assets included in the balance sheet. Particularly significant areas of credit risk exist in relation to outstanding fees and fines as well as loans and receivables from sporting clubs and associations. To help manage this risk:

- Council has a policy for establishing credit limits for the entities Council deals with;
- Council may require collateral where appropriate; and
- Council only invests surplus funds with financial institutions which have a recognised credit rating specified in Council's investment policy.

Receivables consist of a large number of customers, spread across the ratepayer, business and government sectors. Credit risk associated with the Council's financial assets is minimal because the main debtor is secured by a charge over the rateable property.

There are no material financial assets which are individually determined to be impaired.

Council may also be subject to credit risk for transactions which are not included in the balance sheet, such as when Council provides a guarantee for another party. Details of our contingent liabilities are disclosed in Note 8.1(b).

The maximum exposure to credit risk at the reporting date to recognised financial assets is the carrying amount, net of any provisions for impairment of those assets, as disclosed in the balance sheet and notes to the financial statements. Council does not hold any collateral.

#### (d) Liquidity risk

Liquidity risk includes the risk that, as a result of Council's operational liquidity requirements it will not have sufficient funds to settle a transaction when required or will be forced to sell a financial asset at below value or may be unable to settle or recover a financial asset.

To help reduce these risks Council:

- has a liquidity policy which targets a minimum and average level of cash and cash equivalents to be maintained;
- has readily accessible standby facilities and other funding arrangements in place;
- has a liquidity portfolio structure that requires surplus funds to be invested within various bands of liquid instruments;
- monitors budget to actual performance on a regular basis; and
- sets limits on borrowings relating to the percentage of loans to rate revenue and percentage of loan principal repayments to rate revenue.

The Council's maximum exposure to liquidity risk is the carrying amounts of financial liabilities as disclosed on the face of the balance sheet and the amounts related to financial guarantees disclosed in Note 8.1(c), and is deemed insignificant based on prior periods' data and current assessment of risk.

There has been no significant change in Council's exposure, or its objectives, policies and processes for managing liquidity risk or the methods used to measure this risk from the previous reporting period.

With the exception of borrowings, all financial liabilities are expected to be settled within normal terms of trade. Details of the maturity profile for borrowings are disclosed at Note 5.4.

Unless otherwise stated, the carrying amounts of financial instruments reflect their fair value.

**Note 8: Managing uncertainties (continued)****(e) Sensitivity disclosure analysis**

Taking into account past performance, future expectations, economic forecasts, and management's knowledge and experience of the financial markets, Council believes the following movements are 'reasonably possible' over the next 12 months:

- A parallel shift of +1% and -1% in market interest rates (AUD) from year-end rates of 0.25%.

These movements will not have a material impact on the valuation of Council's financial assets and liabilities, nor will they have a material impact on the results of Council's operations.

**8.4 Fair value measurement****Fair value hierarchy**

Council's financial assets and liabilities are not valued in accordance with the fair value hierarchy. Council's financial assets and liabilities are measured at amortised cost.

Council measures certain assets and liabilities at fair value where required or permitted by Australian Accounting Standards. AASB 13 Fair value measurement, aims to improve consistency and reduce complexity by providing a definition of fair value and a single source of fair value measurement and disclosure requirements for use across Australian Accounting Standards.

AASB 13 defines fair value as the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. Fair value under AASB 13 is an exit price regardless of whether that price is directly observable or estimated using another valuation technique. All assets and liabilities for which fair value is measured or disclosed in the financial statements are categorised within a fair value hierarchy, described as follows, based on the lowest level input that is significant to the fair value measurement as a whole:

- Level 1: Quoted (unadjusted) market prices in active markets for identical assets or liabilities;
- Level 2: Valuation techniques for which the lowest level input that is significant to the fair value measurement is directly or indirectly observable; and
- Level 3: Valuation techniques for which the lowest level input that is significant to the fair value measurement is unobservable.

For the purpose of fair value disclosures, Council has determined classes of assets and liabilities on the basis of the nature, characteristics and risks of the asset or liability and the level of the fair value hierarchy as explained above.

In addition, Council determines whether transfers have occurred between levels in the hierarchy by re-assessing categorisation (based on the lowest level input that is significant to the fair value measurement as a whole) at the end of each reporting period.

**Revaluation**

Subsequent to the initial recognition of assets, non-current physical assets, other than plant and equipment, are measured at their fair value, being the price that would be received to sell an asset (or paid to transfer a liability) in an orderly transaction between market participants at the measurement date. At balance date, the Council reviewed the carrying value of the individual classes of assets measured at fair value to ensure that each asset materially approximated its fair value. Where the carrying value materially differed from the fair value at balance date, the class of asset was revalued.

Fair value valuations are determined in accordance with a valuation hierarchy. Changes to the valuation hierarchy will only occur if an external change in the restrictions or limitations of use of an asset result in changes to the permissible or practical highest and best use of the asset. In addition, Council undertakes a formal revaluation of land, buildings, and infrastructure assets on a regular basis ranging from 3 to 5 years. The valuation is performed either by experienced Council officers or independent experts.

Where the assets are revalued, the revaluation increments are credited directly to the asset revaluation reserve except to the extent that an increment reverses a prior year decrement for that class of asset that had been recognised as an expense in which case the increment is recognised as revenue up to the amount of the expense. Revaluation decrements are recognised as an expense except where prior increments are included in the asset revaluation reserve for that class of asset in which case the decrement is taken to the reserve to the extent of the remaining increments. Within the same class of assets, revaluation increments and decrements within the year are offset.

**Impairment of assets**

At each reporting date, the Council reviews the carrying value of its assets to determine whether there is any indication that these assets have been impaired. If such an indication exists, the recoverable amount of the asset, being the higher of the asset's fair value less costs of disposal and value in use, is compared to the assets carrying value. Any excess of the assets carrying value over its recoverable amount is expensed to the comprehensive income statement, unless the asset is carried at the revalued amount in which case, the impairment loss is recognised directly against the revaluation surplus in respect of the same class of asset to the extent that the impairment loss does not exceed the amount in the revaluation surplus for that same class of asset.

**8.5 Events occurring after balance date**

Level 2 COVID-19 restrictions remained in place for Latrobe City Council post the 30 June 2020, with an increase to Level 3 restrictions introduced from the 2 August 2020. The financial impact of these continued restrictions is unable to be reliably determined at this time.

No other matters have occurred after balance date that requires disclosure in the financial report. (2018/19 \$Nil).

**Note 9: Other matters****9.1 Reserves****(a) Asset revaluation reserves**

	Balance at beginning of reporting period (\$'000)	Increment / (Decrement) (\$'000)	Balance at end of reporting period (\$'000)
<b>2020</b>			
<b>Property</b>			
Land	116,600	-	116,600
Buildings	110,489	-	110,489
	<b>227,089</b>	<b>-</b>	<b>227,089</b>
<b>Infrastructure</b>			
Roads	134,136	(16,759)	117,377
Bridges	28,982	-	28,982
Footpaths and cycleways	25,474	(7,269)	18,205
Off street carparks	7,080	1,202	8,282
Drainage	59,370	19,675	79,045
Recreation, leisure and community facilities	1,159	-	1,159
Parks, open space and streetscapes	3,387	-	3,387
	<b>259,588</b>	<b>(3,151)</b>	<b>256,437</b>
<b>Other</b>			
Artworks	895	-	895
Other	14	-	14
	<b>909</b>	<b>-</b>	<b>909</b>
<b>Total Asset Revaluation Reserves</b>	<b>487,586</b>	<b>(3,151)</b>	<b>484,435</b>
<b>2019</b>			
<b>Property</b>			
Land	116,600	-	116,600
Buildings	110,489	-	110,489
	<b>227,089</b>	<b>-</b>	<b>227,089</b>
<b>Infrastructure</b>			
Roads	134,136	-	134,136
Bridges	28,982	-	28,982
Footpaths and cycleways	19,311	6,163	25,474
Off street carparks	7,080	-	7,080
Drainage	59,370	-	59,370
Recreation, leisure and community facilities	3,450	(2,291)	1,159
Parks, open space and streetscapes	63	3,324	3,387
	<b>252,392</b>	<b>7,196</b>	<b>259,588</b>
<b>Other</b>			
Artworks	895	-	895
Other	14	-	14
	<b>909</b>	<b>-</b>	<b>909</b>
<b>Total Asset Revaluation Reserves</b>	<b>480,390</b>	<b>7,196</b>	<b>487,586</b>

The asset revaluation reserve is used to record the increased (net) value of Council's assets over time.

**(b) Other reserves**

	Balance at beginning of reporting period (\$'000)	Transfer from accumulated surplus (\$'000)	Transfer to accumulated surplus (\$'000)	Balance at end of reporting period (\$'000)
<b>2020</b>				
Developer contributions	3,529	(24)	1,073	4,578
<b>Total other reserves</b>	<b>3,529</b>	<b>(24)</b>	<b>1,073</b>	<b>4,578</b>
<b>2019</b>				
Developer contributions	3,404	(17)	142	3,529
<b>Total other reserves</b>	<b>3,404</b>	<b>(17)</b>	<b>142</b>	<b>3,529</b>

**Purpose and nature of other reserves**

**Developer Contributions** - The development contribution reserve is maintained to account for funds held by the Council for specific development purposes include off street parking, drainage, playgrounds and public open spaces and tree planting development.



**Note 9: Other matters (continued)**

9.2 Reconciliation of cash flows from operating activities to surplus/(deficit)	2020 (\$'000)	2019 (\$'000)
<b>Surplus/(deficit) for the year</b>	<b>67,682</b>	<b>46,868</b>
Depreciation and amortisation	28,631	27,660
Net (gain)/loss on disposal of property, infrastructure, plant and equipment	6,419	8,543
Contributions non-monetary assets	(3,588)	(4,839)
Finance costs	419	705
Impairment losses/work in progress written off	339	251
<b>Changes in assets and liabilities</b>		
Increase/decrease in trade and other receivables	1,398	358
Increase/decrease in prepayments	(236)	(78)
Increase/decrease in accrued income	61	(297)
Increase/decrease in trade and other payables	(17,323)	(323)
Increase/decrease in trust funds and deposits	608	526
Increase/decrease in provisions	(7,261)	(2,474)
<b>Net cash provided by operating activities</b>	<b>77,149</b>	<b>76,901</b>

**9.3 Superannuation**

Latrobe City Council makes some of its employer superannuation contributions in respect of its employees to the Local Authorities Superannuation Fund (the Fund). This Fund has two categories of membership, accumulation and defined benefit, each of which is funded differently. Obligations for contributions to the Fund are recognised as an expense in Comprehensive Operating Statement when they are made or due.

**Accumulation**

The Fund's accumulation categories, Vision MySuper/Vision Super Saver, receive both employer and employee contributions on a progressive basis. Employer contributions are normally based on a fixed percentage of employee earnings (for the year ended 30 June 2020, this was 9.5% as required under Superannuation Guarantee legislation).

**Defined Benefit**

Council does not use defined benefit accounting for its defined benefit obligations under the Fund's Defined Benefit category. This is because the Fund's Defined Benefit category is a pooled multi-employer sponsored plan.

There is no proportional split of the defined benefit liabilities, assets or costs between the participating employers as the defined benefit obligation is a floating obligation between the participating employers and the only time that the aggregate obligation is allocated to specific employers is when a call is made. As a result, the level of participation of Council in the Fund cannot be measured as a percentage compared with other participating employers. Therefore, the Fund Actuary is unable to allocate benefit liabilities, assets and costs between employers for the purposes of AASB 119.

**Funding arrangements**

Council makes employer contributions to the Defined Benefit category of the Fund at rates determined by the Trustee on the advice of the Fund Actuary.

A triennial actuarial review is currently underway for the Defined Benefit category as at 30 June 2020 and is expected to be completed by 31 December 2020.

As at 30 June 2019, a interim triennial actuarial investigation was held as the Fund provides lifetime pensions in the Defined Benefit category. The vested benefit index (VBI) of the Defined Benefit category of which Council is a contributing employer was 106.0%. The financial assumptions used to calculate the VBIs were:

Net investment returns 6.0% pa  
Salary inflation 3.5% pa  
Price inflation (CPI) 2.0% pa

Vision Super has advised that the estimated VBI at 30 June 2020 was 104.6%. The VBI is used as the primary funding indicator. Because the VBI was above 100%, the 30 June 2019 actuarial investigation determined the Defined Benefit category was in a satisfactory financial position and that no change was necessary to the Defined Benefit category's funding arrangements from prior years.

**Employer contributions****Regular contributions**

On the basis of the results of the 2017 full actuarial investigation conducted by the Fund Actuary, Council makes employer contributions to the Fund's Defined Benefit category at rates determined by the Fund's Trustee. For the year ended 30 June 2020, this rate was 9.5% of members' salaries (9.5% in 2018/2019). This rate is expected to increase in line with any increases in the SG contribution rate and reviewed as part of the 30 June 2020 triennial valuation.

In addition, Council reimburses the Fund to cover the excess of the benefits paid as a consequence of retrenchment above the funded resignation or retirement benefit.

**Funding calls**

If the Defined Benefit category is in an unsatisfactory financial position at an actuarial investigation or the Defined Benefit category's VBI is below its shortfall limit at any time other than the date of the actuarial investigation, the Defined Benefit category has a shortfall for the purposes of SPS 160 and the Fund is required to put a plan in place so that the shortfall is fully funded within three years of the shortfall occurring. The Fund monitors its VBI on a quarterly basis and the Fund has set its shortfall limit at 97%.

In the event that the Fund Actuary determines that there is a shortfall based on the above requirement, the Fund's participating employers (including Latrobe City Council) are required to make an employer contribution to cover the shortfall.

Using the agreed methodology, the shortfall amount is apportioned between the participating employers based on the pre-1 July 1993 and post-30 June 1993 service liabilities of the Fund's Defined Benefit category, together with the employer's payroll at 30 June 1993 and at the date the shortfall has been calculated.

Due to the nature of the contractual obligations between the participating employers and the Fund, and that the Fund includes lifetime pensioners and their reversionary beneficiaries, it is unlikely that the Fund will be wound up.

If there is a surplus in the Fund, the surplus cannot be returned to the participating employers.

In the event that a participating employer is wound-up, the defined benefit obligations of that employer will be transferred to that employer's successor.

**The 2019 interim actuarial investigation surplus amounts**

An actuarial investigation is conducted annually for the Defined Benefit category of which Latrobe City Council is a contributing employer. Generally, a full actuarial investigation conducted every three years and interim actuarial investigations are conducted for each intervening year. An interim investigation was conducted as at 30 June 2019 and a full actuarial investigation was conducted as at 30 June 2017.

The Fund's actuarial investigations identified the following for the Defined Benefit category of which Council is a contributing employer:

	2019 (\$'000)	2017 (\$'000)
A VBI surplus	151.3	69.8
A total service liability surplus	233.4	193.5
- A discounted accrued benefits surplus	256.7	228.8

The VBI surplus means that the market value of the fund's assets supporting the defined benefit obligations exceed the vested benefits that the defined benefit members would have been entitled to if they had all exited on 30 June 2019.

The total service liability surplus means that the current value of the assets in the Fund's Defined Benefit category plus expected future contributions exceeds the value of expected future benefits and expenses as at 30 June 2019.

The discounted accrued benefit surplus means that the current value of the assets in the Fund's Defined Benefit category exceeds the value of benefits payable in the future but accrued in respect of service to 30 June 2019.

Council was notified of the 30 June 2019 VBI during August 2019 (2018: August 2018).

**The 2020 triennial actuarial investigation**

An triennial actuarial investigation is being conducted for the Fund's position as at 30 June 2020. It is anticipated that this actuarial investigation will be completed in December 2020. The financial assumptions for the purposes of this investigation are:

	2020 Triennial investigation	2017 Triennial investigation
Net investment returns	5.6% pa	6.5% pa
Salary inflation	2.5% pa	3.5% pa
Price inflation	2.0% pa	2.5% pa

**Superannuation contributions**

Contributions by Latrobe City Council (excluding any unfunded liability payments) to the above superannuation plans for the financial year ended 30 June 2020 are detailed below:

Scheme	Type of scheme	Rate	2020 (\$'000)	2019 (\$'000)
Vision Super	Defined Benefits	9.5%	325	361
Various	Accumulation	9.5%	3,894	3,765

In addition to the above contributions, Latrobe City Council has paid unfunded liability payments to Vision Super totalling \$nil (2018/19 \$nil).

There were \$495K contributions outstanding (2018/19 \$406K) and \$nil loans issued (2018/19 \$nil) from or to the above schemes as at 30 June 2020.

The expected contributions to be paid to the Defined Benefit category of Vision Super for the year ending 30 June 2021 is \$330K.

## Note 10: Change in accounting policy

Council has adopted AASB 15 Revenue from Contracts with Customers, AASB 16 Leases and AASB 1058 Income of Not-for-Profit Entities, from 1 July 2019. This has resulted in changes in accounting policies and adjustments to the amounts recognised in the financial statements.

Due to the transition methods chosen by Council in applying these standards, comparative information throughout these financial statements has not been restated to reflect the requirements of the new standards except in relation to contracts that were not complete at 1 July 2019. The transition impact of these are detailed below.

### (a) AASB 15 Revenue from Contracts with Customers - Impact of Adoption

AASB 15 Revenue from Contracts with Customers applies to revenue transactions where Council provides services or goods under contractual arrangements.

Council adopted AASB 15 Revenue from Contracts with Customers using the modified (cumulative catch up) method.

Revenue for 2019 as reported under AASB 118 Revenue is not adjusted, because the new standard is only applied from the date of initial application.

AASB 15 Revenue from Contracts with Customers requires revenue from contracts with customers to be recognised as Council satisfies the performance obligations under the contract.

### (b) AASB 16 Leases

AASB 16 Leases requires right of use assets and related liabilities for all lease agreements to be recognised on the balance sheet. The Statement of Comprehensive Income is to separately recognise the amortisation of the right of use asset, and the finance costs relating to the lease. Council has elected to adopt the modified (cumulative catch up) method under the standard and as such has not adjusted 2019 disclosures. The transition impact of these are detailed below.

### (c) AASB 1058 Income of Not-for-Profit Entities

AASB 1058 Income of Not-for-Profit Entities applies to income received where no contract is in place. This includes statutory charges (such as rates) as well as most grant agreements.

Council adopted AASB 1058 Income of Not-for-Profit Entities using the modified (cumulative catch up) method. Income for 2019 is not adjusted, because the new standard is only applied from the date of initial application.

AASB 1058 Income of Not-for-Profit Entities requires income to be recognised as Council satisfies the performance obligations under the contract.

### (d) Transition impacts

The following table summarises the impact of transition to the new standards on retained earnings at 1 July 2019.

	2020 (\$'000)
Retained earnings at 30 June 2019	1,235,374
Revenue adjustment - impact of AASB 15 revenue from contracts with customers	(1,238)
Income adjustment - impact of AASB 1058 income of Not-for-Profit entities	(24,832)
<b>Retained earnings at 1 July 2019</b>	<b>1,209,304</b>

Council adopted the practical expedient of deeming the lease asset to be equal in value to the lease liability at 1 July 2019. As such there was no impact on retained earnings on the adoption of AASB 16 Leases.

The following table summarises the impacts of transition to the new standards on Council's balance sheet for the year ending 30 June 2019:

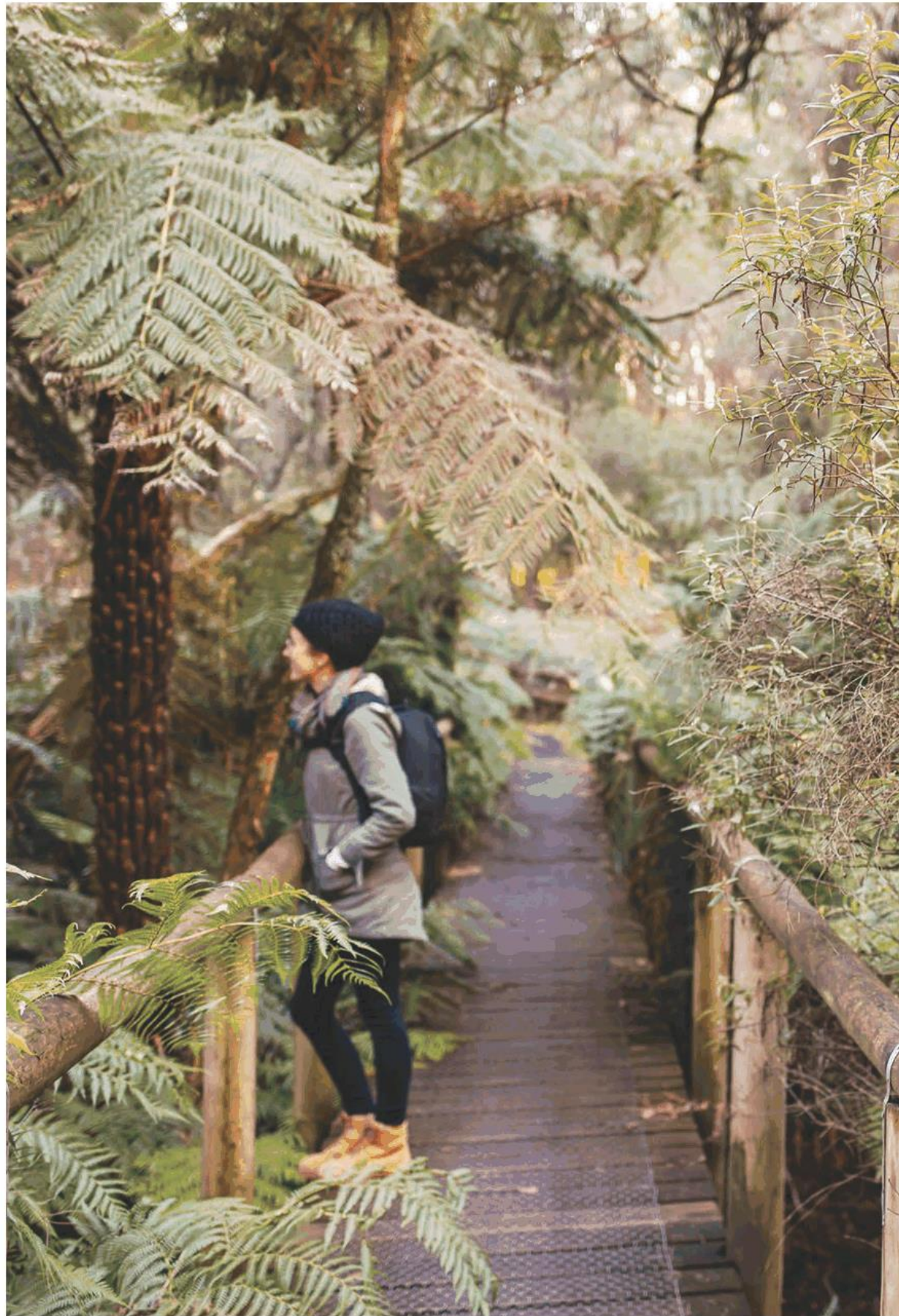
	As reported June 2019 (\$'000)	Adjustment (\$'000)	Post adoption (\$'000)
<b>Assets</b>			
Right of use assets	-	717	717
Grants receivable - operating grants	21	(11)	10
Grants receivable - capital grants	1,278	903	2,181
	<b>1,299</b>	<b>1,609</b>	<b>2,908</b>
<b>Liabilities</b>			
Unearned income - operating grants	-	1,227	1,227
Unearned income - capital grants	-	25,734	25,734
Lease liability - current	-	13	13
Lease liability - non-current	-	704	704
	<b>0</b>	<b>27,678</b>	<b>27,678</b>
<b>Equity</b>			
Accumulated surplus as previously stated	1,235,374	-	1,235,374
Accumulated surplus adj - operating grants	-	(1,238)	(1,238)
Accumulated surplus adj - operating grants	-	(24,832)	(24,832)
Accumulated surplus adj - lease liabilities	-	-	-
	<b>1,235,374</b>	<b>(26,070)</b>	<b>1,209,304</b>

## Note 11: Impact of COVID-19 crisis

### Impact of COVID-19 crisis on Latrobe City Council operations and 2019/20 financial report

On 30 January 2020, COVID-19 was declared as a global pandemic by the World Health Organisation. Since then, various measures have been taken by all three levels of Government in Australia to reduce the spread of COVID-19. This crisis and measures taken to mitigate it has impacted Latrobe City Council operations in the following areas for the financial year ended 30 June 2020:

- In response to significant decrease in demand / government directive amidst the COVID-19 outbreak, the leisure centre facilities / libraries / performing arts centre, halls and community centres were closed and all community events cancelled or postponed. These closures resulted in a decrease in the Council user fee revenue by \$1.172 million and also decreased associated expenses by \$0.995 million;
- Council passed a resolution on the 6 April 2020 to introduce a Business and Community Support Package in recognition of the COVID-19 pandemic and the significant widespread community and economic impacts within Latrobe City. This package included:
  - o Refunding street trading and outdoor dining permit charges and the refund of health registration charges from the 1 March until the 30 June 2020 resulting in a decrease in user fees and charges revenue of \$129,000;
  - o A 50% reduction of rent for café and restaurant tenants in Council owned buildings, the waiver of rent/fees for winter sporting ground users and the suspension of rent/fees for community groups utilising Council owned facilities, resulting in a decrease in revenue of \$33,000.
- Financial hardship provisions were introduced for ratepayers resulting in the deferral of rates revenue and waiver of penalty interest fees. This has resulted in the debtor balance as at 30 June 2020 increasing by \$631,000 compared to last year.



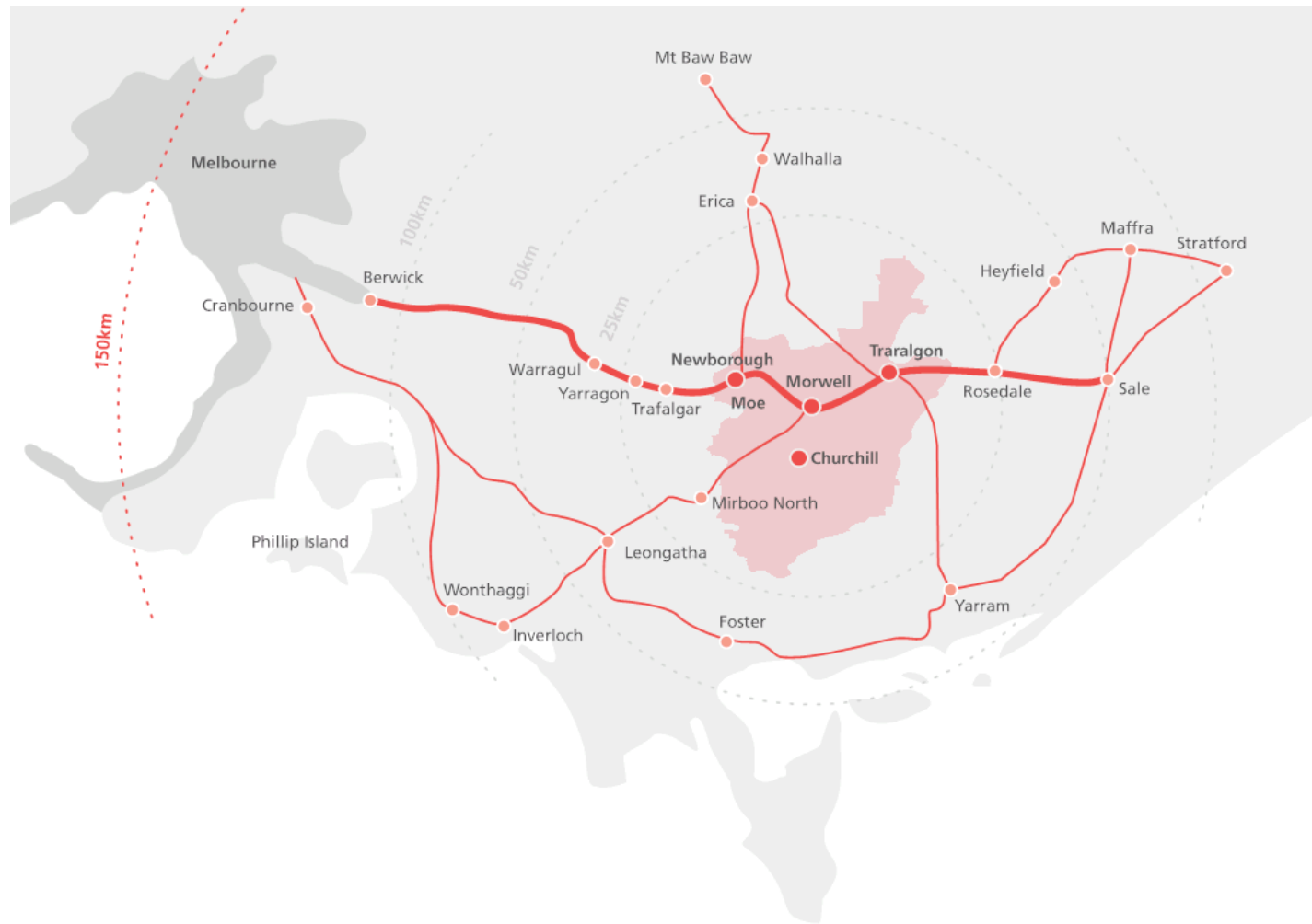
112 Latrobe City Council Annual Report 2019/2020



06

## Performance Statement

For the year ended  
30 June 2020



## Description of municipality

Latrobe City is Victoria's eastern Regional City and Gippsland's primary service centre and employment hub, providing retail, entertainment, education, government and health services to the region with a population of 75,561<sup>1</sup>. Latrobe City is located an hour and half drive east of Melbourne covering an area of 1,425 square kilometres situated between the Strzelecki Ranges to the south and the Great Dividing Range to the north.

<sup>1</sup>Australian Bureau of Statistics 3218.0 Regional Population Growth Australia, 27 March 2019 E.R.P 2018

The city is made up of four major towns; Churchill, Moe/Newborough, Morwell and Traralgon; and seven rural townships of Boolarra, Glengarry, Toongabbie, Tyers, Traralgon South, Yallourn North and Yinnar. The rural landscape in between townships, has a large population of hard working farmers and residents who enjoy the peace and tranquillity that comes with country life.

## Certification of the Performance Statement

In my opinion the accompanying performance statement has been prepared in accordance with the *Local Government Act 1989*, the *Local Government (Planning and Reporting) Regulations 2014*.

Matthew Rogers CPA  
Principal Accounting Officer  
Dated: 06/10/2020

In our opinion, the accompanying performance statement of the Latrobe City Council for the year ended 30 June 2020 presents fairly the results of Council's performance in accordance with the *Local Government Act 1989* and the *Local Government (Planning and Reporting) Regulations 2014*.

The performance statement contains the relevant performance indicators, measures and results in relation to service performance, financial performance and sustainable capacity.

As at the date of signing, we are not aware of any circumstances which would render any particulars in the performance statement to be misleading or inaccurate.

We have been authorised by the Council and by the *Local Government (Planning and Reporting) Regulations 2014* to certify the financial statements in its final form.

Cr Darrell White OAM  
Councillor  
Dated: 06/10/2020

Cr Alan McFarlane  
Councillor  
Dated: 06/10/2020

Steven Piasente  
Chief Executive Officer  
Dated: 06/10/2020

# Auditor General's Report on Performance Statement



## Independent Auditor's Report

### To the Councillors of Latrobe City Council

<b>Opinion</b>	<p>I have audited the accompanying performance statement of Latrobe City Council (the council) which comprises the:</p> <ul style="list-style-type: none"> <li>• description of municipality for the year ended 30 June 2020</li> <li>• sustainable capacity indicators for the year ended 30 June 2020</li> <li>• service performance indicators for the year ended 30 June 2020</li> <li>• financial performance indicators for the year ended 30 June 2020</li> <li>• other information and</li> <li>• the certification of the performance statement.</li> </ul> <p>In my opinion, the performance statement presents fairly, in all material respects, the performance of the council for the year ended 30 June 2020 in accordance with the performance reporting requirements of Part 6 of the <i>Local Government Act 1989</i>.</p>
<b>Basis for Opinion</b>	<p>I have conducted my audit in accordance with the <i>Audit Act 1994</i> which incorporates the Australian Standards on Assurance Engagements. I further describe my responsibilities under that Act and those standards in the <i>Auditor's Responsibilities for the Audit of the performance statement</i> section of my report.</p> <p>My independence is established by the <i>Constitution Act 1975</i>. I and my staff are independent of the council in accordance with the ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110 <i>Code of Ethics for Professional Accountants</i> (the Code) that are relevant to my audit of the performance statement in Victoria and have also fulfilled our other ethical responsibilities in accordance with the Code.</p> <p>I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my opinion.</p>
<b>Councillors' responsibilities for the performance statement</b>	<p>The Councillors are responsible for the preparation and fair presentation of the performance statement in accordance with the performance reporting requirements of the <i>Local Government Act 1989</i> and for such internal control as the Councillors determines is necessary to enable the preparation and fair presentation of the statement of performance that is free from material misstatement, whether due to fraud or error.</p>
<b>Auditor's responsibilities for the audit of the performance statement</b>	<p>As required by the <i>Audit Act 1994</i>, my responsibility is to express an opinion on the performance statement based on the audit. My objectives for the audit are to obtain reasonable assurance about whether the performance statement as a whole is free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes my opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with the Australian Standards on Assurance Engagements will always detect a material misstatement when it exists.</p>

Level 31 / 35 Collins Street, Melbourne Vic 3000  
T 03 8601 7000 enquiries@audit.vic.gov.au www.audit.vic.gov.au

Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the decisions of users taken on the basis of this performance statement.

As part of an audit in accordance with the Australian Standards on Assurance Engagements, I exercise professional judgement and maintain professional scepticism throughout the audit. I also:

- identify and assess the risks of material misstatement of performance statement, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for my opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the council's internal control
- evaluate the overall presentation, structure and content of the performance statement, including the disclosures, and whether performance statement represents the underlying events and results in a manner that achieves fair presentation.

I communicate with the Councillors regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that I identify during my audit.

MELBOURNE  
16 October 2020

Sanchu Chummar

as delegate for the Auditor-General of Victoria

## Sustainable Capacity Indicators

Indicator/measure	Results 2017 (\$'000)	Results 2018 (\$'000)	Results 2019 (\$'000)	Results 2020 (\$'000)	Material Variations
<b>POPULATION</b> <b>Expenses per head of municipal population</b> (Total expenses / municipal population)	\$1,563	\$1,891	\$1,813	\$1,805	The result for this measure has increased by \$241 over the 4 year period to 2020. Increased landfill rehabilitation provision and a change in accounting practice which now recognises disposal costs associated with renewing non-current assets resulted in \$327 additional expenses per capita in 2018. These items have reduced over the past two years.
<b>Infrastructure per head of municipal population</b> (Value of infrastructure / municipal population)	\$12,929	\$13,086	\$13,210	\$13,865	The result for this measure increased by \$936 per capita over the 4 year period in line with large capital works programs undertaken by Council with the assistance of State and Commonwealth government grants.
<b>Population density per length of road</b> (Municipal population / kilometres of local roads)	46	46	46	46	The result for this measure has remained stable over the 4 year period.
<b>OWN-SOURCE REVENUE</b> <b>Own-source revenue per head of municipal population</b> (Own-source revenue / municipal population)	\$1,350	\$1,288	\$1,326	\$1,356	The small increase is mainly due to CPI and Rates cap based increases in rates and charges, and user fees income. The higher result in 2017 was due to one-off items relating to a landfill rehabilitation provision write back and legal cost recoveries.
<b>RECURRENT GRANTS</b> <b>Recurrent grants per head of municipal population</b> (Recurrent grants / municipal population)	\$429	\$378	\$353	\$375	The result for this measure has decreased by \$54 per capita over the 4 year period. The significantly higher amount received in 2017 related to Commonwealth Financial Assistance Grants funding received in advance. Recurrent capital grants funding for the Roads to Recovery program had additional allocations in 2018 and 2020 contributing to a higher result when compared to the 2019 result.
<b>DISADVANTAGE</b> <b>Relative socio-economic disadvantage</b> (Index of Relative Socio-economic Disadvantage by decile)	1	1	1	1	The result for this measure has remained unchanged over the 4 year period.
<b>WORKFORCE TURNOVER</b> <b>Resignations and terminations compared to average staff</b> (Number of permanent staff resignations and terminations / average number of permanent staff for the financial year) x100	10.2%	9.8%	12.5%	10.7%	This ratio result has been relatively stable over the 4 year period with the 12.5% result in 2019 remaining within industry expectations of workforce turnover.

### Definitions

- “adjusted underlying revenue” means total income other than:
  - non-recurrent grants used to fund capital expenditure; and
  - non-monetary asset contributions; and
  - contributions to fund capital expenditure from sources other than those referred to above
- “infrastructure” means non-current property, plant and equipment excluding land
- “local road” means a sealed or unsealed road for which the council is the responsible road authority under the Road Management Act 2004
- “population” means the resident population estimated by Council
- “own-source revenue” means adjusted underlying revenue other than revenue that is not under the control of Council (including government grants)
- “relative socio-economic disadvantage”, in relation to a municipality, means the relative socio-economic disadvantage, expressed as a decile for the relevant financial year, of the area in which the municipality is located according to the Index of Relative Socio-Economic Disadvantage (Catalogue Number 2033.0.55.001) of SEIFA
- “SEIFA” means the Socio-Economic Indexes for Areas published from time to time by the Australian Bureau of Statistics on its Internet website
- “unrestricted cash” means all cash and cash equivalents other than restricted cash.

## Service Performance Indicators

Service/indicator/measure	Results 2017 (\$'000)	Results 2018 (\$'000)	Results 2019 (\$'000)	Results 2020 (\$'000)	Material Variations
<b>AQUATIC FACILITIES</b> <b>Utilisation</b> <i>Utilisation of aquatic facilities</i> (Number of visits to aquatic facilities / municipal population)	5.2	4.9	4.9	3.6	Council aquatic facilities include those at Latrobe Leisure Morwell, Latrobe Leisure Moe Newborough, Latrobe Leisure Churchill, Yallourn North Outdoor Pool and Moe Outdoor Pool. The decline in utilisation is a result of two impacts to service: 1. Traralgon Outdoor pool closure in March 2019 for the development of the Gippsland Regional Aquatic Centre, due to open in early 2021. 2. The COVID-19 restrictions and closures of our aquatic facilities from 26 March 2020 - 21 June 2020. Aquatic facilities re-opened on 22 June 2020 under ongoing restrictions, with a reduced capacity of 20 people per session.
<b>ANIMAL MANAGEMENT</b> <b>Health and safety</b> <i>Animal management prosecutions</i> (Number of successful animal management prosecutions)	New in 2020	New in 2020	New in 2020	100%	Although a favourable result of 100% successful prosecutions in 2019/20, the number of cases put forward was significantly less due to the impacts of COVID-19 on non-urgent criminal matters before the Court. This has resulted in a substantial reduction in the number of matters lodged and an increase in the number of adjournments.
<b>FOOD SAFETY</b> <b>Health and safety</b> <i>Critical and major non-compliance notifications</i> (Number of critical non-compliance notifications and major non-compliance notifications about a food premises followed up / number of critical non-compliance notifications and major non-compliance notifications about food premises) x100	79.2%	93.4%	88.5%	63.1%	The decrease in notifications is attributable to resource availability. Reduced staffing levels and available staff having to prioritise assistance with bushfire recovery resulted in significantly less inspections being completed in the 2019 calendar year.
<b>GOVERNANCE</b> <b>Satisfaction</b> <i>Satisfaction with Council decisions</i> (Community satisfaction rating out of 100 with how council has performed in making decisions in the interest of the community)	51	52	54	53	The annual Community Satisfaction Survey assesses the community's satisfaction with Council's performance. Satisfaction with Council decisions has slightly decreased from 54 in 2019 to 53 out of 100 in 2020.
<b>LIBRARIES</b> <b>Participation</b> <i>Active library members</i> (Number of active library members / municipal population) x100	11.6%	10.3%	10.3%	10.3%	While COVID-19 led to a decrease in active member borrowings of physical resources, this ratio has been maintained at previous year levels as a result of proactive marketing and engagement with members and the broader community leading to an increase in the borrowing of digital resources.

Indicator/measure	Results 2017 (\$'000)	Results 2018 (\$'000)	Results 2019 (\$'000)	Results 2020 (\$'000)	Material Variations
<b>MATERNAL AND CHILD HEALTH</b> <b>Participation</b> <i>Participation in the MCH service</i> (Number of children who attend the MCH service at least once (in the year) / number of children enrolled in the MCH service) x100	76.3%	72.6%	70.3%	72.6%	During the year, 3,570 children were enrolled in the Maternal and Child Health service with 2,591 of those children having attended the service at least once during the year. This is an increase since 2019.
<b>Participation</b> <i>Participation in the MCH service by Aboriginal children</i> (Number of Aboriginal children who attend the MCH service at least once (in the year) / Number of Aboriginal children enrolled in the MCH service) x100	68.2%	70.9%	69.1%	76.0%	Participation in the Maternal and Child Health service by Aboriginal children has remained consistent with 179 Aboriginal children enrolled, of those, 136 children attended the service at least once during the year.
<b>ROADS</b> <b>Satisfaction</b> <i>Satisfaction with sealed local roads</i> (Community satisfaction rating out of 100 with how Council has performed on the condition of sealed local roads)	61	56	60	57	The annual Community Satisfaction Survey assesses the community's satisfaction with Council's performance. Satisfaction with sealed local roads has decreased to a rating of 57 out of 100. Council's understanding of the sealed local road network, gained through customer service requests and the ongoing inspection program, both indicate the network is generally in good condition. Council continues to suspect the deterioration of the Regional Roads Victoria sealed road network has impacted the overall trend which is supported by supplementary questioning.
<b>STATUTORY PLANNING</b> <b>Decision making</b> <i>Council planning decisions upheld at VCAT</i> (Number of VCAT decisions that did not set aside Council's decision in relation to a planning application / number of VCAT decisions in relation to planning applications) x100	57.1%	60.0%	40.0%	40.0%	In the 2019/20 financial year five applications were reviewed at VCAT. Of the five applications only two of Council's decisions were upheld.
<b>WASTE COLLECTION</b> <b>Waste diversion</b> <i>Kerbside collection waste diverted from landfill</i> (Weight of recyclables and green organics collected from kerbside bins / weight of garbage, recyclables and green organics collected from kerbside bins) x100	53.2%	54.0%	52.1%	51.4%	Consistent with previous years, over half of the Council's waste is recycled or placed into the green organics bin, rather than into landfill.

**Service Performance Indicators** *(continued)*

**Definitions**

- “Aboriginal child” means a child who is an Aboriginal person
- “Aboriginal person” has the same meaning as in the *Aboriginal Heritage Act 2006*
- “active library member” means a member of a library who has borrowed a book from the library
- “annual report” means an annual report prepared by a council under sections 131, 132 and 133 of the Act
- “CALD” means culturally and linguistically diverse and refers to persons born outside Australia in a country whose national language is not English
- “class 1 food premises” means food premises, within the meaning of the *Food Act 1984*, that have been declared as class 1 food premises under section 19C of that Act
- “class 2 food premises” means food premises, within the meaning of the *Food Act 1984*, that have been declared as class 2 food premises under section 19C of that Act
- “critical non-compliance outcome notification” means a notification received by council under section 19N(3) or (4) of the *Food Act 1984*, or advice given to council by an authorized officer under that Act, of a deficiency that poses an immediate serious threat to public health
- “food premises” has the same meaning as in the *Food Act 1984*
- “local road” means a sealed or unsealed road for which the council is the responsible road authority under the *Road Management Act 2004*
- “major non-compliance outcome notification” means a notification received by a council under section 19N(3) or (4) of the *Food Act 1984*, or advice given to council by an authorized officer under that Act, of a deficiency that does not pose an immediate serious threat to public health but may do so if no remedial action is taken
- “MCH” means the Maternal and Child Health Service provided by a council to support the health and development of children within the municipality from birth until school age
- “population” means the resident population estimated by council
- “WorkSafe reportable aquatic facility safety incident” means an incident relating to a council aquatic facility that is required to be notified to the Victorian WorkCover Authority under Part 5 of the *Occupational Health and Safety Act 2004*.

**Financial Performance Indicators**

Dimension/indicator /measure	RESULTS				FORECASTS				Material Variations
	2017 (\$'000)	2018 (\$'000)	2019 (\$'000)	2020 (\$'000)	2021 (\$'000)	2022 (\$'000)	2023 (\$'000)	2024 (\$'000)	
<b>EFFICIENCY</b> <b>Expenditure level</b> <i>Expenses per property assessment</i> (Total expenses / number of property assessments)	\$3,038	\$3,690	\$3,534	\$3,519	\$3,408	\$3,546	\$3,394	\$3,412	The result for this measure has increased by \$481 over the 4 year period to 2020. Increased landfill rehabilitation provision and a change in accounting practice which now recognises disposal costs associated with renewing non-current assets resulted in \$658 additional expenses per assessment in 2018. These items reduced in 2019 resulting in a decrease of \$156 per assessment and has remained stable with a small decrease in 2020. A reduction is forecasted in 2023 aligned to the planned transition of the Commonwealth Home Support Program and Community Care Program for Young People (HACC PYP) services to other service providers within the community.
<b>Revenue level</b> <i>Average rate per property assessment</i> (General rates and municipal charges / number of property assessments)	New in 2020	New in 2020	New in 2020	\$1,542	\$1,541	\$1,563	\$1,586	\$1,609	The average rate per property assessment is expected to remain stable in 2021 due to Council passing a zero rate increase as part of its response to the COVID-19 pandemic. Future rate increases are in line with expected Rate Cap amounts currently estimated at 2% per annum.
<b>LIQUIDITY</b> <b>Working capital</b> <i>Current assets compared to current liabilities</i> (Current assets / current liabilities) x100	302.1%	321.7%	324.7%	267.5%	229.7%	229.5%	250.9%	277.0%	The result for this measure has decreased in 2020 as cash and investments from capital grants received in advance of expenditure have been spent on major infrastructure projects. Additionally current liabilities have increased as a result of the introduction of new accounting standards for revenue and leases.



### Financial Performance Indicators (continued)

Dimension/indicator /measure	RESULTS				FORECASTS				Material Variations
	2017 (\$'000)	2018 (\$'000)	2019 (\$'000)	2020 (\$'000)	2021 (\$'000)	2022 (\$'000)	2023 (\$'000)	2024 (\$'000)	
<b>UNRESTRICTED CASH</b> Unrestricted cash compared to current liabilities (Unrestricted cash / current liabilities) x100	(55.1%)	(4.6%)	(71.2%)	25.1%	44.00%	47.7%	60.3%	78.4%	The result of this measure has increased by 80.0 percentage points during the period. The prior negative result was due to Council holding funds in investments with maturity terms greater than 90 days which are recognised as current "Other Financial Assets" rather than cash. Items classified as "restricted cash" exceeded actual cash holdings resulting in a negative ratio. Council ensures that these investments mature in a timely manner to ensure it meets obligations as they fall due. The large increase is due to higher cash holdings at the end of the year. Future forecasts predict this ratio remaining in a positive position due to assumptions of lower restrictions on cash as current capital works projects are completed and unspent grants are expected to reduce.
<b>OBLIGATIONS</b> Loans and borrowings compared to rates (Interest bearing loans and borrowings / rate revenue) x100	21.5%	22.1%	19.3%	12.7%	31.8%	28.2%	24.7%	21.3%	The result for this measure has decreased by 6.6% in 2020 due to the principal repayment of an \$8.2 million interest only loan. The ratio is forecasted to increase to 31.8% in 2021 as Council draws down the remainder of its 2020 loan facility of \$8.2 million for the Gippsland Regional Aquatic Facility and Traralgon Sports Stadium, together with \$10.0 million new borrowings proposed in the 2020/21 budget for Moe Rail Precinct Revitalisation Stage 2 and Kernot Hall Refurbishment.
Loans and borrowings repayments compared to rates (Interest and principal repayments on interest bearing loans and borrowings / rate revenue) x100	3.7%	3.5%	2.9%	12.0%	4.0%	3.7%	3.6%	3.4%	The result for this measure increased by 9.1% in 2020 due to the principal repayment of an \$8.2 million interest only loan. The measure is forecasted to return to 3.9% in 2021 as loan repayments return to normal levels in line with Council's borrowing profile.

Dimension/indicator /measure	RESULTS				FORECASTS				Material Variations
	2017 (\$'000)	2018 (\$'000)	2019 (\$'000)	2020 (\$'000)	2021 (\$'000)	2022 (\$'000)	2023 (\$'000)	2024 (\$'000)	
<b>OBLIGATIONS</b> Indebtedness Non-current liabilities compared to own source revenue (Non-current liabilities / own source revenue) x100	30.3%	39.0%	26.9%	24.7%	39.5%	35.6%	31.7%	28.5%	The reduced ratio in 2019 was due to an interest only loan (\$8.2 million) moving from non-current to current liabilities. The small decrease in 2020 was mainly due to decreasing provisions for landfill rehabilitation due to cost savings achieved. The ratio is forecasted to increase to 39.5% in 2021 mainly due to new borrowings budgeted for the Gippsland Regional Aquatic Centre, Traralgon Sports Stadium, Moe Rail Precinct Revitalisation Stage 2 and Kernot Hall Refurbishment.
<b>Asset renewal and upgrade</b> Asset renewal and upgrade compared to depreciation (Asset renewal and upgrade expense / asset depreciation) x100	New in 2020	New in 2020	New in 2020	152.2%	99.2%	60.1%	57.6%	60.6%	This ratio is higher in 2020 than the future forecasted years mainly due to capital expenditure resulting from a number of capital grants including additional allocations for the Commonwealth Roads to Recovery program and other infrastructure renewal and upgrade funding received. The forecasted results in future years are lower due to assumptions of reduced government grant funding availability and increases in depreciation expense resulting from major new infrastructure. The ratio for Council's largest asset class Roads is expected to be maintained around 100% but is lower for classes such as Drainage which is renewed only on a reactive basis and Buildings which are often reliant on government funding for major renewal and upgrade works.

## Financial Performance Indicators (continued)

Dimension/indicator /measure	RESULTS				FORECASTS				Material Variations
	2017 (\$'000)	2018 (\$'000)	2019 (\$'000)	2020 (\$'000)	2021 (\$'000)	2022 (\$'000)	2023 (\$'000)	2024 (\$'000)	
<b>OPERATING POSITION</b> <b>Adjusted underlying result #</b> Adjusted underlying surplus (or deficit) (Adjusted underlying surplus (deficit) / adjusted underlying revenue) x100	13.2%	(11.2%)	(5.0%)	(1.5%)	(4.1%)	(6.7%)	(5.4%)	(4.7%)	The result for this measure increased by 3.5 percentage points in the 2020 year. The larger underlying deficit in the 2018 year was mainly due to unexpected landfill rehabilitation provision expenses and the change in accounting practice in 2018 which now recognises disposal costs associated with renewing infrastructure assets. Although these expense items have reduced in the past two years they have still resulted in contributing to an underlying deficit result of 1.5% in 2020. The results are forecasted to remain in deficit mainly due to increases in depreciation expenses resulting from the construction of major new infrastructure. e.g Gippsland Regional Aquatic Facility and Latrobe Creative Precinct.
<b>STABILITY</b> <b>Rates concentration</b> Rates compared to adjusted underlying revenue (Rate revenue / adjusted underlying revenue) x100	56.3%	59.4%	60.1%	60.1%	63.9%	63.9%	66.9%	67.1%	The result for this measure has been slightly increasing over the last 4 years indicating an increasing reliance on rate revenue. The ratio is forecast to increase in the future due to conservative recurrent government grants and user fees projections.
<b>Rates effort</b> Rates compared to property values (Rate revenue / capital improved value of rateable properties in the municipality) x100	0.7%	0.7%	0.7%	0.7%	0.7%	0.7%	0.7%	0.7%	The result for this measure has remained stable over the 4 year period.

### Definitions

- "adjusted underlying revenue" means total income other than:
  - (a) non-recurrent grants used to fund capital expenditure; and
  - (b) non-monetary asset contributions; and
  - (c) contributions to fund capital expenditure from sources other than those referred to in paragraphs (a) and (b)
- "adjusted underlying surplus (or deficit)" means adjusted underlying revenue less total expenditure
- "asset renewal expenditure" means expenditure on an existing asset or on replacing an existing asset that returns the service capability of the asset to its original capability
- "current assets" has the same meaning as in the AAS
- "current liabilities" has the same meaning as in the AAS
- "non-current assets" means all assets other than current assets
- "non-current liabilities" means all liabilities other than current liabilities
- "non-recurrent grant" means a grant obtained on the condition that it be expended in a specified manner and is not expected to be received again during the period covered by a council's Strategic Resource Plan
- "own-source revenue" means adjusted underlying revenue other than revenue that is not under the control of council (including government grants)
- "population" means the resident population estimated by council
- "rate revenue" means revenue from general rates, municipal charges, service rates and service charges
- "recurrent grant" means a grant other than a non-recurrent grant
- "residential rates" means revenue from general rates, municipal charges, service rates and service charges levied on residential properties
- "restricted cash" means cash and cash equivalents and financial assets, within the meaning of the AAS that are not available for use other than for a purpose for which it is restricted, and includes cash to be used to fund capital works expenditure from the previous financial year
- "unrestricted cash" means all cash and cash equivalents other than restricted cash.

### Other Information

#### 1. Basis of preparation

Council is required to prepare and include a performance statement within its annual report. The performance statement includes the results of the prescribed sustainable capacity, service performance and financial performance indicators and measures together with a description of the municipal district and an explanation of material variations in the results. This statement has been prepared to meet the requirements of the *Local Government Act 1989* and *Local Government (Planning and Reporting) Regulations 2014*.

Where applicable the results in the performance statement have been prepared on accounting bases consistent with those reported in the Financial Statements. The other results are based on information drawn from council information systems or from third parties (e.g. Australian Bureau of Statistics).

The performance statement presents the actual results for the current year and for the prescribed financial performance indicators and measures, the results forecast by the council's strategic resource plan. The *Local Government (Planning and Reporting) Regulations 2014* requires explanation of any material variations in the results contained in the performance statement. Council has adopted materiality thresholds relevant to each indicator and measure and detailed explanations have not been provided for variations below the materiality thresholds unless the variance is considered to be material because of its nature.

The forecast figures included in the performance statement are those adopted by Council in its strategic resource plan on 3 August 2020 and which forms part of the council plan. The strategic resource plan includes estimates based on key assumptions about the future that were relevant at the time of adoption and aimed at achieving sustainability over the long term. Detailed information on the actual financial results is contained in the General Purpose Financial Statements. The strategic resource plan can be obtained by contacting Council.



128 Latrobe City Council Annual Report 2019/2020

**07**

**Governance, management  
and other information**

For the year ended  
30 June 2020

## Statutory information

### What Council does and how Council works

Councils are representative governments elected by the community to manage local issues and to establish and plan for the community's needs.

Latrobe City Council is a public statutory body which operates under the legislative requirements of the *Local Government Act 1989* and *Local Government Act 2020*.

These Acts set out the role of the elected Council that is responsible for the leadership and good governance of the municipal district and local community.

Council approves the annual budget, long-term financial plan, development and implementation of strategies and plans and establishes local policies in response to local needs and priorities.

Management of the day-to-day operational matters is the role of the Chief Executive Officer, under delegation of the Council and in accordance with the *Local Government Act 1989* and *Local Government Act 2020*.

### Audit and Risk Committee

The Audit and Risk Committee is appointed by Council under Section 139 of the *Local Government Act 1989*.

The Audit and Risk Committee Charter describes the authorities and scope of the Committee, which includes assisting Council in the discharge of its oversight of:

- Corporate reporting processes, including financial reporting processes and internal control
- Risk management
- External audit
- Internal audit
- Compliance with laws, regulations, internal policies and industry standards

The Audit and Risk Committee consists of two Councillors and three independent external members as outlined below. Remuneration is currently set at \$1,500 per meeting for the Chair and \$1,000 per meeting for the other independent members.

The Committee currently consists of:

- **Independent Chair: Ms Beverley Excell**  
Reappointed by Council as Chair on 2 March 2020 for an additional two year period (until 1 August 2023)
- **Independent Member: Ms Joanne Booth**  
Reappointed by Council on 2 March 2020 for a three-year period (until 1 August 2022)
- **Independent Member: Mr Terry Richards**  
Reappointed by Council on 4 February 2019 for a three-year period (until 2 June 2022)
- **Council Representative:**  
**Cr Darrell White OAM**  
**Cr Alan McFarlane** (from 4 December 2017)

The Audit and Risk Committee held four meetings in the 2019/2020 financial year. All independent members attended each of the meetings in 2019/2020. No apologies for 2019/2020.

Councillors not appointed to the Committee are also invited to attend to observe proceedings, and members of management are present to respond to questions from the Committee.

The Committee has regular reports relating to:

- External audit process and outcomes
- Internal audit planning, reports and action implementation
- Risk management
- Performance reporting
- Awareness of VAGO, IBAC and Ombudsman reports tabled in state parliament (relating to local and state government agencies)
- Key policies that have been reviewed (that relate to internal controls, such as Asset Allocation Policy, Corporate Compliance Policy and Procurement Policy)

These reports assist the Committee to provide the oversight and input as required under its Charter.

Internal audits that were reported to the Audit and Risk Committee in the 2019/2020 financial year included:

- Cash Handling Procedures (Moe Leisure Centre)
- Volunteer Management
- Strategic Procurement
- Councillor Expenses
- Data Analytics (Accounts payable and receivable, Purchasing and Payrolls)
- CCTV Surveillance
- Payroll (including data analytics)

### Council meetings and decisions

Council meetings are held at Latrobe City Council Corporate Headquarters in Morwell from 6pm once a month. Each Council meeting includes a public question time as a standard agenda item, designed to encourage community participation in the overall affairs of Council.

A Council Meeting is where Councillors are able to make formal decisions on items presented to them. Council Meetings include ordinary meetings (the regular meetings held), special meetings and statutory meetings which are all open to the public (unless Council resolves to close the meeting in accordance with guidelines of the *Local Government Act 2020*).

All Council Meeting dates are advertised in the Latrobe Valley Express newspaper and detailed on the Latrobe City Council website, as well as on its corporate Facebook page.

The Council Meetings are also live streamed on YouTube to foster openness and accessibility.

Councillors also meet for confidential briefing meetings. At these meetings, Councillors have the opportunity to be briefed on strategic items in relation to Council business and on matters of interest within the community. These confidential briefing meetings are considered as Assemblies of Councillors, and records are tabled accordingly at Council Meetings, as per the requirements in the *Local Government Act 1989*.

The Council Meeting schedule, agendas and minutes are available on the Latrobe City Council website: [www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)

### Council meeting attendance 2019/20

During 2019/20, there were 11 Ordinary Council Meetings and four Special Council Meetings held. Councillor attendance at these meetings is shown in the below table.

Councillor	Ordinary Council Meeting	Special Council Meeting
Cr Dan Clancey	11	4
Cr Sharon Gibson	9	4
Cr Dale Harriman	11	3
Cr Darren Howe	10	4
Cr Brad Law	11	4
Cr Alan McFarlane	11	4
Cr Graeme Middlemiss	11	4
Cr Kellie O'Callaghan	11	4
Cr Darrell White	11	4

**11** Ordinary Council Meetings

**04** Special Council Meetings

### Councillor Code of Conduct

After a Council election, every Victorian Council is required to undertake a process of reviewing and amending its Councillor Code of Conduct within four months. Latrobe City Council reviewed the Councillor Code and adopted an updated version on Monday 13 February 2017.

The Code of Conduct provides guidelines on:

- Councillor behaviour
- Conflict of interest procedures
- Dispute resolution procedures
- Act with integrity
- Impartially exercise their responsibilities in the interests of the local community
- Not improperly seek to confer an advantage or disadvantage on any person
- Avoid conflicts between their public duties as a Councillor and their personal interests and obligations
- Act honestly and avoid statements (whether oral or in writing) or actions that will or are likely to mislead or deceive a person
- Treat all persons with respect and have due regard to the opinions, beliefs, rights and responsibilities of other Councillors, Council officers and other persons
- Exercise reasonable care and diligence
- Use their position properly
- Act lawfully and in accordance with the trust placed in us as elected representatives
- Not make improper use of information acquired because of their position
- Support and promote these principles by leadership and example

Latrobe City Council's Code of Conduct is available at: [www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)

### Councillor Remuneration

Mayors and Councillors are entitled to receive an allowance while performing their duty as an elected official, with the Victorian Government responsible for setting the upper and lower levels of these allowances.

The Council is required to set the amount of the allowance, within the allowable range, following the general election, and the allowance level determined remains in effect for the full term of the council. In addition to the allowance, Councillors also receive an amount equivalent to the superannuation guarantee contribution which is currently 9.5%.

At the Ordinary Council Meeting on 13 February 2017, the Council adopted a resolution to set the Mayor and Councillors allowances for the 2016 to 2020 term, to the maximum allowable amount for a category 2 council, being \$76,521 per annum for the Mayor and \$24,730 per annum for Councillors.

Allowance levels are subject to annual automatic adjustments that are announced in the Victorian Government Gazette by the Minister for Local Government. On 14 November 2019, the Department of Environment Land, Water & Planning (refer Local Government Victorian Bulletin: 29/2019) advised all councils that a notice was published in the Victorian Government Gazette S459 dated 13 November 2019, providing for a 2.0 percent adjustment to apply to all Mayor and Councillor allowances effective from 1 December 2019. Under Section 73B of the *Local Government Act 1989*, a council must increase the Mayoral and Councillor allowance by this adjustment.

In accordance with the Gazette, effective from the 1 December 2019 the Mayor and Councillor allowances were increased to \$81,204 and \$26,245 per annum respectively, plus the equivalent of the superannuation guarantee contribution of 9.5 percent.

In addition to the Mayor and Councillor allowances, Councillors are also provided with a number of resources and support to assist them in undertaking their duties. This includes office administration and support, professional development support, and equipment such as mobile phones, computers, tablets and printers. Councillors are also entitled to seek reimbursement for expenses such as travel and childcare.

In addition to the above, the Mayor also receives use of a fully maintained motor vehicle, a dedicated office, and support from an assistant. These expenses and resources are specified in the Provision of Resources and Support to Councillors policy, a copy of which is available from the Latrobe City Council website: [www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)

**Statutory information (continued)**

Councillor	Term	Allowances	Personal development	Conferences/seminars/accomm.	Stationery/supplies	Telecommunications	Travel	Other	Total
Cr Alan McFarlane	1 Jul 19 to 30 Jun 20	28,503	-	-	90	390	-	-	28,983
Cr Brad Law	1 Jul 19 to 30 Jun 20	28,503	-	-	-	753	-	-	29,256
Cr Dale Harriman	1 Jul 19 to 30 Jun 20	28,503	145	232	583	828	4,756	550	35,597
Cr Dan Clancey*	1 Jul 19 to 30 Jun 20	68,525	4,900	154	183	650	2,846	728	77,986
Cr Darrell White	1 Jul 19 to 30 Jun 20	28,503	-	-	176	1,688	2,912	-	33,279
Cr Darren Howe	1 Jul 19 to 30 Jun 20	28,503	-	-	-	1,360	2,968	-	32,831
Cr Graeme Middlemiss^	1 Jul 19 to 30 Jun 20	48,170	-	588	209	895	108	184	50,154
Cr Kellie O'Callaghan#	1 Jul 19 to 30 Jun 20	28,503	-	-	151	1,004	10,169	-	39,827
Cr Sharon Gibson	1 Jul 19 to 30 Jun 20	28,503	46	788	273	652	8,380	205	38,847

\* Cr Dan Clancey: Mayor from 31 October 2019 to June 30 2020.  
 ^ Cr Graeme Middlemiss: Mayor from 1 November 2018 to 31 October 2019.  
 # Cr Kellie O'Callaghan's expenses paid during 2019-20 include expenses incurred for a 7 month period in 2018-19.

**Councillor representation on Committees**

To assist Council in the delivery of a range of complex tasks, committees are constituted to undertake specific delegated functions (special committees) or to provide expert advice on specific topics or projects (advisory committees). These committees provide insight and information that Council may not otherwise receive either internally or externally. The role of a committee is to inform and enhance, not replace the role or responsibilities of Council and individual Councillors.

As at 30 June 2020, Latrobe City Council had 46 committees which Councillors are appointed to.

These are as follows:

- Section 86 Special Committee (8)
- Statutory Committees (2)
- Advisory Committee (31)
- Other Committees and Groups (5)

These committees are governed under the Establishment of Council Committee Policy, which defines the types of committees that Council currently has.

In addition to Latrobe City Council Committees, Councillors or Officers represent Council on 18 external committees and associations.

**Council committee memberships appointments from 1 July 2019 to 30 June 2020**

Committee	Cr Dan Clancey	Cr Sharon Gibson	Cr Dale Harriman	Cr Darren Howe	Cr Brad Law	Cr Alan McFarlane	Cr Graeme Middlemiss	Cr Kellie O'Callaghan	Cr Darrell White OAM
<b>Special committees</b>									
Callignee and Traralgon South Sporting and Facility Special Committee				●					
George Bates Reserve Special Committee						●	●		
Latrobe Regional Airport Board						○	●		
Mathison Park Special Committee									●
Morwell Centenary Rose Garden Special Committee						●	○		
Traralgon Railway Reservoir Conservation Reserve Special Committee	●	●	●						
Tyers Recreation Reserve Special Committee		●	●						
Yallourn North Community Housing Committee						○	●		
<b>Statutory committees</b>									
Audit and Risk Committee		○				●			●
Municipal Emergency Management Planning Committee		●	●	●	○				
<b>Advisory Committees</b>									
Australia Day Advisory Committee				●					●
Animal Welfare Advisory Committee		●							●
Chief Executive Officer Recruitment, Performance and Remuneration Review Advisory Committee	M	●				DM	●		
Churchill and District Community Hub Advisory Committee									●
Early Years Reference Committee	●								●
Economic Development Advisory Committee	M					DM			
Gippsland Regional Aquatic Centre PRG			●	●					●
Jumbuk and Yinnar South Timber Traffic Reference Group (in adjournment)						●			●
Latrobe City Cultural Diversity Advisory Committee	●								●
Latrobe City Hyland Highway Municipal Landfill Consultative Committee			●	●					
Latrobe City International Relations Committee	●	●	●						●
Latrobe City Lake Narracan Advisory Committee		●		●					
Latrobe City Tourism and Major Events Advisory Committee		●		●		●			●
Latrobe City Sports and Entertainment Stadium Redevelopment PRG						●	●		
Latrobe Creative Precinct PRG	●	●				●			
Latrobe Regional Gallery Advisory Committee	●								●
Link Editorial Committee	M	●					●		
Moe Southside Community Precinct Advisory Committee		●		●					

● Member ○ Alternate M Member as Mayor DM Member as Deputy Mayor M Alternate as Mayor DM Alternate as Deputy Mayor

**Statutory information (continued)**

**Council committee memberships appointments from 1 July 2019 to 30 June 2020**

Committee	Cr Dan Clancey	Cr Sharon Gibson	Cr Dale Harriman	Cr Darren Howe	Cr Brad Law	Cr Alan McFarlane	Cr Graeme Middlemiss	Cr Kellie O'Callaghan	Cr Darrell White OAM
<b>Advisory Committees (continued)</b>									
Monash Reserve Newborough PRG		●		●					
Motorsports Complex Advisory Committee		●		●			●		
Morwell Town Common Development Plan Project Control Group						●	●		
Morwell Recreation Reserve PRG						●	●		
Rail Freight Working Group		○			●		●		
Road and Place Name Advisory Committee	M	●	●			●			
Social Planning for Wellbeing Committee/Municipal Public Health and Wellbeing Reference Group								●	
Ted Summerton Reserve PCG		●	●						
Traralgon CBD Safety Committee			●	●					
Traralgon Recreation Reserve and Showgrounds Advisory Committee			○	●					
Traralgon Sports Stadium PRG	●	●	●						
Victory Park Precinct Advisory Committee	●	●							
War Memorials Advisory Committee	M								
<b>Other Council Committees and Groups</b>									
Crinigan Bushland Reserve Committee of Management							●		
Edward Hunter Heritage Bush Reserve Committee of Management		●			●				
Latrobe City Synthetic Sports Field User Group									●
Latrobe Leisure Traralgon Sports Stadium User Group	●	●							
Ollerton Avenue Bushland Reserve Committee of Management		●			●				
<b>External Committees and Associations</b>									
Alliance of Councils for Rail Freight Development					●	●			
ENGIE Hazelwood Environmental Review Committee									●
Gippsland Local Government Network (GLGN)	M								
Gippsland Local Government Waste Forum			●				○		
Gippstown Reserve Committee of Management Inc. (by invitation)		○			●				
Hazelwood Mine Fire Health Study Community Advisory Committee	M								
Latrobe City Trust	M					DM			
Latrobe Valley Mine Rehabilitation Advisory Committee							●		
Loy Yang Power Environmental Review Committee	●								
Moe Yallourn Rail Trail Committee Inc		●			●				

Committee	Cr Clancey	Cr Gibson	Cr Harriman	Cr Howe	Cr Law	Cr McFarlane	Cr Middlemiss	Cr O'Callaghan	Cr White OAM
<b>External Committees and Associations (continued)</b>									
Municipal Association of Victoria (MAV)		●	○						
National Timber Councils Association		○	●						
Regional Aboriginal Justice Advisory Committee (RAJAC)		●							
Regional Cities Victoria	M								
Roadsafe Gippsland Community Road Safety Council				●		●			
South East Australian Transport Strategy (SEATS)					○		●		
Timber Towns Victoria		●	●						
Victorian Local Governance Association (VLGA)	M					DM			

**Council delegations**

The elected Council's powers under the *Local Government Act 1989*, the *Local Government Act 2020* or any other act may be delegated by an instrument of delegation to a Special Committee of Council, to the Chief Executive Officer or to an individual Council Officer. Council generally delegates powers, duties and functions to the Chief Executive Officer who is empowered to further delegate some or all of those powers to other officers. Delegation is a vital element in assisting Council administration to function effectively and efficiently.

Delegation facilitates the achievement of good governance for the community by empowering appropriate members of staff or committees to make decisions on behalf of Council. When enacting on a delegated power, the staff member or committee is acting on behalf of Council.

The delegation document also provides that only certain officers are allowed to make decisions of a financial nature,

and the limit of their authority is carefully specified to ensure prudent financial management. Decisions under delegations are sometimes restricted by limitations imposed by Council or the Chief Executive Officer, including numerous requirements to report back on the decisions that have been made under that delegation. Decisions made under a delegation must always adhere to existing Council policy or directions.

Council delegations are reviewed and updated twice a year using the Maddocks Authorisation and Delegation service.

**Assembly of Councillors**

Any scheduled meeting between five or more Councillors and one Council staff member, or an advisory committee meeting with one Councillor present, is considered an 'Assembly of Councillors' under the *Local Government Act 1989*. A record of each 'Assembly of Councillors' is tabled at an Ordinary Council meeting.

**Information management**

**Freedom of Information**

Where documents are not available for public inspection or available on Latrobe City Council's website, then access to them may be sought pursuant to the *Freedom of Information Act 1982* (FOI Act). The FOI Act grants the public the right to seek access to all Latrobe City Council documents. This general right of access is limited by a number of exceptions and exemptions, which have been prescribed to protect public interests and the private and business affairs of people about whom Latrobe City Council holds information. Local governments are required to publish information about the documents they hold, particularly those which affect members of the public in their dealings with Council. Each person has a legally enforceable right to access information, limited only by exemptions necessary for the protection of the public interest and the private and business affairs of persons from whom information is collected by Latrobe City Council. People may request inaccurate, incomplete, out-of-date or misleading information in their personal records be amended. People may appeal against a decision not to give access to information or not to amend a personal record.

Latrobe City Council received 10 valid requests to access information under the *Freedom of Information Act 1982*, in the 2019/20 financial year. This was a decrease of 9 compared to the previous year. Freedom of Information requests must be made in writing and accompanied with a \$29.60 application fee. A total of 2 requests were made under the hardship provisions of the Act and no fee was charged.

Requests for access to information should be addressed to:

Freedom of Information Officer  
 Latrobe City Council  
 PO Box 264  
 MORWELL VIC 3840

In accordance with the *Freedom of Information Act 1982*, Latrobe City Council must decide if this information will be provided within 28 days. Of the 10 valid requests received, all were processed within the statutory timeframe.

**Information Privacy**

Latrobe City Council is obliged to ensure the personal privacy of all residents and ratepayers in accordance with the *Privacy & Data Protection Act 2014* and *Health Records Act 2001*.

Latrobe City Council will only collect, use or disclose personal information where it is necessary to perform Latrobe City Council functions or where required by law. Latrobe City Council has an adopted Privacy Policy which can be viewed on Council's website.

**Protected Disclosures**

The *Protected Disclosure Act 2012* aims to ensure openness and accountability in government by encouraging people to disclose improper conduct within the public sector and provide protection for people who make disclosures. The *Protected Disclosure Act 2012* relates to behaviours and actions of Councillors and Council Officers.

## Information management *(continued)*

Procedures on how to make a disclosure are available on Council's website.

Latrobe City Council supports the aims and objectives of the *Protected Disclosure Act 2012* and has implemented the Protected Disclosure Procedure in accordance with it.

During 2019/20 no disclosures were notified to the Independent Broad-based Anti-Corruption Commission.

### Documents for Public Inspection

Under legislation, certain information held within Latrobe City Council is available for viewing by the public during normal office hours or by prior arrangement at Latrobe City Council's Corporate Headquarters, 141 Commercial Road, Morwell.

Summarised below is a list of documents that are available for public inspection in accordance with section 12 of the *Local Government (General) Regulations 2015*.

In accordance with section 222 of the *Local Government Act 1989*, inspection of these documents can be arranged by phoning Latrobe City Council on 1300 367 700.

- Details of overseas or interstate travel taken in an official capacity by Councillors or Council officers in the previous 12 months (with the exception of interstate travel by land for less than three days)
- Agendas and minutes for Ordinary and Special Council Meetings held in the previous 12 months, kept under section 93 of the *Local Government Act 1989* or Council's Governance Rules, except where such minutes relate to parts of meetings which have been closed to members of the public under section 89 of the *Local Government Act 1989* or section 66 of the *Local Government Act 2020*
- Minutes of Special Committees established under section 86 of the *Local Government Act 1989* and held in the previous 12 months, except if the minutes relate to parts of meetings which have been closed to members of the public under section 89 of the *Local Government Act 1989* or section 66 of the *Local Government Act 2020*
- A register of delegations made pursuant to the *Local Government Act 1989* or the *Local Government Act 2020*
- Details of all leases involving land which were entered into by Council as lessor
- Register maintained under section 224 (1A) of the *Local Government Act 1989* of authorised officers appointed under that section
- A list of donations and grants made by Latrobe City Council during the financial year

### Other information available to the public

- The Councillor Reimbursement Policy (known as Provision of Resources and Support to Councillors Policy)
- Councillor Code of Conduct
- Records of Assembly of Councillors
- Register of Interests
- Council policies
- Local Laws 1, 2 and 3
- The Council Plan
- The Strategic Resource Plan
- The Annual Budget
- The Annual Report including the Auditor's Report
- All adopted Council policies

A number of these documents are also available on Latrobe City Council's website.

### Contracts

Contracts entered into in 2019/20 valued at \$150,000 or more for services, or \$200,000 or more for works or more of a kind specified in section 186(5) and (c) of the *Local Government Act 1989* are listed below.

- Construction of Traralgon Croquet Club
- Construction of new footpaths
- Traralgon to Morwell Shared Path - Stage 1B - McDonald Street to Monash Way
- Reconstruction of Vincent Road, Morwell
- Design and construction of Traralgon Sports Stadium
- Design and construction of Gippsland Regional Aquatic Centre
- Provision of printing services
- Landfill monitoring and reporting
- Provision of plant hire services
- Supply and delivery of kiosk products to Latrobe Leisure Facilities
- Design and construct - multiple cricket net training facilities
- Provision of electrical services
- Provision of plumbing and gasfitting services
- Provision of planning services
- Specialist turf supplies and services
- Provision of arboriculture maintenance services
- Rehabilitation of Morwell Landfill stages 1 and 2
- Morwell CBD revitalisation
- Latrobe Creative Precinct - supply and installation of specialist theatre equipment
- Sealing of municipal roads in Latrobe City
- Traralgon Tennis Club LED court lighting upgrade
- Drainage Augmentation to the Nixon Court - Furlonger Street Precinct, Traralgon
- Provision of heritage advisor services
- Design and construct - multi-use pavilion at Monash Reserve, Newborough
- Design, deliver and/or facilitate leadership programs
- Provision of garden maintenance at Latrobe City Council early learning and care centres
- Provision of maintenance of aquatic plant and equipment
- Demolition, design and construction of multi-use netball and tennis courts, fencing and lighting at Monash Reserve, Newborough
- Maryvale and Traralgon Recreation Reserves - upgrade change facilities
- Provision of electrical test and tagging services
- Construction and sealing of shoulders at Flynn's Creek Road
- Latrobe Regional Hospital footpath works
- Provision of veterinary services
- Drilling and construction of geothermal bores
- Hydrogeological engineering supervision of geothermal bore construction
- Redevelopment of the Keegan Street Reserve, Morwell
- Latrobe Creative Precinct Project management consultancy
- Design and construct - multi-use change room facility at Ronald Reserve, Morwell
- Construction of sports lighting at Apex Park, Traralgon
- Provision of consultancy services for development contribution plans, Section 173 Agreements and legal advice

- Reconstruction of Auchterlonie, Church and Franklin Streets, Morwell
- Installation of underground pipeline at Hyland Highway Landfill
- Design and construct of LED sports lighting at Morwell Recreation Reserve
- Project management consultancy for Gippsland Regional Aquatic Centre
- Project management consultancy for Traralgon Sports Stadium
- Construction of sports lighting at Northern Recreation Reserve and Monash Recreation Reserve, Newborough
- Hubert Osborne Park site remediation works
- Design and construct of a synthetic soccer pitch and sports lighting at Latrobe City Sports and Entertainment Stadium
- Design and delivery of startup business support program Glengarry AFL/cricket pavilion refurbishment
- Construction of stormwater outfall to Traralgon Creek
- Design and construct - cricket centre of excellence at Ted Summerton Reserve, Moe
- Construction of a synthetic oval and sports lighting at Morwell Recreation Reserve
- Traralgon Recreation Reserve Netball Court upgrade and sports lighting
- Provision of footpath grinding services

### Development Contributions Plan

From 2017/2018 changes to sections 46GM and 46QM of the *Planning and Environment Act 1987* require Councils to provide a report on development contributions.

Total DCP levies received in 2019/20	
DCP name and year approved	Levies received in 2019/20 financial year (\$)
N/A	N/A
<b>Total</b>	-

DCP land, works, services or facilities accepted as works-in-kind in 2019/20				
DCP name and year approved	Project ID	Project description	Item purpose	Project value (\$)
N/A	N/A	N/A	N/A	N/A
<b>Total</b>	-	-	-	-

Total DCP contributions received and expended to date (for DCPs approved after 1 June 2016)				
DCP name and year approved	Total levies received (\$)	Total levies expended (\$)	Total works-in-kind accepted (\$)	Total DCP contributions received (levies and works-in-kind) (\$)
N/A	N/A	N/A	N/A	N/A
<b>Total</b>	-	-	-	-

Land, works, services or facilities delivered in 2019/20 from DCP levies collected								
Project description	Project ID	DCP name and year approved	DCP fund expended (\$)	Works-in-kind accepted (\$)	Council's contribution (\$)	Other contributions (\$)	Total project expenditure (\$)	Percentage of item delivered
N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
<b>Total</b>	-	-	-	-	-	-	-	-

### Local Government Performance Reporting Framework - Governance and Management Checklist

The checklist provides an indication of Council's governance frameworks including community engagement, planning, monitoring and decision-making.

The completion of the checklist is a legislative requirement under the *Local Government Act 1989*.

Theme	Checklist item	Definitions	Yes / No	Date of operation of policy and expiry date / strategy	If no policy / strategy-insert explanation
Community engagement	Community engagement policy	Policy outlining Council's commitment to engaging with the community on matters of public interest	Yes	<b>Community Engagement Policy</b> Date of operation: 14 September 2015	
	Community engagement guidelines	Guidelines to assist staff to determine when and how to engage with the community	Yes	<b>Community Engagement Strategy 2015-2019</b> Date of operation: 14 September 2015 <b>Community Engagement Action Plan 2015-2019</b> Date of operation: 14 September 2015	
Planning	Strategic resource plan	Plan under Section 126 of the Act outlining the financial and non-financial resources required for at least the next four financial years	Yes	<b>Strategic Resources Plan 2019-2023</b> Adopted in accordance with Section 126 of the Act. Date of operation: 3 June 2019	
	Annual budget	Plan under Section 130 of the Act setting out the services to be provided and initiatives to be undertaken over the next 12 months and the funding and other resources required	Yes	<b>Annual Budget 2019/20</b> Adopted in accordance with Section 130 of the Act. Date of adoption: 3 June 2019	
	Asset management plans	Plans that set out the asset maintenance and renewal needs for key infrastructure asset classes for at least the next 10 years	Yes	<b>Road Asset Management Plan</b> Adopted: 2 October 2017	
			Yes	<b>Bridges and Major Culverts Asset Management Plan</b> Adopted: 4 June 2018	
			Yes	<b>Car Park Asset Management Plan</b> Adopted: 4 June 2018	
			Yes	<b>Building Asset Management Plan</b> Adopted: 4 June 2018	
			Yes	<b>Drainage Asset Management Plan</b> Adopted: 19 June 2017	
Yes	<b>Car Parks Asset Management Plan</b> Adopted: 4 June 2018				
Rating strategy	Strategy setting out the rating structure of council to levy rates and charges	Yes	<b>Rating Strategy 2019/20</b> Date of operation of current strategy: 3 June 2019		

Theme	Checklist item	Definitions	Yes / No	Date of operation of policy and expiry date / strategy	If no policy / strategy-insert explanation
Planning <i>(continued)</i>	Risk policy	Policy outlining Council's commitment and approach to minimising the risks to Council's operations	Yes	<b>Risk Management Policy</b> Date of operation of current policy: 1 October 2018	
	Fraud policy	Policy outlining Council's commitment and approach to minimising the risk of fraud	Yes	<b>Fraud and Corruption Control Policy</b> Date of operation of current policy: 2 December 2019	
	Municipal emergency management plan	Plan under Section 20 of the <i>Emergency Management Act 1986</i> for emergency prevention, response and recovery	Yes	Prepared and maintained in accordance with Section 20 of the <b>Emergency Management Act 1986</b> Date of preparation: 14 September 2018	
	Procurement policy	Policy under Section 186A of the Act outlining the matters, practices and procedures that will apply to all purchases of goods, services and works	Yes	Prepared and approved in accordance with Section 186A of the <b>Local Government Act 1989</b> Date of approval: 6 April 2020	
	Business continuity plan	Plan setting out the actions that will be taken to ensure that key services continue to operate in the event of a disaster	Yes	<b>Business Continuity Operational Policy</b> Date of operation of current plan: 26 April 2018	
	Disaster recovery plan	Plan setting out the actions that will be undertaken to recover and restore business capability in the event of a disaster	Yes	<b>Recovery Sub Plan 2018-2021</b> Date of operation of current plan: 14 September 2018	
	Monitoring	Risk management framework	Framework outlining Council's approach to managing risks to the Council's operations	Yes	Date of operation of current plan: 5 August 2019
Audit committee		Advisory committee of Council under Section 139 of the Act whose role is to oversee the integrity of Council's financial reporting, processes to manage risks to the Council's operations and for compliance with applicable legal, ethical, and regulatory requirements	Yes	Established in accordance with Section 139 of the Act <b>Current Audit Committee Charter</b> Date of operation: 2 March 2020	
Internal audit		Independent accounting professionals engaged by the Council to provide analyses and recommendations aimed at improving Council's governance, risk and management controls	Yes	Engaged: <b>HLB Mann Judd</b> Date of engagement: 13 September 2016	
	Performance reporting framework	A set of indicators measuring financial and non-financial performance including the performance indicators referred to in section 131 of the Act	Yes	Date of operation of current framework: 14 December 2011	



**Local Government Performance Reporting Framework - Governance and Management Checklist** *(continued)*

Theme	Checklist item	Definitions	Yes / No	Date of operation of policy and expiry date / strategy	If no policy / strategy-insert explanation
Reporting	<b>Council plan reporting</b>	Report reviewing the performance of the Council against the Council Plan including the results in relation to the strategic indicators for the first six months of the financial year	Yes	Date of report: 17 February 2020	
	<b>Financial reporting</b>	Quarterly statements to Council under Section 138(1) of the Act comparing budgeted revenue and expenditure with actual revenue and expenditure	Yes	Statements presented to Council in accordance with Section 138(1) of the Act. Dates statement presented: 21 October 2019 11 November 2019 10 February 2020 4 May 2020	
	<b>Risk reporting</b>	Six-monthly reports of strategic risks to Council's operations, their likelihood and consequences of occurring and risk minimisation strategies	Yes	Dates of reports: <b>Audit and Risk Committee</b> 15 August 2019 13 November 2019 2 March 2020 21 May 2020 <b>Executive Risk Management Committee</b> 26 July 2019 18 October 2019 12 February 2020	
	<b>Performance reporting</b>	Six-monthly reports of indicators measuring results against financial and non-financial performance including the performance indicators referred to in Section 131 of the Act	Yes	Dates of reports: 18 October 2019 2 March 2020 19 May 2020 5 August 2020	
	<b>Annual report</b>	Annual report under Sections 131, 132 and 133 of the Act to the community containing a report of operations and audited financial and performance statements	Yes	Considered at meeting of the Council in accordance with section 134 of the Act. Date of consideration: 21 October 2019	
	Monitoring	<b>Councillor code of conduct</b>	Code under Section 76C of the Act setting out the conduct principles and the dispute resolution processes to be followed by all Councillors	Yes	Reviewed in accordance with Section 76C of the Act. Date reviewed: 13 February 2017 Further review: 1 June 2020
<b>Delegations</b>		A document setting out the powers, duties and functions of Council and the Chief Executive Officer that have been delegated to members of staff	Yes	Reviewed in accordance with section 98(6) of the Act. Date of review: Council to CEO: 4 June 2020 Council to staff: 6 April 2020 CEO to staff: 22 June 2020	
<b>Meeting procedures</b>		A local law governing the conduct of meetings of Council and special committees	Yes	Meeting procedures local law made in accordance with section 91(1) of the Act. Date local law made: 23 March 2018.	

## Glossary

Latrobe City Council's adopted strategies and plans are available on the website.

[www.latrobe.vic.gov.au/CouncilDocuments](http://www.latrobe.vic.gov.au/CouncilDocuments)

**Advisory Committee**

Specialist appointees who form a committee that provides advice to Latrobe City Council on matters relating to the delivery of strategies, services and activities.

**Advocacy**

To provide support to a cause or to make public recommendation.

**Annual Action**

Significant actions for Latrobe City Council to be delivered during the next year which are linked to a strategic direction of the Council Plan. Annual Actions are strategic in nature e.g. strategy/plan, major capital projects, significant community interest, key risk control, council resolutions or legislative requirements.

**Annual Business Plan**

The Annual Business Plan, together with the Annual Budget, is Latrobe City Council's short-term planning document. The Annual Business Plan consists of actions which support the delivery of the Council Plan and Organisational Excellence at Latrobe. The Annual Budget identifies the financial and non-financial resources required to support the Plan.

**Annual Report**

The Annual Report is an annual reporting tool to provide an update to Latrobe City Council stakeholders and the Minister for Local Government on how Latrobe City Council has achieved against commitments made in the Council Plan and Strategic Resources Plan. In accordance with section 131 of the *Local Government Act 1989*, it includes a report of Latrobe City Council's operations, audited standard and financial statements, performance statement (section 132) and a report on the performance statement (section 133).

**Asset**

Property that is owned by Latrobe City Council.

**Building Act 1993**

The primary purpose of this Victorian Government legislation is the regulation of building work and building standards, accreditation of building products and construction methods, and the provision of building and occupancy permit systems and dispute resolution mechanisms.

**Capital Works**

Projects undertaken to either renew, upgrade or construct assets owned by Latrobe City Council.

**Council**

The collective group of nine Councillors who set the strategic direction for Latrobe City Council, monitor organisational performance, liaise with stakeholders and ensure operational compliance.

**Council Plan**

A rolling plan that contains four-year strategies and indicators of outcomes, together with a Strategic Resources Plan that contributes to achieving the key objectives of the Latrobe community vision.

**Councillor**

A member of the community elected in accordance with the *Local Government Act 1989* to represent the residents of a ward within the municipality as a member of Council.

**Development Plan**

A plan that aims to coordinate the layout of new subdivisions and is particularly useful to ensure the integrated development of land where there are several properties in separate ownership. The plan may also provide certainty about the nature and staging of new subdivision developments over a period of time. A development plan can provide direction and coordination of infrastructure networks, public open space and housing types.

**Freedom of Information Act 1982**

The purpose of this act is to give members of the public rights of access to official documents of the Government, the Commonwealth and of its agencies.

**Gippsland Local Government Network**

An alliance of the six municipal councils located in Gippsland. The Mayor and Chief Executive Officer of each council meet regularly, with the primary objective to work collaboratively on a range of issues and projects of mutual interest.

**Gippsland Logistics Precinct**

A Latrobe City Council-owned 64 hectare precinct adjacent to the existing rail line in Morwell to be developed as a centre for the efficient and cost effective movement of freight to and from the Gippsland region.

**Governance**

How Council operates as a decision-making body.

**Full-time equivalent**

The unit that measures a worker's involvement in a project, or to track cost reductions in an organisation. An FTE of 1.0 is equivalent to a full-time worker or student, while an FTE of 0.5 signals half of a full work load.

**Indicators**

Performance measures that provide a range of economic, environmental and social indicators, identifying the extent to which an objective has been achieved.

**Indigenous**

Originating in a particular geographic region or environment and native to the area and/or relating to Aboriginal and Torres Strait Islander people.

**Information Privacy Act 2001**

The purpose of this act is to create a scheme for the responsible collection and handling of personal information across the Victorian public sector.

**Infrastructure**

Basic community facilities such as roads, drains, footpaths and public buildings, etc.

**Landfill**

Engineered containment facility licensed by the Environment Protection Authority to accept specific solid waste.

## Glossary *(continued)*

### Latrobe 2026: The Community Vision for Latrobe City

The Community Vision was generated after identifying three broad concepts shared by the Latrobe City community: Sustainability, Liveability and Leadership. A further nine strategic objectives were identified to take Latrobe City forward: Economy, Natural Environment, Built Environment, Our Community, Culture, Recreation, Governance, Advocacy and Partnerships, and Regulation and Accountability. Development of the community vision was facilitated by Latrobe City Council in consultation with many organisations, agencies, groups and individuals. The Latrobe 2026 Community Vision is an important long-term strategic document for Latrobe City Council which provides the principal direction to the Council Plan.

### Latrobe Planning Scheme

The planning scheme that sets out policies and requirements for the use, development and protection of land located in Latrobe City.

### Latrobe Valley Authority

A State Government agency established to bring together local people, councils, industry, education providers and government to secure the economic future of the Latrobe Valley region after the closure of the Hazelwood power station.

### Local Government Act 1989 and Local Government Act 2020

This Victorian Government legislation outlines the intention for councils to provide a democratic and efficient system of local government in Victoria. It also gives councils the power to meet the needs of their communities, and provides the basis for an accountable system of governance in Victoria.

### Local Government Performance Reporting Framework

A set of State Government mandated key performance indicators common to all local councils measuring their performance.

### Local Laws

Laws under the jurisdiction of Latrobe City Council and enforced by Latrobe City Council employees and/or Victoria Police.

### Local Planning Policy Framework

The framework provides the strategic basis for land use planning as controlled by the Latrobe Planning Scheme. The framework consists of the Municipal Strategic Statement together with the Local Planning Policy.

### Major Initiative

Most significant actions for delivery over the current twelve month period and are linked to a strategic direction of the Council Plan.

### Mission

The overall corporate philosophy that articulates how the Latrobe community vision will be achieved.

### Municipality

A geographical area that is delineated for the purpose of local government.

### Performance Indicator

Measures used to monitor the performance of Latrobe City Council in achieving the objectives of the Council Plan.

### Plan

Focused and structured detail of action to be undertaken, involving a series of specific steps, to implement the objectives and goals of an overarching strategic direction.

### Planning and Environment Act 1987

This Victorian Government legislation establishes a framework for planning the use, development and protection of land in Victoria in the present and long-term interests of all Victorians.

### Policy

A set of principles intended to influence and provide direction for council decisions, actions, programs and activities.

### Quarterly Report

A three-monthly report to Councillors on how the organisation is progressing against the commitments made in the Council Plan as well as operational, financial and statutory information.

### Regional Cities Victoria

An organisation representing the 10 largest provincial centres in Victoria, comprising the municipalities of Ballarat, Bendigo, Geelong, Horsham, Latrobe City, Mildura, Shepparton, Wangaratta, Warrnambool and Wodonga. The Mayor and Chief Executive Officer of each council meet regularly, with the primary objective to expand the population of regional Victoria through promoting business and government investment and skilled migration to regional centres.

### Service

A service identified by Latrobe City Council to be provided to the community during the four-year period of the Council Plan.

### Sister City

An agreement between two cities in different countries that share cultural contact as a means of promoting cross-cultural awareness and interaction. Latrobe City has sister city affiliations with China and Japan.

### Strategic Direction

Under each strategic objective of the Council Plan are Strategic Directions. Strategic Directions further detail the key areas Latrobe City Council will focus on achieving over the next four years.

### Strategic Resources Plan

A component of the Latrobe City Council Plan and is prepared in accordance with section 126 of the *Local Government Act 1989*. It identifies the financial and non-financial resources required by Latrobe City Council over the next four years to implement the Council Plan.

### Strategy

A long term systematic plan of action to achieve defined outcomes in an area of council activity or responsibility. A series of objectives is set out to meet these goals and specific actions are determined to meet these objectives.

### Structure Plans

A document that provides direction for planning and development of a defined precinct. Structure plans are subject to community consultation and may be incorporated into the Latrobe Planning Scheme.

### Values

Represent underlying attitudes and beliefs within the organisation that are demonstrated through organisational practices, processes, and behaviours

### Victorian Auditor General's Office

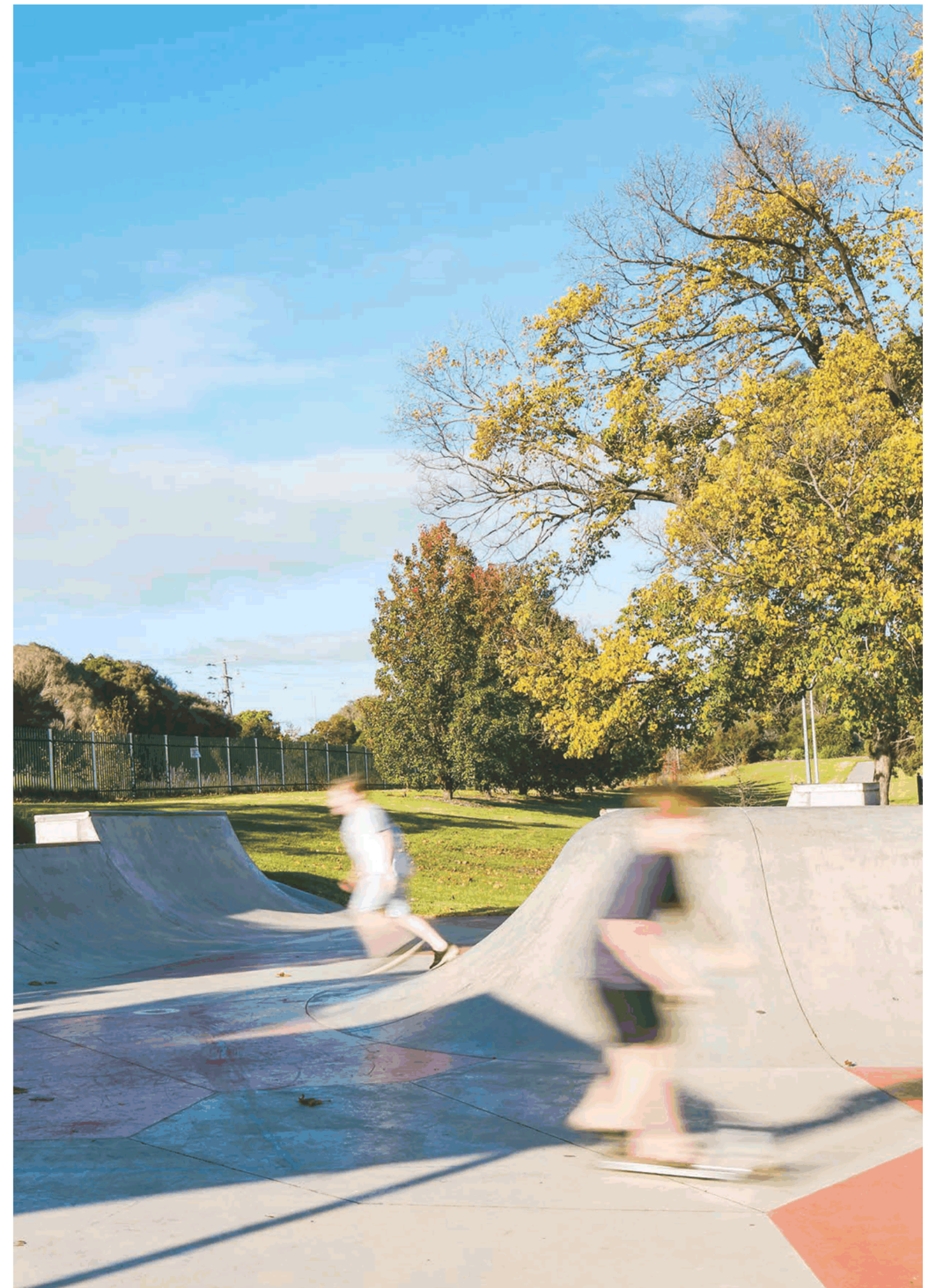
A public sector audit organisation providing auditing services to the Victorian Parliament and Victorian public sector agencies and authorities.

### Vision

A statement of direction that defines the aspirations of Latrobe City Council, and serves to guide all organisational objectives.

### Ward

An area of the municipality identified for the purpose of representation. Latrobe City Council has four wards with a total of nine councillors.





## LATROBE CITY COUNCIL

**Phone** 1300 367 700

**Post** PO Box 264, Morwell, 3840

**Email** [latrobe@latrobe.vic.gov.au](mailto:latrobe@latrobe.vic.gov.au)

**Website** [www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)

## SERVICE CENTRES AND LIBRARIES

### **Morwell**

Corporate Headquarters  
141 Commercial Road, Morwell

Morwell Library  
63-65 Elgin Street, Morwell

### **Moe**

*Moe Service Centre and Library*  
1-29 George Street, Moe

### **Traralgon**

*Traralgon Service Centre and Library*  
34-38 Kay Street, Traralgon

### **Churchill**

*Churchill Community Hub*  
9-11 Philip Parade, Churchill

*To obtain this information in languages other than English, or in other formats, please contact Latrobe City Council on 1300 367 700.*

**Agenda Item: 13.2**

**Agenda Item: Proposed 2021 Scheduled Council Meeting Dates**

**Sponsor: Chief Executive Office**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Decision**

**Proposed Resolution:**

**That Council adopts and gives public notice of the following Council Meetings for 2021, commencing at 6pm, to be held either in the Nambur Wariga Meeting Room, Council Headquarters, 141 Commercial Road, Morwell or where permissible and appropriate, by means of audio-visual link:**

- 8 February 2021
- 1 March 2021
- 12 April 2021
- 3 May 2021
- 7 June 2021
- 5 July 2021
- 2 August 2021
- 6 September 2021
- 4 October 2021
- 8 November 2021
- 15 November 2021
- 6 December 2021

**Executive Summary:**

The purpose of this report is to recommend that Council adopts and gives public notice of its meeting dates and times for 2021.

The proposed dates are as follows:

- 8 February 2021
- 1 March 2021
- 12 April 2021
- 3 May 2021
- 7 June 2021
- 5 July 2021
- 2 August 2021
- 6 September 2021
- 4 October 2021
- 8 November 2021
- 15 November 2021
- 6 December 2021

The Council Meetings will continue to be supported via confidential briefing meetings prior to the Council meeting to inform Councillors on key matters. Unscheduled Council Meetings may also be called where necessary and in

accordance with legislative requirements.

**Background:**

The preparation of the proposed meeting dates has taken into consideration a number of elements including prescribed public holidays.

The proposed meeting dates, in calendar format, are provided as an attachment to this report.

**Issues:**

*Strategy Implications*

Setting of Council meeting dates is a basic minimum requirement for Council to conduct its business and ultimately give effect to the Council Plan.

*Communication*

The dates fixed will be advertised on the Council's website.

*Financial Implications*

Council Meetings are accounted for in the current and upcoming budgets.

*Risk Analysis*

Should Council delay a decision on Council meetings dates for 2021, the Council will enter the New Year without meetings scheduled. This will be an administrative burden to accommodate and also mean the Council is not complying with its Governance Rules. Community members seeking to be involved in Council meetings will also be adversely impacted.

*Legal and Compliance*

The Governance Rules requires that at or before the last meeting each calendar year, Council must fix the date, time and place of all Council meetings for the following calendar year.

*Community Implications*

Advance notice of the 2021 Scheduled Council Meeting schedule is consistent with the approach in other years and will ensure the provision for the community to be aware and/or involved in meetings continues.

*Environmental Implications*

Not applicable.

*Consultation*

The meeting dates will be made publicly available once adopted.

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil.

**Attachments**

1 [↓](#).  DRAFT 2021 Council Meeting Dates Calendar

## **13.2**

### **Proposed 2021 Scheduled Council Meeting Dates**

- 1 DRAFT 2021 Council Meeting Dates Calendar ..... 128**

# 2021

## Draft Council Meeting Cycle Calendar

January						
M	T	W	T	F	S	S
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

February						
M	T	W	T	F	S	S
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28

March						
M	T	W	T	F	S	S
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

April						
M	T	W	T	F	S	S
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30		

May						
M	T	W	T	F	S	S
					1	2
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

June						
M	T	W	T	F	S	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

July						
M	T	W	T	F	S	S
			1	2	3	4
5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

August						
M	T	W	T	F	S	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

September						
M	T	W	T	F	S	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

October						
M	T	W	T	F	S	S
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

November						
M	T	W	T	F	S	S
1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30					

December						
M	T	W	T	F	S	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

 Statutory Council Meeting

Public Holidays	
1-Jan	New Year's Day
26-Jan	Australia Day
8-Mar	Labour Day
2-Apr	Good Friday
3-Apr	Easter Saturday
4-Apr	Easter Sunday
5-Apr	Easter Monday
25-Apr	ANZAC Day
14-Jun	Queen's Birthday
24-Sep	AFL Grand Final (TBC)
2-Nov	Melbourne Cup Day
27-Dec	Christmas Day
28-Dec	Boxing Day

Council Meeting	
	Dates
	6pm Start
	8-Feb
	1-Mar
	12-Apr
	3-May
	7-Jun
	5-Jul
	2-Aug
	0-Jan
	4-Oct
	8-Nov
	6-Dec



**Agenda Item: 13.3**

**Agenda Item: Appointment of Councillors to Council Committees  
2020/21**

**Sponsor: Chief Executive Office**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Decision**

**Proposed Resolution:**

**That Council:**

- 1. Appoints Councillors to the committees identified in the Committees List in Attachment 1 for 2020-21; and**
- 2. Notifies the committees of those appointments.**

**Executive Summary:**

- Council has appointed Councillors to various committees to both support the community and to represent and advocate on behalf of the community.
- As Latrobe City welcomes an incoming Council for the 2020-2024 Council Term, a review of the existing appointments is required.
- This report proposes that Council review the existing appointments and makes appointments to the committees identified in the attached Committees List for 2020-2021.
- There are also a number of Project Reference Groups recommended to be concluded at this meeting. No appointments are proposed to be made to these. These are Ted Summerton Reserve, Traralgon Sports Stadium, Latrobe City Sports and Entertainment Stadium and Monash Reserve.

**Background:**

Council has appointed Councillors to various committees to both support the community and to represent and advocate on behalf of the community. After initial appointments, committee membership is reviewed annually.

For information, various Councillors and Council Officers are involved with Latrobe City's Township Associations, although these are not Council made appointments. The township associations are:

- Boolarra Community Development Group
- Churchill and District Community Association
- Glengarry Community Association
- Hazelwood Jeeralang Community Association
- Toongabbie Township Group Inc.
- Traralgon South & District Township Association
- Tyers & District Community Association
- Yallourn North Action Group
- Yinnar & District Community Association

**Issues:**

*Strategy Implications*

Having Councillor representation on committees assists in fulfilling Objective 5 of the Council Plan to 'provide a connected, engaged and safe community environment, which is improving the well-being of all Latrobe City citizens'.

*Communication*

Once appointments are formally made, committees can be communicated with accordingly.

*Financial Implications*

There are no financial implications in relation to this report.

*Risk Analysis*

Identified risk	Risk likelihood*	Controls to manage risk
<p><b>Service Delivery/Legal/Regulatory Risk</b></p> <p>Failure to make or delay some appointments may mean some Committees cannot fulfil their</p>	<p>5 (Almost Certain)</p>	<p>It is essential for appointments to be made in a timely fashion.</p>

duties/statutory obligations.		
-------------------------------	--	--

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

Some appointments are required to fulfil statutory obligations.

*Community Implications*

It is likely that some of the community expects Councillor involvement on committees.

*Environmental Implications*

Not applicable.

*Consultation*

Council is not required to consult in relation to this request.

*Other*

Not applicable.

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

**Attachments**

1 [↓](#).  Committee Appointments 2020-21

## **13.3**

### **Appointment of Councillors to Council Committees 2020/21**

<b>1</b>	<b>Committee Appointments 2020-21 .....</b>	<b>133</b>
----------	---	------------

	Cr Dan Clancey	Cr Melissa Ferguson	Cr Sharon Gibson	Cr Dale Harriman	Cr Darren Howe	Cr Brad Law	Cr Tracie Lund	Cr Graeme Middlemiss	Cr Kellie O'Callaghan
<b>Community Asset Committees</b>									
Latrobe Regional Airport Community Asset Committee					Alternate			Member	
Yallourn North Community Housing Community Asset Committee							Alternate	Member	
Morwell Centenary Rose Garden Community Asset Committee							Member	Alternate	
Callignee and Traralgon South Sporting Facilities Community Asset Committee					Member				
Traralgon Railway Reservoir Conservation Reserve Community Asset Committee	Member			Member	Member				
George Bates Reserve Community Asset Committee							Member	Member	
Baillie Reserve Tyers Community Asset Committee				Alternate	Member				
Mathison Park Community Asset Committee		Member							
<b>Statutory Committees</b>									
Audit and Risk Committee		Member	Alternate						
Municipal Emergency Management Planning Committee			Member			Member	Member		
<b>Council Committees and User Groups</b>									
Australia Day Advisory Committee	Member				Member				
Animal Welfare Advisory Committee			Member				Alternate		Member
Braiakaulung Advisory Committee									Member

	Cr Dan Clancey	Cr Melissa Ferguson	Cr Sharon Gibson	Cr Dale Harriman	Cr Darren Howe	Cr Brad Law	Cr Tracie Lund	Cr Graeme Middlemiss	Cr Kellie O'Callaghan
CEO Recruitment, Performance and Remuneration Review Advisory Committee	Member		Member (Mayor)		Member (D. Mayor)			Member	
Churchill & District Community Hub Advisory Committee		Member							
Cultural Diversity Advisory Committee	Member				Member				
Early Years Reference Committee	Member								Member
Economic Development Advisory Committee			Member (Mayor)		Member (D. Mayor)				
Flynn Hall PRG					Member				Member
Gippsland Regional Aquatic Centre PRG				Member	Member				Member
Latrobe City Hyland Highway Municipal Landfill Consultative Committee				Member	Member				
Latrobe City International Relations Committee	Member		Member	Member					
Latrobe City Lake Narracan Advisory Committee			Member			Member			
Latrobe City Taskforce			Member						Member
Latrobe City Tourism and Major Events Advisory Committee			Member	Member	Member				
Latrobe Creative Precinct PRG	Member			Member	Member				
Latrobe Leisure Traralgon Sports Stadium User Group	Member			Member					
Latrobe Regional Gallery Advisory Committee	Member						Member		

	Cr Dan Clancey	Cr Melissa Ferguson	Cr Sharon Gibson	Cr Dale Harriman	Cr Darren Howe	Cr Brad Law	Cr Tracie Lund	Cr Graeme Middlemiss	Cr Kellie O'Callaghan
Moe Southside Community Precinct Advisory Committee			Member			Member			
Motorsports Complex Advisory Committee (Centre for Australian Automotive Futures)			Member		Member			Member	
Morwell Recreation Reserve PRG							Member	Member	
Rail Freight Working Group			Alternate			Member		Member	
Road and Place Name Advisory Committee	Member		Member (Mayor)	Member					
Social Planning for Wellbeing Committee/Municipal Public Health and Wellbeing Reference Group	Member	Member	Member				Member		Member (Chair)
Traralgon CBD Safety Committee				Member	Member				
Traralgon Recreation Reserve and Showgrounds Advisory Committee				Alternate	Member				
Victory Park Precinct Advisory Committee	Member			Member					
War Memorials Advisory Committee			Member (Mayor)						
<b>Committees of Management</b>									
Crinigan Bushland Reserve Committee of Management								Member	
Edward Hunter Heritage Bush Reserve Committee of Management			Member			Member			
Ollerton Avenue Bushland Reserve Committee of Management			Member			Member			
<b>External Committees and Associations</b>									
Alliance of Councils for Rail Freight Development						Member		Member	

	Cr Dan Clancey	Cr Melissa Ferguson	Cr Sharon Gibson	Cr Dale Harriman	Cr Darren Howe	Cr Brad Law	Cr Tracie Lund	Cr Graeme Middlemiss	Cr Kellie O'Callaghan
Gippsland Local Government Waste Forum							Alternate	Member	
Gippstown Reserve Committee of Management Inc. <i>(by invitation)</i>			Alternate			Member			
Hazelwood Mine Fire Health Study Community Advisory Committee			Member (Mayor)						
Latrobe City Trust		Member	Member (Mayor)		Member (D. Mayor)			Member	Member
Latrobe Valley Mine Rehabilitation Advisory Committee								Member	
Moe Yallourn Rail Trail Committee Inc			Member			Member			
Municipal Association of Victoria (MAV)		Alternate	Member						
National Timber Councils Association			Alternate	Member					
One Gippsland (formerly GLGN)			Member (Mayor)						
Regional Aboriginal Justice Advisory Committee (RAJAC)			Member						
Regional Cities Victoria			Member (Mayor)						
Roadsafe Gippsland Community Road Safety Council			Member		Member				
South East Australian Transport Strategy (SEATS)						Alternate		Member	
Timber Towns Victoria			Member	Member					



**Agenda Item: 13.4**

**Agenda Item: Development of Council's Community Engagement Policy**

**Sponsor: Chief Executive Office**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Decision**

**Proposed Resolution:**

**That Council Officers:**

- 1. Commence a process of initial community engagement from 8 December 2020 to 19 January 2021 to assist in the development of a community engagement policy.**
- 2. Present a further report to the February 2021 Council meeting detailing the outcomes of the initial community engagement and presentation of a final draft Community Engagement Policy for Council's consideration.**

**Executive Summary:**

The *Local Government Act 2020* (the Act) was passed in March 2020, with the various parts of the Act commencing over a timeline of several years.

Section 55 of the Act requires councils to adopt and maintain a Community Engagement Policy (the Policy). The Policy is required to be adopted by 1 March 2021 and:

- be developed in consultation with the municipal community;
- give effect to the Community Engagement Principles (set out in Supporting Information below);
- be able to be applied to local laws, budget and policy development;
- describe the type and form of community engagement proposed having regard to the significance and complexity of the matter and the level of resourcing required;
- specify a process for informing the municipal community of the outcome of the

community engagement;

- include deliberative engagement practices, that can be applied development of the Community Vision, Council Plan, Financial Plan and Asset Plan; and
- include any other matters prescribed by the regulations (there are currently no regulations).

The Policy is one of a number of governing documents the Act has introduced that are intended to reflect an overarching set of governance principles contained at section 9 of the Act.

Although it was not previously a legislative requirement, Council has an existing Community Engagement Policy which was adopted in 2015 and underpinned by a Community Engagement Strategy. However due to the increased requirements of the 2020 Act, it is necessary to develop a new Policy rather than amend the existing one.

Council Officers have developed a preliminary draft Community Engagement Policy. This version is attached for Council's information and components of the 2015 Council Policy have been incorporated where possible.

Benchmarking has also been conducted against the policies of several councils which were put forward as best practice models by Local Government Victoria.

In addition to the Community Engagement Principles from the Act, the preliminary draft Policy is based around the Core Values and Public Participation Spectrum created by the International Association for Public Participation (IAP2).

It is proposed that Council undertake a six week process of Initial community engagement from 8 December 2020 to 19 January 2021 to assist in the development of the community engagement policy.

This process would likely include a community survey, feedback on the preliminary draft policy and a workshop with interested Councillors.

This would be followed by further targeted consultation with interested parties on the final draft policy after consideration by Council in February.

The timeline below provides an outline of the steps required to finalise the policy

Dates	Actions
8 December 2020 – 19 January 2021	General community engagement to assist in the development of the policy.
8 February 2021	Present final draft policy to Council
11 February 2021 – 25 February 2021	Targeted Engagement on final draft

	policy
March 2021	Endorsement of policy

It is therefore recommended that Council commence a process of initial community engagement to assist in the development of the policy.

**Background:**

As part of the requirements of the *Local Government Act 2020* (the Act) Council is required by 1 March 2021 to have adopted a Community Engagement Policy that gives effect to the following Community Engagement Principles (section 55 and 56):

- a) a community engagement process must have a clearly defined objective and scope;
- b) participants in community engagement must have access to objective, relevant and timely information to inform their participation;
- c) participants in community engagement must be representative of the persons and groups affected by the matter that is the subject of the community engagement;
- d) participants in community engagement are entitled to reasonable support to enable meaningful and informed engagement;
- e) participants in community engagement are informed of the ways in which the community engagement process will influence Council decision making.

The Policy must be capable of being applied to development of local laws, budgets, policies, the Community Vision, Council Plan, Financial Plan and Asset Plan. In relation to the Vision and Plans, the Act requires the Policy to include deliberative engagement practices that can be utilised.

Deliberative engagement is not defined in the Act. Broadly, it involves public participation in decision making towards the higher end of the IAP2 Spectrum referred to above. The Spectrum begins at Inform, and moves through Consult, Inform, Collaborate and Empower. Local Government Victoria has identified the key characteristics of deliberative engagement as:

- authentic engagement with the community;
- good representation of the community in engagement activities;
- clear demonstration of how all views have been considered;
- accessible and relevant information available to the community to ensure the decision-making process and the community's level of influence is clear in each instance and that participants are fully informed.

The Policy must also provide some detail of the type and form of community engagement that Council will facilitate, depending on the circumstances, and guidance on how Council will ensure the community is advised of the results of a completed community engagement process.

The Act notes that the Policy must comply with any matters prescribed by regulations, however there are currently none in place and LGV has indicated there is no plan to do so for the time being.

Council is required by the Act to develop the Policy in consultation with the municipal community. As there is no prescribed process in place, it is proposed that Council Officers undertake a process as detailed in the executive summary to satisfy the public consultation requirement of the act.

It is noted that based on the above timelines it may not be possible to have the policy endorsed by 1 March 2021.

**Issues:**

*Strategy Implications*

Adoption of the Policy will best ensure compliance with the Act, and achieve the following Objectives of the Council Plan:

Objective 5 - Provide a connected, engaged and safe community environment, which is improving the well-being of all Latrobe City citizens; and

Objective 6 - Ensure Council operates openly, transparently and responsibly.

*Communication*

The Act requires the Policy to be developed in consultation with the municipal community. A draft will be made available to the public for consultation and feedback. Due to the need to have the Policy adopted by 1 March 2021, it is proposed to have a six week period during which feedback can be submitted.

*Financial Implications*

Not applicable.

*Risk Analysis*

<b>Identified risk</b>	<b>Risk likelihood*</b>	<b>Controls to manage risk</b>
<p><b>Reputational Risk</b></p> <p>Council is criticised for undertaking consultation over the Christmas Break.</p>	<p>3 (Possible)</p>	<p>Council's website and facebook page is utilised throughout consultation to promote the opportunity for feedback.</p>

<p><b>Legal/Regulatory Risk</b></p> <p>Failure to publicly consult on the Policy would mean Council has not complied with the public consultation requirement for development.</p>	<p>1 (Rare)</p>	<p>Community consultation is to be undertaken and feedback considered.</p>
<p><b>Legal/Regulatory Risk</b></p> <p>The Policy is not ready for adoption by 1 March 2021.</p>	<p>2 (Unlikely)</p>	<p>Ensure community consultation is undertaken immediately once agreed by Council so that there is sufficient time for that process, consideration of feedback and final amendments to the Policy.</p>

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

Section 55 of the Act requires Council to adopt and maintain a Community Engagement Policy and subsection 55(2)(a) requires development of the Policy to involve public consultation.

*Community Implications*

The Policy will facilitate understanding of how Council will involve the community and stakeholders in decision making and development of the municipality, which fosters greater fairness, inclusivity, ownership and transparency in decision making, and increases community trust and confidence in the activities of Council.

*Environmental Implications*

Not applicable.

*Consultation*

A six week public consultation period is proposed to meet the requirements of the Act.

Some targeted internal consultation has taken place to finalise the contents of the draft Policy.

Targeted working groups will be convened to seek feedback on the draft policy.

*Other*

Not applicable.

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

*Local Government Act 2020*

Community Engagement Policy 2015-2019

Community Engagement Strategy 2015-2019

**Attachments**

1   Preliminary Draft Community Engagement Policy

## **13.4**

### **Development of Council's Community Engagement Policy**

- 1 Preliminary Draft Community Engagement Policy ..... 144**



# Community Engagement Policy

Version 1

Approval Date: (insert date)

Review Date: (insert date)





## Community Engagement Policy

### DOCUMENT CONTROL

Responsible GM	Steve Piasente	
Division	Office of Chief Executive Officer	
Last Updated (who & when)	(Manager Title & Name)	2020
DOCUMENT HISTORY		
Authority	Date	Description of change
Council	(day, month & year)	Adopted
References	Refer to Section 8 and 9 of this policy	
Next Review Date	(Month & Year)	
Published on website	Yes	
Document Reference No		

**WARNING - uncontrolled when printed.**

Page 2 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



## Community Engagement Policy

### 1. Background

This Policy fulfils the requirement for Council to have a Community Engagement Policy under section 55 of the *Local Government Act 2020* (the Act) and gives effect to the Community Engagement Principles contained in section 56 of the Act.

### 2. Objectives

The objectives of this Policy are to:

- 2.1 Give effect to the Community Engagement Principles;
- 2.2 Outline the framework for Council's community engagement processes;
- 2.3 Facilitate understanding of how Council will involve the community and stakeholders in decision making and development of the municipality.

The Policy is an integral part of how Council will meet the Overarching Governance Principles in section 9 of the Act.

### 3. Scope

- 3.1 This Policy applies to all Councillors and employees of Latrobe City Council as well as all contractors acting in place of an employee of Latrobe City Council.
- 3.2 This Policy applies to all community engagement processes to be undertaken by Council excluding matters where Victorian legislation mandates a different procedure.

### 4. Principles of Management

#### 4.1 Introduction

Latrobe City Council is committed to embracing an ongoing dialogue with our community through providing genuine, consistent, inclusive and effective community engagement processes.

Successful community engagement allows Council to benefit from the knowledge and experience of the Latrobe City community, and enables community members to influence, and see their influence on, the decisions and actions that impact their daily lives and our collective future.

To reflect Latrobe City Council's community engagement values, the Council is committed to contemporary and evolving approaches including providing access to professional development opportunities for the organisation to benefit. Council's community engagement values are:

- **Respect:** consideration is shown to all members of the community. The views, concerns and experiences of community members are listened to and each person's point of view is valued;
- **Inclusiveness and accessibility:** every effort is made to provide opportunities for all members of the community to participate in both planned and unplanned

**WARNING - uncontrolled when printed.**

Page 3 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



## Community Engagement Policy

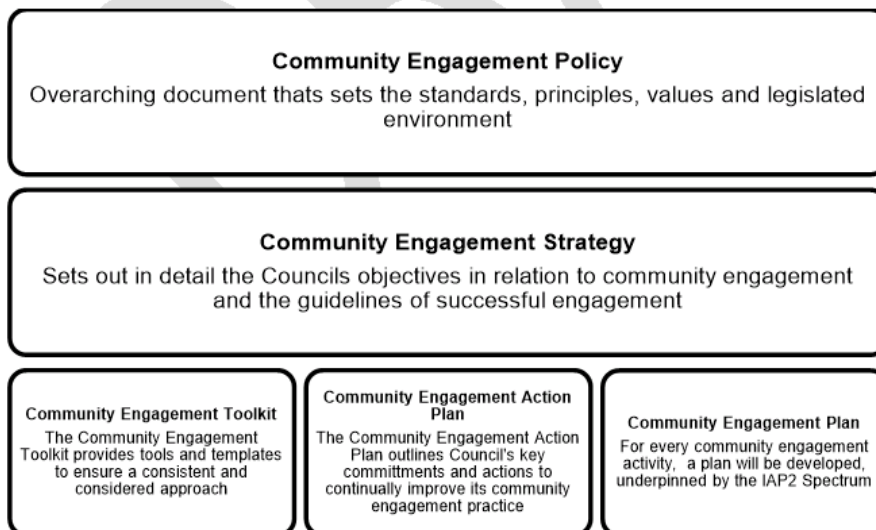
community engagement activities. All members of the community are supported to actively contribute, regardless of age, gender, sexuality, income, education, cultural background, language skills or disability;

- **Integrity and honesty:** a trustworthy and honest manner is used in all levels of community engagement practices and decision-making, with processes being open and transparent. Members of the community are given a clear understanding of how their input has been considered as part of the final decision-making process.
- **Accountability and ownership:** responsibility is taken for Council's input, decisions and actions relating to community engagement activities;
- **Communication:** effective communication methods are used throughout the community engagement process, when receiving and providing input, making decisions and taking action. This includes closing the loop with participants by clearly demonstrating how their input was considered in the final decision;
- **Innovation:** new and innovative ways to listen to and engage with members of the community are looked into regularly, including seeking out solutions to improve discussion, decision-making and action in order to enhance the community engagement experience.

### 4.2 Latrobe City Councils Framework

There are three key documents and a toolkit that guide Community Engagement at Latrobe City Council.

The diagram below demonstrates how these documents relate to each other and deliver on Council's commitment to its community engagement practice.



**WARNING - uncontrolled when printed.**

Page 4 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



## Community Engagement Policy

### 4.3 Principles and IAP2 Values

Latrobe City Council's Community Engagement Policy is required to give effect to five Community Engagement Principles set out at section 56 of the Act. These are set out below and Council commitment to them is stated:

Principle	Council's Commitment
The community engagement process has a clearly defined objective and scope.	<ul style="list-style-type: none"> <li>All community engagement is planned by clearly identifying the purpose, scope and objectives of the community's participation, in the community engagement plan.</li> <li>We will communicate the reasons for engagement with participants.</li> </ul>
Participants in community engagement will have access to objective, relevant and timely information to inform their participation.	<ul style="list-style-type: none"> <li>We will ensure the community has the information necessary to participate meaningfully in the engagement activities.</li> <li>We will endeavour to provide information that is objective, relevant, timely and easy to understand.</li> </ul>
Participants in community engagement will be representative of the persons and groups affected by the matter.	<ul style="list-style-type: none"> <li>We will identify the people, communities and stakeholders who are affected by and interested in the topic of engagement.</li> <li>We will reach out to our community to involve and hear from participants that represent the affected and interested groups.</li> </ul>
Participants in community engagement are entitled to reasonable support to enable meaningful and informed engagement.	<ul style="list-style-type: none"> <li>We will reduce physical, social and cultural barriers to participation.</li> <li>We will consider the needs and perspectives of all groups that may want to be involved in the process.</li> <li>We will seek to obtain the views of a broad cross section of the community, especially when there is a quiet majority.</li> <li>We will allow sufficient time for review of information and participation in varied engagement activities.</li> </ul>
Participants in community engagement are informed of the ways in which the community engagement process will influence Council decision making.	<ul style="list-style-type: none"> <li>We recognise the International Association for Public Participation (IAP2) as the international standard for effective community engagement. We will be guided by IAP2 recommendations.</li> <li>We will inform participants of the level of influence they will have, as described in the IAP2 spectrum's promise to the public, and we will ensure they know the outcomes of any decisions made.</li> </ul>

In developing this Policy, Council has also been guided by a set of core values established by the International Association for Public Participation (IAP2), which is recognised as an international leader in the field of public participation and community engagement. The values, which IAP2 created to assist organisations to

**WARNING - uncontrolled when printed.**

Page 5 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



## Community Engagement Policy

make decisions which reflect the interests and concerns of potentially affected people and entities, are:

1. public participation is based on the belief that those who are affected by a decision have a right to be involved in the decision-making process;
2. public participation includes the promise that the public's contribution will influence the decision;
3. public participation promotes sustainable decisions by recognising and communicating the needs and interests of all participants, including decision makers;
4. public participation seeks out and facilitates the involvement of those potentially affected by or interested in a decision;
5. public participation seeks input from participants in designing how they participate;
6. public participation provides participants with the information they need to participate in a meaningful way;
7. public participation communicates to participants how their input affected the decision.

#### 4.4 What is Community Engagement and Why is it Important

Community engagement is about empowering, amplifying and capturing the voice of the community. It allows community members to actively contribute to Council decisions and actions by creating an inclusive environment in which community feedback is embraced, considered and acted upon.

Community engagement can be both proactive and responsive. It occurs in planned moments - such as the range of ways Council seeks and uses community input when making a decision - and also occurs in the way Council undertakes day to day services and activities, and consistently builds and maintains relationships with community members and stakeholders.

The ability for people to be involved and heard on issues that are important to them and decisions that impact them fosters greater fairness, inclusivity, ownership and transparency in decision making, and increases community trust and confidence in the activities of Council.

Community engagement is a vital part of Council's operations, as it provides the opportunity for Council to learn about the variety of views, insights and issues in our region. It enables and ensures the responsiveness of the Council, as well as facilitating and enhancing the quality and effectiveness of major projects, infrastructure works, policy development, service planning, community led developments and other initiatives.

**WARNING - uncontrolled when printed.**

Page 6 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



## Community Engagement Policy

### 4.5 Who We Engage With

Latrobe City is a diverse community with a broad range of views and interests.

While decision making activities are of interest to all community members and stakeholders, it would not be efficient or sustainable for Latrobe City Council to engage with the entire community on every issue. Some decisions also affect certain community members or stakeholders more than others.

In implementing community engagement processes, Council considers community to include anyone affected by or with an interest in a decision, but will endeavour to ensure participation of those most affected or with the most interest.

### 4.6 When We Will Engage

Embedding strong community engagement into Latrobe City Council's practices is a key Council priority.

The Act sets out a number of matters where community engagement is compulsory. These are:

- Community Vision;
- Council Plan;
- Financial Plan;
- Asset Plan;
- Budget (or any revised Budget);
- Adopting Local Laws;
- Governance Rules;
- Acquiring or disposing of land;
- Leasing of Council land (in some circumstances).

In addition to the matters listed above, where appropriate Latrobe City Council will engage the community under a range of other scenarios, such as:

- Other Policy, Strategy and Plan development;
- Service planning, including development, amendment or improvement of a service provided by Council;
- Area improvement, for example major projects and infrastructure, and upgrades to recreational areas, community assets and Council buildings and facilities;
- Site specific, being any changes to an area, and including matters affecting an individual property;
- Additional legislative requirements under this Act including related regulations, or as required by any other Act, for example:

**WARNING - uncontrolled when printed.**

Page 7 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



## Community Engagement Policy

- *Road Management Act 2004;*
- *Planning and Environment Act 2007;*
- *Public Health and Wellbeing Act 2008;*
- Issues affecting the:
  - Cultural and social liveability of the community;
  - Local economy and labour market; or
  - Natural environment.

Community engagement will usually occur in the earlier stages of a project/initiative, providing an opportunity for the public to influence the development process. Depending on the circumstances, community engagement may be undertaken in more than one stage.

Council will conduct community engagement within timeframes that allow a reasonable opportunity for community members and stakeholders to participate. There are some instances where the timeframe for consultation is predetermined by legislation.

Not all decisions of Latrobe City Council will provide an opportunity for broad community consultation or active participation. In some instances, a prior decision of Council or a legislative imperative may limit or preclude further discussion or consideration of an issue. A decision may be part of Latrobe City Council's broad strategic agenda which has already been endorsed and adopted. In other instances, where there are highly complex issues, Council may legitimately seek to only gather the input of stakeholders or experts in a specific field.

Some areas where community engagement activities may not occur include:

- where a situation poses an immediate threat or risk to the health, safety or wellbeing of the community to which Council is required to respond quickly, including emergency events;
- a consultation process involving Council that is being conducted by another level of government;
- if the matter involves confidential information;
- where set out in legislation.

### 4.7 How We Will Engage

Community engagement processes undertaken by Latrobe City Council are guided by the standard developed by the IAP2. The IAP2 Public Participation Spectrum is a standard used internationally and is designed to assist in defining the public's role in any public participation process.

The spectrum shows that the level of participation can differ depending on the goals, time frames, resources and level of community concern.

**WARNING - uncontrolled when printed.**

Page 8 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



## Community Engagement Policy

### Spectrum of Engagement

	<b>Inform</b>	<b>Consult</b>	<b>Involve</b>	<b>Collaborate</b>	<b>Empower</b>
<b>Public Participation Goal</b>	To provide the public with balanced and objective information to assist them in understanding the problem, alternatives, opportunities and/or solutions.	To obtain public feedback on analysis, alternatives and/or decisions.	To work directly with the public throughout the process to ensure that public concerns and aspirations are consistently understood and considered.	To partner with the public in each aspect of the decision including the development of alternatives and the identification of the preferred solution.	To place final decision making in the hands of the public.
<b>Promises to the Public</b>	We will keep you informed.	We will keep you informed, listen to and acknowledge concerns and aspirations, and provide feedback on how public input influenced the decision.	We will work with you to ensure that your concerns and aspirations are directly reflected in the alternatives developed and provide feedback on how public input influenced the decision.	We will look to you for advice and innovation in formulating solutions and incorporate your advice and recommendations into the decisions to the maximum extent possible.	We will implement what you decide.
	<i>Participatory Engagement</i>		<i>Deliberative Engagement</i>		
<b>Examples of tools and techniques</b>	<ul style="list-style-type: none"> <li>• Website</li> <li>• social media</li> <li>• newsletters and other mail outs</li> <li>• Media releases</li> </ul>	<ul style="list-style-type: none"> <li>• Submissions</li> <li>• public comments</li> <li>• surveys</li> <li>• public meetings</li> </ul>	<ul style="list-style-type: none"> <li>• workshops</li> <li>• stakeholder networks</li> <li>• focus/working groups</li> </ul>	<ul style="list-style-type: none"> <li>• advisory committees</li> <li>• co-design</li> <li>• deliberative poll</li> </ul>	<ul style="list-style-type: none"> <li>• delegated committees and community asset committees</li> <li>• citizen juries</li> </ul>

#### 4.8 Deliberative Engagement

The Act requires that the development of Council's Community Vision, Council Plan, Financial Plan and Asset Plan involve deliberative engagement practices.

Deliberative engagement is an important approach that will also be used in other non-legislated situations as it is required.

Deliberative engagement is not defined in the Act. Broadly, it involves public participation in decision making towards the higher end of the IAP2 Spectrum, through activities that Involve, Collaborate and Empower.

Local Government Victoria has identified the key characteristics of deliberative engagement as:

- authentic engagement with the community;

**WARNING - uncontrolled when printed.**

Page 9 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------





## Community Engagement Policy

- good representation of the community in engagement activities;
- clear demonstration of how all views have been considered;
- accessible and relevant information available to the community to ensure the decision-making process and the community's level of influence is clear in each instance and that participants are fully informed.

### 4.9 Latrobe City Council's Approach

For every community engagement activity, a community engagement plan will be developed, which will be underpinned by the IAP2 Spectrum. Council officers will develop plans in a timely, effective and innovative manner, ensuring that they assess their target audience and develop the most suitable tools and methods of communication to encourage a high level and quality of participation that is appropriate to the matter. Relevant approvals will be obtained, including where applicable, Council resolutions, prior to commencing activities.

To ensure effective community engagement, Council implements the following eight steps to design, deliver and complete community engagement.

1. **Clearly define the purpose and scope of the community engagement**
2. **Understand stakeholder and community interests**
3. **Design an appropriate community engagement process**
4. **Deliver genuine and respectful engagement:**
5. **Review and interpret the engagement data**
6. **Apply the outcomes of the engagement to inform the decision-making process**
7. **Evaluate the community engagement process for improvement**
8. **Close the loop on the community engagement**

### 4.10 Feedback and Engagement Evaluation

The provision of feedback in a community engagement process enables participants to see whether their views have been accurately represented after a decision has been made. The provision of feedback also recognises and respects the contributions of community members and stakeholders, and the time that they take to participate.

**WARNING - uncontrolled when printed.**

Page 10 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



## Community Engagement Policy

Reporting of outcomes and updates will always be available online through Council's Have Your Say platform, as well as provided directly to those who asked to be kept informed and have provided contact details.

### 4.11 Privacy

Transparency and openness are core components of community engagement. When a person participates at workshops or events or in forums, contributions and identity are considered public. The same applies for submissions unless anonymity is requested. Responses to surveys, questionnaires, and feedback forms may be published but identities, if known, will remain anonymous.

Contact information will be kept secure and separate from any other data provided. Council will only collect what personal information it requires in order to carry out its statutory and legal responsibilities and to deliver its services. Council complies with the requirements of the *Privacy and Data Protection Act 2014* in carrying out these responsibilities.

## 5. Accountability and Responsibility

Accountability and responsibility for this policy is outlined below.

### 5.1. Council

- Responsibility to ensure this Policy is consistent with Latrobe City Council Strategic Direction and other Latrobe City Council policies;
- Responsibility for the decision to approve this Policy by Council Resolution.

### 5.2. Chief Executive Officer

- Overall responsibility for compliance with this Policy;
- Overall responsibility for enforcing accountability;
- Overall responsibility for providing resources;
- Overall responsibility for performance monitoring.

### 5.3. General Manager

- Responsibility for compliance with this Policy;
- Responsibility for enforcing accountability;
- Responsibility for providing resources;
- Responsibility for performance monitoring.

### 5.4. Manager

- Develop frameworks and procedures in compliance with this Policy;

**WARNING - uncontrolled when printed.**

Page 11 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



## Community Engagement Policy

- Enforce responsibilities to achieve compliance with frameworks and procedures;
- Provide appropriate resources for the execution of the frameworks and procedures.

### 5.5. Employees, Contractors and Volunteers

- Participate where required in the development of frameworks and procedures in compliance with this Policy;
- Comply with frameworks and procedures developed to achieve compliance with this Policy.

## 6. Evaluation and Review

This Policy will be reviewed on request of Council, in the event of significant change in the Executive team, significant changes to legislation applicable to the subject matter of the policy or, in any other case, during each Council term (generally four years).

## 7. Definitions

Act:	<i>Local Government Act 2020</i>
Council:	Latrobe City Council
Community:	Includes people who live, work, learn, visit or otherwise use the services and facilities in Latrobe City, as well as community organisations and interest groups.
Stakeholder:	An individual or group of people with a particular interest in or who will be affected by the outcome of a decision or action under consideration.
Community Engagement:	Interactions between Council, the Latrobe City community and other stakeholders with the purpose of facilitating community/stakeholder involvement and guidance in Council decision making and actions.

## 8. Related Documents/Legislation

Citizen Confidentiality and Privacy Policy  
 Public Relations and Communications Policy  
 Public Transparency Policy  
 Social Media Policy  
 Latrobe City Cultural Diversity Action Plan  
 Latrobe City Disability Action Plan  
 Latrobe City Municipal Emergency Action Plan

**WARNING - uncontrolled when printed.**

Page 12 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------



# Community Engagement Policy

- Latrobe City Reconciliation Action Plan
- Charter of Human Rights and Responsibilities Act 2006*
- Equal Opportunity Act 2010*
- Local Government Act 2020*
- Planning and Environment Act 2007*
- Privacy and Data Protection Act 2014*
- Public Health and Wellbeing Act 2008*
- Road Management Act 2004*

**9. Reference Resources**

- Local Government Act 2020*
- IAP2 Quality Assurance Standards - Core Values, Practitioners code of ethics and the IAP2 Spectrum of engagement (International Association for Public Participation)
- Local Government Act 2020 – Principles: Community Engagement (Local Government Victoria)

**10. Appendices**

Nil

**WARNING - uncontrolled when printed.**

Page 13 of 13

Responsible Division	Organisational Performance	Approved Date	(day, month, Year)	Review Date	(month & year)
----------------------	----------------------------	---------------	--------------------	-------------	----------------

**Agenda Item: 13.5**

**Agenda Item: Authorisation of Council Officers under the Planning & Environment Act 1987**

**Sponsor: Chief Executive Office**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Decision**

**Proposed Resolution:**

**That Council in exercising the powers conferred by Section 224 of the *Local Government Act 1989* and the other legislation referred to in the attached instrument of appointment and authorisation resolves that:**

- 1. Aryan Qayumi, Shikha Goel, Timothy Berger and Ellie Kennedy be appointed and authorised as set out in the instrument;**
- 2. The instrument comes into force either immediately the common seal of Council is affixed to the instrument, or in the case of Timothy Berger on 14 December, and remains in force until Council determines to vary or revoke it; and**
- 3. The instrument be sealed.**

**Executive Summary:**

This report seeks to authorise Aryan Qayumi, Senior Statutory Planner, Shikha Goel, Strategic Planning Officer, Timothy Berger, Senior Statutory Planner and Ellie Kennedy, Planning Administration Officer under section 147(4) of the *Planning and Environment Act 1987* and section 313 of the *Local Government Act 2020*.

Council utilises Instruments of Appointment and Authorisation to identify specific officer's incumbent in roles and, in turn, appoint the officers to be authorised officers for the administration and enforcement of legislation under applicable Acts.

By authorising Aryan Qayumi, Senior Statutory Planner, Shikha Goel, Strategic Planning Officer, Timothy Berger, Senior Statutory Planner and Ellie Kennedy, Planning Administration Officer, the officers will be able to perform their duties with respect to the statutory planning powers and functions of the Council.

**Background:**

This report seeks to authorise Aryan Qayumi, Shikha Goel, Timothy Berger and Ellie Kennedy under section 147(4) of the *Planning and Environment Act 1987* and section 313 of the *Local Government Act 2020*. Timothy Berger has a fully executed employment contract with Council and is due to commence on 14 December. It is on this date that it is recommended that the Instrument comes into effect.

Council utilises Instruments of Appointment and Authorisation to identify specific officers incumbent in roles and, in turn, appoint the officers to be authorised officers for the administration and enforcement of legislation under applicable Acts.

Only a handful of Acts and Regulations require specific roles within an organisation to be identified to undertake a specific function. There are often clauses within Acts or Regulations that state that an “authorised officer” can undertake a specific function. This is why Council needs to identify the authorised officer by role and officer name.

Section 147(4) of the *Planning and Environment Act 1987* provides for the following:

*Any reference in this Act to an Authorised officer of a responsible authority or of the Department is a reference to an officer or employee of the authority or employee of the Department whom the authority or the Secretary to the Department (as the case requires) authorises in writing generally or in a particular case to carry out the duty or function or to exercise the power in connection with which the expression is used.*

Section 313 of the *Local Government Act 2020* provides for the following:

- (1) The Secretary, a Council or a person authorised by the Council either generally or in a particular case may institute proceedings in the corporate name of the Council for—
  - (a) the recovery of any municipal rates, service charges, special purpose charges, fees or other money due to the Council under any Act, regulation or local law; or
  - (b) the enforcement of any provision of any Act, regulation or local law for which the Council is responsible; or
  - (c) the recovery of any penalty or surcharge in relation to any offence under any Act, regulation or local law the enforcement of which is the responsibility of the Council; or
  - (d) any other purpose specified by the Council.
- (2) A Chief Executive Officer or person authorised by the Council either generally or in a particular case may represent the Council in all respects as though the Chief Executive Officer or person authorised by the Council was the party concerned in any proceedings in which the Council is a party or has an interest.

- (3) Proceedings for a summary offence under this Act may be commenced within the period of 3 years after the commission of the alleged offence.

Section 147(4) of the *Planning and Environment Act 1987* and section 313 of the *Local Government Act 2020* specifically state that the appointment of an authorised officer must come from the responsible authority being Council.

**Issues:**

*Strategy Implications*

*Strategy Implications*

Instruments of Appointment and Authorisation facilitate the statutory operations of Council and ensure that Council fulfils its obligations including Council Plan objective: 'to ensure Council operates openly, transparently and responsibly'.

*Communication*

Not Applicable.

*Financial Implications*

There are no financial or resource implications. However, if Council decides not to authorise the nominated officer, it will impede their ability to fully execute their duties.

*Risk Analysis*

If an officer is not authorised by Council, the officer will be unable to adequately perform their duties. Further implications to this are as follows:

- Delays in processing decisions on planning applications.
- Development and subdivision projects within the Latrobe City Council having time delays.
- Risk that developers will become frustrated with delays and appeal to the Victorian Civil and Administrative Tribunal.
- Planning officers that do not have the appropriate authorisation and delegation are unable to determine planning applications.
- A court or tribunal can declare any planning permit issued by the unauthorised officer invalid.

Appointments of authorised officers are also a risk management practice in that it clearly identifies which officer can act on a particular authorisation.

*Legal & Compliance*

Section 147(4) of the *Planning and Environment Act 1987* and section 313 of the *Local Government Act 2020* specifically state that the appointment of an authorised officer must come from the responsible authority being Council.

By authorising the nominated officer, they will be able to perform and fulfil their role as described in their position description.

*Community Implications*

No Community impact.

*Environmental Implications*

No environmental impact.

*Consultation*

There is no engagement required as part of this process.





**Supporting Documents:**

Nil.

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Attachments**

- 1↓.  S11A Instrument of Appointment & Authorisation - Aryan Qayumi
- 2↓.  S11A Instrument of Appointment & Authorisation - Shikha Goel
- 3↓.  S11A Instrument of Appointment & Authorisation - Ellie Kennedy
- 4↓.  S11A Instrument of Appointment & Authorisation - Timothy Berger



## **13.5**

### **Authorisation of Council Officers under the Planning & Environment Act 1987**

- 1 S11A Instrument of Appointment & Authorisation -  
Aryan Qayumi ..... 162**
- 2 S11A Instrument of Appointment & Authorisation -  
Shikha Goel..... 164**
- 3 S11A Instrument of Appointment & Authorisation - Ellie  
Kennedy ..... 166**
- 4 S11A Instrument of Appointment & Authorisation -  
Timothy Berger ..... 168**

Maddocks Delegations and Authorisations

*S11A. Instrument of Appointment and Authorisation (Planning and  
Environment Act 1987)*



**Latrobe City Council**

**Instrument of Appointment and Authorisation**

***(Planning and Environment Act 1987 only)***

**Aryan Qayumi**

**Senior Statutory Planner**

**December 2020**

**Instrument of Appointment and Authorisation  
(Planning and Environment Act 1987)**

In this instrument "officer" means -

**Aryan Qayumi**

**By this instrument of appointment and authorisation Latrobe City Council -**

1. under section 147(4) of the *Planning and Environment Act 1987* - appoints the officer to be an authorised officers for the purposes of the *Planning and Environment Act 1987* and the regulations made under that Act; and
2. under section 313 of the *Local Government Act 2020* authorises the officer generally to institute proceedings for offences against the Acts and regulations described in this instrument.

**It is declared that** this instrument -

- (a) comes into force immediately upon its execution;
- (b) remains in force until varied or revoked;
- (c) that any authority or appointment to the officer referred to in this Instrument is automatically revoked upon that officer ceasing employment with the Council.

This instrument is authorised by a resolution of the Council on the seventh of December 2020.

The Common Seal of **LATROBE CITY COUNCIL**  
was affixed in accordance with Local Law No. 1  
this     day of             2020 in the presence of:

\_\_\_\_\_  
*Steven Piasente - Chief Executive Officer*

Maddocks Delegations and Authorisations

*S11A. Instrument of Appointment and Authorisation (Planning and  
Environment Act 1987)*



**Latrobe City Council**

**Instrument of Appointment and Authorisation**  
***(Planning and Environment Act 1987 only)***

**Shikha Goel**

**Strategic Planning Officer**

**December 2020**

**Instrument of Appointment and Authorisation  
(Planning and Environment Act 1987)**

In this instrument "officer" means -

**Shikha Goel**

**By this instrument of appointment and authorisation Latrobe City Council -**

1. under section 147(4) of the *Planning and Environment Act 1987* - appoints the officer to be an authorised officers for the purposes of the *Planning and Environment Act 1987* and the regulations made under that Act; and
2. under section 313 of the *Local Government Act 2020* authorises the officer generally to institute proceedings for offences against the Acts and regulations described in this instrument.

**It is declared that** this instrument -

- (a) comes into force immediately upon its execution;
- (b) remains in force until varied or revoked;
- (c) that any authority or appointment to the officer referred to in this Instrument is automatically revoked upon that officer ceasing employment with the Council.

This instrument is authorised by a resolution of the Council on the seventh of December 2020.

The Common Seal of **LATROBE CITY COUNCIL**  
was affixed in accordance with Local Law No. 1  
this     day of             2020 in the presence of:

\_\_\_\_\_  
*Steven Piasente - Chief Executive Officer*

Maddocks Delegations and Authorisations

*S11A. Instrument of Appointment and Authorisation (Planning and  
Environment Act 1987)*



**Latrobe City Council**

**Instrument of Appointment and Authorisation**  
***(Planning and Environment Act 1987 only)***

**Ellie Kennedy**

**Planning Administration Officer**

**Deember 2020**

**Instrument of Appointment and Authorisation  
(Planning and Environment Act 1987)**

In this instrument "officer" means -

**Ellie Kennedy**

**By this instrument of appointment and authorisation Latrobe City Council -**

1. under section 147(4) of the *Planning and Environment Act 1987* - appoints the officer to be an authorised officers for the purposes of the *Planning and Environment Act 1987* and the regulations made under that Act; and
2. under section 313 of the *Local Government Act 2020* authorises the officer generally to institute proceedings for offences against the Acts and regulations described in this instrument.

**It is declared that** this instrument -

- (a) comes into force immediately upon its execution;
- (b) remains in force until varied or revoked;
- (c) that any authority or appointment to the officer referred to in this Instrument is automatically revoked upon that officer ceasing employment with the Council.

This instrument is authorised by a resolution of the Council on the seven of December 2020.

The Common Seal of **LATROBE CITY COUNCIL**  
was affixed in accordance with Local Law No. 1  
this    day of                    2020 in the presence of:

Steven Piasente - Chief Executive Officer

Maddocks Delegations and Authorisations

*S11A. Instrument of Appointment and Authorisation (Planning and  
Environment Act 1987)*



**Latrobe City Council**

**Instrument of Appointment and Authorisation**

***(Planning and Environment Act 1987 only)***

**Timothy Berger**

**Senior Statutory Planner**

**December 2020**



**Instrument of Appointment and Authorisation  
(Planning and Environment Act 1987)**

In this instrument "officer" means -

**Timothy Berger**

**By this instrument of appointment and authorisation Latrobe City Council -**

1. under section 147(4) of the *Planning and Environment Act 1987* - appoints the officer to be an authorised officers for the purposes of the *Planning and Environment Act 1987* and the regulations made under that Act; and
2. under section 313 of the *Local Government Act 2020* authorises the officer generally to institute proceedings for offences against the Acts and regulations described in this instrument.

**It is declared that** this instrument -

- (a) comes into force immediately on 14 December 2020;
- (b) remains in force until varied or revoked;
- (c) that any authority or appointment to the officer referred to in this Instrument is automatically revoked upon that officer ceasing employment with the Council.

This instrument is authorised by a resolution of the Council on the seventh of December 2020.

The Common Seal of **LATROBE CITY COUNCIL**  
was affixed in accordance with Local Law No. 1  
this     day of             2020 in the presence of:

---

*Steven Piasente - Chief Executive Officer*

# **REGIONAL CITY GROWTH AND INVESTMENT**

**14. REGIONAL CITY GROWTH AND INVESTMENT**

**Agenda Item: 14.1**

**Agenda Item: Amendment C122 (Planning Policy Framework Translation) - Consideration of Planning Panel Report**

**Sponsor: General Manager, Regional City Growth and Investment**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Decision**

**Proposed Resolution:**

**That Council:**

- 1. Having considered the Planning Panel report recommendations for Amendment C122 adopts Amendment C122 with changes, identified in Attachment 2- C122 'Post Exhibition and Post Panel Changes Table' and Attachment 3, 4, 5, 6, 7 and 8 'Amendment Documents', in accordance with Section 29 of the *Planning and Environment Act 1987*;**
- 2. Submits Amendment C122 once adopted, to the Minister for Planning for approval, in accordance with Section 35 of the *Planning and Environment Act 1987*; and**
- 3. Advises those persons who made written submissions to Amendment C122 of Council's decision.**

**Executive Summary:**

- Amendment C122 introduces the Planning Policy Framework into the Latrobe Planning Scheme. The Amendment translates the existing Latrobe Planning Scheme into the new format.
- Council considered all 10 submissions received at the 7 September 2020 Council Meeting and resolved to appoint a planning panel.
- A planning panel was appointed on 10 September 2020 with a Directions Hearing held on 7 October 2020 and a Planning Panel Hearing held on 2 November 2020.

- All submissions were considered as part of the Planning Panel, in particular the 2 outstanding objections, submission 4 (Dr Strachan) and submission 10 (AKZ) requested to be heard at the Planning Panel.
- A Panel Report was received on 1 December 2020 and made the following recommendation:
  - *Based on the reasons set out in this Report, the Panel recommends that Latrobe Planning Scheme Amendment C122 be adopted as exhibited subject to the following:*
    - *Adopt the post exhibition changes to the Amendment contained in Attachment 6 of Council's Part A submission (Document 1).*

No further changes have been proposed to the Amendment and the planning panel supports the changes made by Council to address submissions. It is appropriate for Council to consider the adoption of this Amendment.

**Background:**

Amendment C122 proposes to replace the Municipal Strategic Statement (MSS) and the Local Planning Policy Framework (LPPF) at Clause 21 and Clause 22 of the Latrobe Planning Scheme with a Municipal Planning Strategy (MPS), local policies within the Planning Policy Framework (PPF) and revised local schedules to zones, overlays, particular, operational and general provisions, consistent with the structure introduced by Amendment VC148.

The Amendment includes recommendations from the Latrobe Valley Planning Scheme Review, Latrobe Valley Economic Policy Strength Review, Mapping Review and Latrobe Valley Zones and Overlay Review. It also updates the background reports and updates to the Heritage Overlay Permit Exemptions and Application Requirements incorporated document. The Amendment deletes Design and Development Overlay Schedule 2 from maps 75 and 76.

At the 7 September 2020 Council Meeting, Council resolved to:

- 1. Having considered all written submissions received to Amendment C122 requests the Minister for Planning establish a planning panel to consider submissions for Amendment C122 and prepare a report; and*
- 2. Advises those persons who made written submissions to Amendment C122 of Council's decision.*

The following steps were undertaken post the Council resolution:

- A request to appoint the Planning Panel was made on 8 September 2020;
- The Planning Panel was appointed on 10 September 2020;
- The Directions Hearing was held on 7 October 2020; and

- The Planning Panel was held on 2 November 2020

All 10 submissions were referred to the Planning Panel for consideration. This included the 2 outstanding objections, submission 4 (Dr Strachan) and submission 10 (AKZ). These issues raised in relation to the outstanding objections are:

- Industrial transition identification for AKZ;
- Lack of recognition around employment and economic benefits for AKZ;
- Concerns around bushfire policy;
- Concerns around Farming Zone Policy, in particular the policy of Farming Zone Schedule 2 for dwellings; and
- The inclusion of the Live Work Latrobe Strategies (Housing Strategy, Industrial and Employment Strategy, Rural Land Use Strategy) as policy documents at Clause 14.01 Agriculture, 16.01 Residential Development and 17.03 Industry.

The Panel Report was received 1 December 2020 (Attachment 1) with the following recommendations:

- *Based on the reasons set out in this Report, the Panel recommends that Latrobe Planning Scheme Amendment C122latr be adopted as exhibited subject to the following:*
  - *Adopt the post exhibition changes to the Amendment contained in Attachment 6 of Council's Part A submission (Document 1).*

Officers support the recommendations of the planning panel. A table listing the post exhibition and post panel changes is provided at Attachment 2.

A tracked change version of the post panel changes to the Amendment documents has been provided at Attachment 3. Post panel changes are indicated by tracked changes with a yellow highlight. All other tracked changes shown were exhibited as part of the Amendment.

A copy of the remaining documents for the Amendment includes the following:

- Amendment documents where no changes have been made (Attachment 4) (this will be combined with Attachment 3 to make the final amendment package). This shows a copy of a tracked change and clean version of the documents;
- Design and Development Overlay Schedule 2 deletion map (Attachment 5);
- Instruction Sheet (Attachment 6); and
- Explanatory Report (Attachment 8).

*The revised Latrobe City Heritage Overlay Planning Permit Exemptions and Application Requirements – Incorporated Document April 2020 (see Attachment 7)*

---

was exhibited as part of Amendment C122. The document made administrative changes to change outdated references to residential zones. No submissions were made in response to this document. Therefore, officers are recommending the adoption of this document. The new document will be incorporated into the Latrobe Planning Scheme as part of the approval of Amendment C122.

**Issues:**

*Strategy Implications*

*Objective 1 – Support job creation and industry diversification to enable economic growth in Latrobe City*

Amendment C122 – Planning Policy Framework Translation re-aligns the planning scheme and ensures a streamlined approach to assist with assessment of planning permit applications.

*Objective 6 - Ensure Council operates openly, transparently and responsibly*

The Planning Scheme is required to be reviewed every 4 years. This has now been completed by the Latrobe, Wellington and Baw Baw Shire Planning Scheme Review through Planning in the Economic Growth Zone (PEGZ). This Planning Scheme Amendment will be implementing the recommendations and intent of this Planning Scheme Review. The next Planning Scheme Review is required to be completed within a year following the preparation of the next Council Plan.

*Communication*

The amendment is subject to the prescribed process in accordance with the public notice and consultation requirements of Section 19 of the Act.

As part of the exhibition of Amendment C122 the following activities were undertaken:

- 187 key stakeholder, agency, authority and minister notification emails were sent;
- Notice placed in the Government Gazette on 2 July 2020
- Notices placed in the Latrobe Valley Express on 2 July 2020 and 23 June 2020;
- Website and Have Your Say page placed on Latrobe City Council's website;
- Social media post on Facebook;
- 1:1 Meetings held on 20, 21 and 28 June 2020; and
- Information placed at service centre and libraries in Morwell, Moe, Traralgon and Churchill

As a result of the exhibition process we:

- Received 10 written submissions;
- Made 33 phone calls / emails offering 1:1 information sessions;
- Held 7, 1:1 information sessions with key stakeholders;
- Received 3 landowner / key stakeholder enquiries;
- Received 315 hits (including 152 unique page views) on 'Have Your Say' and Amendment C122 website pages; and
- Responded to 12 written enquiries or request for further information

Mr Peake on behalf of AKZ (submission 10) and Dr Strachan (submission 4) requested to be heard as part of the planning panel process.

#### *Financial Implications*

The Planning Scheme Amendment has received funding from PEGZ of \$25,000 to fund the planning panel and expert witnesses. No expert witnesses were required and the fee for the planning panel will not require the full \$25,000.

As part of the Memorandum of Understanding signed with the DELWP any unspent funds can be re-allocated to an appropriate planning project with the written consent of the Regional Manager. Officers will work with DELWP to allocate funds to a suitable planning project for finalisation this financial year to ensure funds are spent.

If the Amendment is adopted, there is a fee of \$481.30 required to be paid to DELWP when the Amendment is submitted for approval. This fee has been allocated in the 20/21 financial year budget.

#### *Risk Analysis*

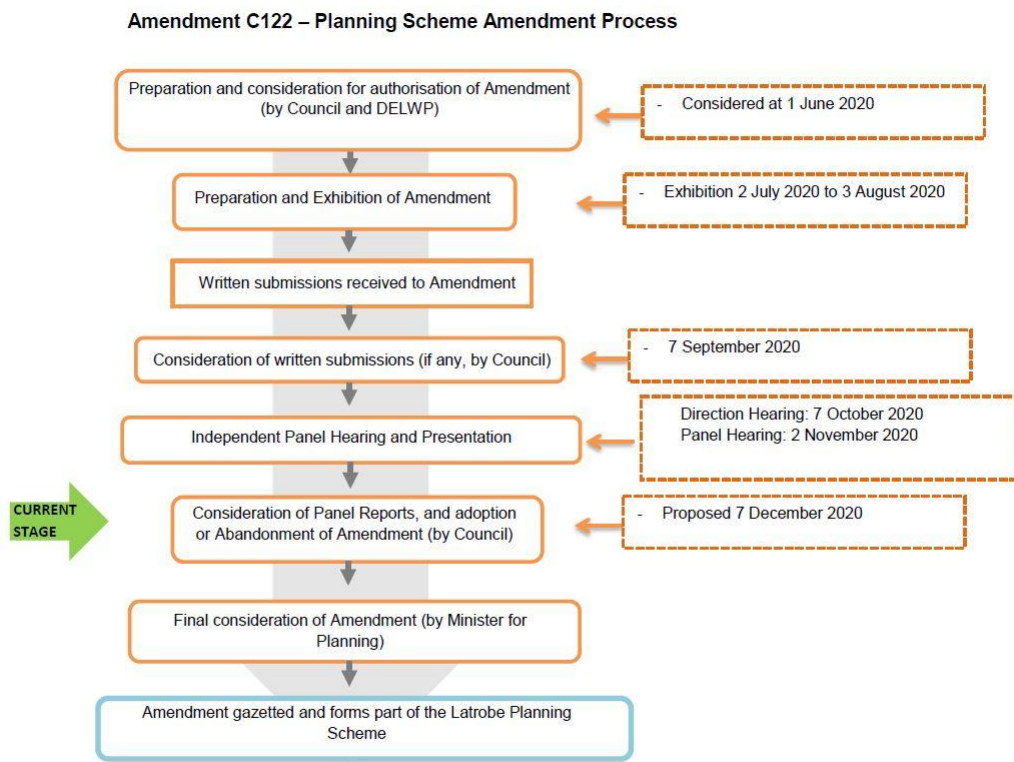
<b>Identified risk</b>	<b>Risk likelihood*</b>	<b>Controls to manage risk</b>
<b>Legal / Regulatory Risk</b> DELWP have a deadline to finalise the Planning Policy Framework Translation process by 30 June 2021	2 (Unlikely)	Adoption of the Amendment C122 by Council and lodgement with DELWP for approval.  There is sufficient time if Amendment C122 is adoption in December to meet this deadline.
<b>Legal / Regulatory Risk</b> Delay to other proposed Amendments such as	3 (Possible)	Adoption of the Amendment C122 by Council at the December

<p>Amendment C126 (Toongabbie Structure Plan) and Amendment C127 (Bushfire and Rural Rezoning)</p>		<p>meeting and lodgement with DELWP for approval.</p> <p>Any delay in the approval of this Amendment will mean delays in the progression of other Amendments which have a higher community importance.</p>
--	--	--

\* For example, likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

The planning scheme amendment process is shown in the figure below and provides an indication of the current stage.



In accordance with the Act, the municipal council, as a planning authority, has a number of duties and powers. These duties and powers are listed at Section 12 of the Act. Under Section 12 a planning authority must have regard to (inter alia):

- The objectives of planning in Victoria;
- The Minister’s directions;



- The Victoria Planning Provisions;
- The Latrobe Planning Scheme;

Any significant effects which it considers a planning scheme amendment might have on the environment or which it considers the environment might have on any use or development envisaged by the amendment.

In addition each amendment must address the Department of Environment, Land, Water and Planning (DELWP) publication Strategic Assessment Guidelines for Planning Scheme Amendments, and the Planning Policy Framework. A response to these requirements is outlined in the attached Explanatory Report, (see Attachment 8).

Section 27(1) of the Act requires Council to consider the panel's report before deciding whether or not to adopt the amendment. Section 29(1) of the Act enables Council after complying with the relevant sections of the Act, to adopt the amendment or that part with or without changes.

#### *Community Implications.*

Most of the issues raised in the outstanding objections, including transition of AKZ land, zoning of AKZ land, changes to bushfire policy and farming zone policy were out of scope of Amendment C122 as it was a translation of what existed in the Latrobe Planning Scheme. Therefore, the panel member did not make any recommendations for changes in response to these concerns.

On page 13 of the Planning Panel Report, the panel member commented on the long history of the zoning of the AKZ land. The land is currently mostly residential and part industrial and has been this way since 1988. The panel member indicated that it is the right time to be addressed and that Council's further strategic work item for an Industrial and Sensitive Use Strategy (Industrial Interface Strategy) should be progressed.

Council officers have commenced the background work and are hoping to complete a Background Report by June 2021. This will include targeted engagement with stakeholders such as AKZ. The next stage of work requires funding by Council and a budget bid has been made for the 21/22 financial year to allow the continuation of this work (subject to approval).

In relation to the inclusion of the Live Work Latrobe strategies, the panel supported Council's position that the inclusion of these strategies as 'policy documents' in the PPF is just a cross reference to the background document. The wording and structure to the document cannot be changed as it would not comply with Ministerial Direction Form and Content. Therefore, there were no changes to the amendment document required for this point.

All submitters were notified of the planning panel report on Thursday 3 December 2020.

#### *Environmental Implications*

There are no known environmental implications in association with amendment C122.

*Other*

Nil









**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

**Attachments**

- 1 [↓](#).  Planning Panel Report
- 2 [↓](#).  Post Panel and Post Exhibition Changes Table
- 3 [↓](#).  Post Panel Amendment Documents
- 4 [↓](#).  Amendment Documents where no changes required (as exhibited)
- 5 [↓](#).  Overlay Map
- 6 [↓](#).  Instruction Sheet
- 7 [↓](#).  Latrobe City Heritage Overlay Planning Permit Exemptions and Application Requirements - Incorporated Document April 2020
- 8 [↓](#).  Explanatory Report

## **14.1**

### **Amendment C122 (Planning Policy Framework Translation) - Consideration of Planning Panel Report**

<b>1</b>	<b>Planning Panel Report .....</b>	<b>180</b>
<b>2</b>	<b>Post Panel and Post Exhibition Changes Table.....</b>	<b>203</b>
<b>3</b>	<b>Post Panel Amendment Documents .....</b>	<b>208</b>
<b>4</b>	<b>Amendment Documents where no changes required (as exhibited).....</b>	<b>283</b>
<b>5</b>	<b>Overlay Map .....</b>	<b>1013</b>
<b>6</b>	<b>Instruction Sheet .....</b>	<b>1014</b>
<b>7</b>	<b>Latrobe City Heritage Overlay Planning Permit Exemptions and Application Requirements - Incorporated Document April 2020 .....</b>	<b>1019</b>
<b>8</b>	<b>Explanatory Report.....</b>	<b>1037</b>

*Planning and Environment Act 1987*

**Panel Report**

**Latrobe Planning Scheme Amendment C122latr  
Planning Policy Framework translation**

**1 December 2020**



OFFICIAL

**How will this report be used?**

This is a brief description of how this report will be used for the benefit of people unfamiliar with the planning system. If you have concerns about a specific issue you should seek independent advice.

The planning authority must consider this report before deciding whether or not to adopt the Amendment. [section 27(1) of the *Planning and Environment Act 1987* (the Act)]

For the Amendment to proceed, it must be adopted by the planning authority and then sent to the Minister for Planning for approval.

The planning authority is not obliged to follow the recommendations of the Panel, but it must give its reasons if it does not follow the recommendations. [section 31 (1) of the Act, and section 9 of the *Planning and Environment Regulations 2015*]

If approved by the Minister for Planning a formal change will be made to the planning scheme. Notice of approval of the Amendment will be published in the Government Gazette. [section 37 of the Act]

*Planning and Environment Act 1987*

Panel Report pursuant to section 25 of the Act

Latrobe Planning Scheme Amendment C122latr

Planning Policy Framework translation

1 December 2020



David Merrett, Chair

OFFICIAL

## Contents

	<b>Page</b>
<b>1 Introduction.....</b>	<b>1</b>
1.1 The Amendment.....	1
1.2 Background.....	4
1.3 Summary of issues raised in submissions .....	6
1.4 The Panel’s approach .....	6
1.5 Limitations.....	7
<b>2 Planning context .....</b>	<b>8</b>
2.1 Planning policy framework.....	8
2.2 Other relevant planning strategies and policies .....	9
2.3 Ministerial Directions and Practice Notes.....	9
2.4 Discussion and conclusion.....	9
2.5 Recommendation .....	9
<b>3 80-96 Latrobe Road, Morwell .....</b>	<b>10</b>
3.1 The issues .....	10
3.2 Relevant policies, strategies and studies .....	10
3.3 Submissions .....	10
3.4 Discussion and conclusion.....	13
<b>4 Rural and bushfire planning .....</b>	<b>15</b>
4.1 The issues .....	15
4.2 Rural planning.....	15
4.3 Bushfire planning.....	16

### Appendix A Document list

### Glossary and abbreviations

The Amendment	Latrobe Planning Scheme Amendment C122latr
Council	Latrobe City Council
DELWP	Department of Environment, Land, Water and Planning
LPPF	Local Planning Policy Framework
MPS	Municipal Planning Strategy
PEGZ	Planning in the Economic Growth Zone
PPF	Planning Policy Framework

OFFICIAL

## Overview

Amendment summary	
<b>The Amendment</b>	Latrobe Planning Scheme Amendment C122latr
<b>Common name</b>	Planning Policy Framework translation
<b>Brief description</b>	Replaces the Municipal Strategic Statement (Clause 21) and local policies (Clause 22) with the Municipal Planning Strategy and Planning Policy Framework and revised local schedules to zones, overlays, particular, operational and general provisions.
<b>Subject land</b>	All land in the municipality
<b>The Proponent</b>	Latrobe City Council
<b>Planning Authority</b>	Latrobe City Council
<b>Authorisation</b>	17 June 2020
<b>Exhibition</b>	2 July to 3 August 2020
<b>Submissions</b>	<p>Number of Submissions: 10 Opposed: 4 (including two that were resolved)</p> <ul style="list-style-type: none"> <li>• West Gippsland Catchment Management Authority</li> <li>• Emergency Services Victoria</li> <li>• Department of Environment, Land, Water and Planning (Gippsland region)</li> <li>• Mr Stuart Strachan</li> <li>• Environment Protection Authority</li> <li>• Energy Australia</li> <li>• Delburn Wind Farm Pty Ltd</li> <li>• Opal Australian Paper</li> <li>• Department of Transport</li> <li>• AKZ Reinforcing Pty Ltd</li> </ul>
Panel process	
<b>The Panel</b>	David Merrett
<b>Directions Hearing</b>	Video-based, 7 October 2020
<b>Panel Hearing</b>	Video-based, 2 November 2020
<b>Site inspections</b>	Not required
<b>Parties to the Hearing</b>	<p>Latrobe City Council represented by Ms Lorrae Dukes, Coordinator Strategic Planning</p> <p>AKZ Reinforcing and Ors represented by Mr Graeme Peake of Counsel, by direct brief</p> <p>Mr Stuart Strachan</p>
<b>Citation</b>	Latrobe Planning Scheme PSA C122latr [2020] PPV
<b>Date of this Report</b>	1 December 2020

OFFICIAL

## Executive summary

Latrobe Planning Scheme Amendment C122latr proposes to:

- replace the Municipal Strategic Statement and the Local Planning Policy Framework at Clause 21 and Clause 22 of the Latrobe Planning Scheme with a Municipal Planning Strategy, local policies within the Planning Policy Framework
- revise local schedules to zones, overlays, particular, operational and general provisions.

Ten submissions were received. Most submissions were resolved by Council prior to the Hearing which required several post exhibition changes as detailed in Attachment 6 to the Part A submission. The Panel adopts these changes to the exhibited Amendment. Two submissions raised issues that were either site specific (Submitter 10 – 80-96 Latrobe Road Morwell) or issues based (Submitter 4 - rural and bushfire planning). These submissions were unresolved.

Most of the issues raised by Submitter 4 were considered in the Amendment C105 (Live Work Latrobe) process. Council has prepared a draft Bushfire Assessment and Rural Rezoning report that will be the subject of Amendment C127. The Panel notes the issues raised are most appropriately addressed by Amendment C127 which will be the subject of further consultation and community input.

It is evident the site at 80-96 Latrobe Road, Morwell (Submitter 10) and the broader industrial precinct has a long planning history. Clearly, to have a functioning industrial precinct zoned for residential use needs to be addressed. Either:

- a strategy needs to be put in place that considers the economic impacts of transitioning the precinct to residential uses and the costs and benefits of relocating businesses elsewhere; or
- formalising the industrial use of the land in the broader precinct with an appropriate zone.

Regarding issues raised by Submitter 10, the Panel found that the use of background documents (the Live Work Latrobe documents) as policy documents in the Planning Policy Framework is consistent with the Ministerial Direction on the Form and Content of Planning Schemes. This does not infer a greater statutory weight, or that their consideration is mandatory. The preamble provides discretion where it is stated “*consider as relevant ...*”.

In response to both submissions the Panel considered the changes proposed were beyond the scope of the Amendment, which focuses on a policy neutral translation to a new policy framework. In each circumstance Council will be conducting further investigations and it is in these forums where the issues raised can be further considered.

### Recommendations

Based on the reasons set out in this Report, the Panel recommends that Latrobe Planning Scheme Amendment C122latr be adopted as exhibited subject to the following:

- 1. Adopt the post exhibition changes to the Amendment contained in Attachment 6 of Council’s Part A submission (Document 1).**



# 1 Introduction

## 1.1 The Amendment

### (i) Amendment description

Latrobe Planning Scheme Amendment C122latr (the Amendment) proposes to replace the Municipal Strategic Statement and the Local Planning Policy Framework (LPPF) at Clause 21 and Clause 22 of the Latrobe Planning Scheme with a Municipal Planning Strategy (MPS), local policies within the Planning Policy Framework (PPF) and revised local schedules to zones, overlays, particular, operational and general provisions.

The Amendment includes recommendations from the Latrobe Valley Planning Scheme Review, Latrobe Valley Economic Policy Strength Review, Mapping Review and Latrobe Valley Zones and Overlay Review. It also updates the background reports and updates to the Heritage Overlay Permit Exemptions and Application Requirements incorporated document.

The Amendment deletes the Design and Development Overlay Schedule 2 from maps 75 and 76.

Appendix A contains the document list.

### (ii) Amendment detail

The Amendment, in detail, seeks to:

#### **Municipal Planning Strategy**

- Introduce a new MPS at Clause 02 based on content from Clauses 21 and 22 of the LPPF, the Economic Policy Strength in the Economic Growth Zone – Project 2, and the Latrobe Valley Planning Schemes Review.

#### **Planning Policy Framework**

- Introduce new and revised local policy content into the PPF at Clauses 11 (Settlement), 12 (Environmental and Landscape Values), 13 (Environmental Risks and Amenity), 14 (Natural Resource Management), 15 (Built Environment and Heritage), 16 (Housing), 17 (Economic Development), 18 (Transport) and 19 (Infrastructure) based on content from Clauses 21 and 22 of the LPPF, Economic Policy Strength in the Economic Growth Zone – Project 2, and Latrobe Valley Planning Schemes Review
- Introduce a ‘sunset provision’ at Clause 15.01-1L (Urban Design).

#### **Local Planning Policy Framework**

- Delete Clause 21.01 – 21.10 from the Municipal Strategic Statement and Local Policies at Clause 22.01 –22.03 as they have been translated into the MPS, PPF and relevant local schedules.

#### **Zones**

- Amend Clause 35.02s01 (Township Zone) to add neighbourhood character objectives
- Amend Clauses 32.09s01 (Neighbourhood Residential Zone), Schedule to Clause 34.01 (Commercial 1 Zone), Schedule to Clause 36.01s (Public Use Zone), 37.01s01 (Special Use Zone 1), 37.01s06 (Special Use Zone 6) consistent with the Ministerial Direction – Form and Content of Planning Schemes

- Amend Clause 35.05 (Rural Conservation Zone) to update property details where specific subdivision requirements apply and delete Hakea Court, Glengarry West as an administrative fix- up as the Rural Conservation Zone does not apply to this land following gazettal of Amendment C100
- Amend Clause 37.01s01 (Urban Growth Zone) consistent with the Ministerial Direction – Form and Content of Planning Schemes and including update the Applied Zone Provisions to be consistent with the Latrobe City Council Housing Strategy and gazetted Amendment C105 (Live Work Latrobe)
- Amend Clause 37.08s01 (Activity Centre Zone) consistent with the Ministerial Direction – Form and Content of Planning Schemes and to include design and development requirements previously contained in the local planning policy at Clause 21.09 of the LPPF.

#### Overlays

- Amend Clauses 42.01s01 (Environmental Significance Overlay – Urban Buffer), 42.01s02 (Environmental Significance Overlay – Water Catchment), 43.02s03 (Design and Development Overlay – Princes Freeway Bypass), 43.02s05 and 06 (Design and Development Overlay – Latrobe Regional Hospital Emergency Medical Services Helicopter Flight Path Protection), 43.04s05 (Development Plan Overlay – Residential Growth Areas), 44.06s01 (Bushfire Management Overlay), 44.07s01 (State Resource Overlay), 45.06s01 (Development Contributions Plan Overlay – Lake Narracan), 45.09s01 (Parking Overlay – Traralgon Activity Centre) and 45.09s02 (Parking Overlay – Morwell Commercial Activities District) with minor administrative changes and to be consistent with the Ministerial Direction – Form and Content of Planning Schemes
- Amend 43.01s (Heritage Overlay) to introduce the update Incorporated Document Latrobe City Heritage Overlay Permit Exemptions and Application Requirements, April 2020
- Amend 43.02s04 (Design and Development Overlay – Morwell East Industrial Precinct) consistent with the Ministerial Direction – Form and Content of Planning Schemes, reduce front setback requirements from 15 metres to 13 metres and delete floor area coverage
- Amend 43.02s09 (Design and Development Overlay – Morwell East Bulky Goods Precinct and Traralgon East Bulky Goods Precinct) consistent with the Ministerial Direction – Form and Content of Planning Schemes and reduce front boundary setback requirements from 10 metres to 4 metres
- Amend 43.04s02 (Development Plan Overlay – Flinders Christian Community College, Craigburn Place, Traralgon), 43.04s04 (Development Plan Overlay – Morwell East Bulky Goods Precinct and Traralgon East Bulky Goods Precinct), 43.04s06 (Development Plan Overlay – Residential Growth Areas), 43.04s07 (Development Plan Overlay – Traralgon North Residential Growth Area), 43.04s08 (Development Plan Overlay – Low Density and Rural Living Growth Areas), and 43.04s09 (Development Plan Overlay – Low Density Residential Growth Area – Glendonald Road, Churchill) consistent with the Ministerial Direction – Form and Content of Planning Schemes and include objectives
- Amend 44.03s01 (Floodway Overlay) and 44.04s01 (Land Subject to Inundation Overlay) to make changes consistent with the review undertaken by the Department of Environment, Land, Water and Planning in consultation with West Gippsland Catchment Management Authority to ensure consistency where possible with Baw Shire Council.

**Particular Provisions**

- Amend Clause 59.15 (Local VicSmart Applications) to include two new VicSmart provisions into the Latrobe Planning Scheme in accordance with the Latrobe Valley Zones and Overlay Review 2019
- Introduce Clauses 59.16s01 (Clause 52.17 Licensed Premises) and 59.16s02 (Clause 52.29 Land Adjacent to a Road Zone Category 1 or a Public Acquisition Overlay for a Category 1 Road) in accordance with the Latrobe Valley Zones and Overlay Review 2019.

**General Provisions**

- Amend Clause 66.04s (Referral of Permit Applications Under Local Provisions) to update referral requirements on land identified in the Gippsland Coalfields due to changes at Clause 42.01s01.

**(iii) Council's proposed changes to the Amendment**

Following Council's consideration of submissions, it recommended various changes to the Amendment. These were outlined in Council's Part A submission (paragraphs 42 to 44 and Attachment 6) and are described in more detail in Table 1.

**Table 1** Summary of post exhibition changes proposed by Council

Planning scheme provision	Nature of change	Proposed by
Clause 02.03 Strategic directions	Correct name Buffer detail Adding pulp and paper as a significant industry	Opal Australian Paper
Clause 02.04-06 Industrial framework	Update reference to industrial transition areas	AKZ Reinforcing
Clause 12.03-1L Rivers and waterways	Minor edits	Department of Environment, Land, Water and Planning
Clause 11.01-1L Traralgon Framework Plan	Correct administrative error	Department of Transport
Clause 13.03-1L Floodplain management	Consistent terminology Minor edits	West Gippsland CMA
Clause 18.01-2L Transport system	Include industrial precinct in the Moe to Morwell corridor	Department of Transport
Clause 18.02-3L Road system	Minor edit	Department of Transport
Schedule 1 to Clause 37.07 Urban Growth Zone	Update name	Department of Transport
Schedule 1 to Clause 42.01 Environment Significance Overlay	Consistent terminology Minor edits Update names	Department of Transport

Schedule 3 to Clause 43.02 Design and Development Overlay	Consistent terminology Minor edits	Department of Transport
Schedule 9 to Clause 43.04 Development Plan Overlay	Update name	Department of Transport
Schedule 1 to Clause 44.03 Floodway Overlay	Minor edits	West Gippsland CMA
Schedule 1 to Clause 44.04 Land subject to Inundation Overlay	Minor edits	West Gippsland CMA
Schedule to 74.01 Application of zone, overlays and provisions	ESO can be used to manage land use conflict	Energy Safe Victoria
Clause 74.02 Further strategic work	Amend statement to:  <i>An Industrial and Sensitive Use Strategy which looks at the viability for transition of industrial areas and alternative options to transition to allow for economic growth and protection of amenity</i>	AKZ Reinforcing

The Panel has reviewed the changes sought by Council and supports them, unless otherwise recommended in this Report.

## 1.2 Background

Amendment VC148 was introduced as part of the Victorian Government's Smart Planning Program to simplify and modernise Victoria's planning policy and rules to make planning schemes more efficient, accessible and transparent.

In 2016, the Victorian Government declared the Latrobe Valley (Baw Shire, Latrobe City Council and Wellington Shire) as an economic growth zone, following the closure of the Hazelwood Power Station and mine.

The government provided \$266 million of funding to stimulate the economy by supporting new and existing businesses and create new jobs. Part of this initiative was the establishment of the Planning in the Economic Growth Zone (PEGZ). Several projects were established. Regarding this Amendment the following projects and initiatives were undertaken:

- Latrobe Valley Planning Scheme Review
- Latrobe Valley Economic and Policy Strength Review
- Mapping Review
- Latrobe Valley Zones and Overlay Review.

The recommendations of these reports are to be implemented in the Amendment.

A summary of each report follows as taken from Council's Part A submission:

### **Latrobe Valley Planning Scheme Review**

Mesh Planning Consultants were appointed by the Department of Environment, of Land, Water and Planning to undertake the review. The purpose of the project was to review

the three planning schemes of Baw Baw, Latrobe and Wellington to achieve consistency, efficiency and barrier removal.

The Latrobe Valley Planning Scheme Review reviewed the Latrobe Planning Scheme which existed at the time and this was prior to the approval and gazettal of Amendment C105 (Live Work Latrobe) which made wide sweeping changes to the Municipal Strategic Statement and Zones. Therefore, most of the recommendations in this report are outdated due to both circumstances.

The high-level recommendations for the Latrobe Planning Scheme were to restructure content to align with the new Planning Policy Framework Translation which this Amendment has implemented.

#### **Latrobe Valley Economic and Policy Strength Review**

Urban Enterprise was appointed by the Department of Environment, Land, Water and Planning to undertake the review. The purpose of the project was to assess the economic policy strength of the three planning schemes of Baw Baw, Latrobe and Wellington and recommend potential changes to the planning schemes. The economic and policy review revised the existing Latrobe Planning Scheme at the time and some of the recommendations were progressed through other amendments such as Amendment C105 (Live Work Latrobe), Amendment C115 (Morwell to Traralgon Employment Corridor) and Amendment C119 (Retail Strategy).

Amendment C122 has incorporated the recommendations from this report including the proposed changes on recently gazetted Amendment C105 (Live Work Latrobe), Amendment C115 (Morwell to Traralgon Employment Corridor) and Amendment C119 (Retail Strategy).

#### **Mapping Review**

Mesh Planning Consultants were appointed by the Department of Environment, Land, Water and Planning to undertake the mapping review. The purpose of the review was to update existing maps within the three planning schemes of Baw Baw, Latrobe and Wellington to achieve consistency. The Review also produced an Economic Strategy Plan which brought together elements from the existing planning scheme, provided an economic policy review, identified key opportunities and also a Settlement Plan which highlighted existing elements in the Latrobe Planning Scheme. All other maps have been translated into a new format are generally considered to be policy neutral.

Some maps did not form part of the review; in particular this included some maps which were introduced by Amendment C105 – Live Work Latrobe as they were not formally within the Latrobe Planning Scheme at the commencement of the project.

#### **Latrobe Valley Zones and Overlay Review**

Glossop Town Planning was appointed by the Department of Environment, Land, Water and Planning to undertake the zones and overlay review. The purpose of the review was to assess the zones and overlay schedules within the two planning schemes of Baw Baw and Latrobe to provide consistency and clarity and reduce red tape. The existing Latrobe Planning Scheme provisions were reviewed and therefore some of the recommendations are not relevant to Amendment C122 as they had been made by recently gazetted Amendments including Amendment C105 (Live Work Latrobe), Amendment C92 (Latrobe Regional Airport), Amendment C101 (Recreation Signage and Corrections) and Amendment C115 (Morwell to Traralgon Employment Corridor).

The recommendations which have been included in Amendment C122 mainly relate to changes under Ministerial Direction Form and Content. However, there were recommendations around utilising the schedule to the VicSmart provisions for licensed premises and permit triggers under Clause 52.29.

The PEGZ group also facilitated a discussion with Melbourne Water and the West Gippsland Catchment Management Authority to apply consistency for the schedules to the Land Subject to Inundation and Flood Overlays for the Baw Baw and Latrobe Planning Scheme.

Amendment C105 is relevant to the unresolved issues. This was approved on 21 November 2019 and implemented the following Live Work Latrobe documents:

- Housing Strategy 2019
- Industrial and Employment Strategy 2019
- Rural Land Use Strategy 2019.

### **1.3 Summary of issues raised in submissions**

#### **(i) Latrobe City Council**

The key issues for Council were the:

- Amendment proposes a new policy framework that is required by Amendment VC148
- issues raised have either been considered before or will be the subject of further investigation
- substance of the issues goes beyond a policy neutral translation of the policy framework.

#### **(ii) Relevant agencies**

Submissions were received from the West Gippsland Catchment Management Authority (Submitter 1), Energy Safe Victoria (2), Department of Transport, Department of Environment, Land, Water and Planning (3) and the Environment Protection Authority (5). Some requested minor changes to the Amendment and these have been adopted by Council and the Panel.

There are no unresolved issues.

#### **(iii) Individual submitters or groups of submitters**

Opal Australian Paper (Submitter 8) and Delburn Wind Farm Pty Ltd (Submitter 7) requested minor changes to the Amendment that were supported by Council and adopted by the Panel.

The key unresolved issues by submitters were:

##### **AKZ Reinforcing (Submitter 10)**

- the land use should not be identified for transitioning to another location to allow for the residential development of the land
- whether listing background documents as policy documents in the PPF increases the statutory weight afforded to them.

##### **Stuart Strachan (Submitter 4)**

- the Amendment encourages residential use of agricultural land
- some Farming Zone land should be rezoned
- policy for bushfire planning is inappropriate.

These submissions are unresolved.

### **1.4 The Panel's approach**

The Panel notes that most of the Amendment relates to a policy neutral translation of the existing Local Planning Policy Framework. The Panel accepts the refinements that have been made in response to submissions. Accordingly, the Panel has restricted its consideration principally to issues raised in submissions and recommended some improvements to the MPS and PPF.

The Panel has assessed the Amendment against the principles of net community benefit and sustainable development, as set out in Clause 71.02-3 (Integrated decision making) of the Planning Scheme.

The Panel understands that the drafting of the MPS and PPF was a collaborative process between Council and DELWP staff. This has resulted in a new MPS and PPF that is contemporary and succinct and, importantly, compliant with Amendment VC148.

The key unresolved issues relate to:

- the land that AKZ Reinforcing owns in Morwell
- bushfire and rural planning.

The Panel considered all written submissions made in response to the exhibition of the Amendment, submissions and other material presented to it during the Hearing. All submissions and materials have been considered by the Panel in reaching its conclusions, regardless of whether they are specifically mentioned in the Report.

This Report deals with the issues under the following headings:

- Planning context
- 80-96 Latrobe Road, Morwell
- Rural and bushfire planning.

### **1.5 Limitations**

The Panel notes that a site inspection was not possible due to the COVID-19 restrictions. Given the issues raised and the materials presented at the Hearing the Panel does not consider this has affected its consideration of the issues.

Submitter 4 made several unsubstantiated and generalised claims regarding Council staff, their supposed role in coercing referral authorities, the lack of action by Council in addressing alleged inappropriate behaviour and encouraging permit applicants to take advantage of loopholes in the planning scheme. None of these are planning issues and the Panel has not considered them in this Report.

## 2 Planning context

### 2.1 Planning policy framework

Council's Part A submission provided a strategic assessment of the Amendment and a discussion of the overarching policy context. Council submitted that the Amendment is supported by various clauses in the Planning Policy Framework, which the Panel has summarised below.

There are 85 opportunities to provide local content in the new MPS and PPF and it has used 32 of these, including:

- Clause 11.01-1L Latrobe settlement patterns
- Clause 11.01-3L Churchill and Moe activity centres
- Clause 11.03-2L Morwell to Traralgon Structure Plan
- Clause 12.01-1L Protection of biodiversity
- Clause 12.03-1L River corridors and waterways
- Clause 13.02-1L Planning in the Bushfire management Overlay and Bushfire Prone Areas
- Clause 13.03-1L Floodplain management
- Clause 13.07-1L Land use compatibility
- Clause 14.01-1L Protection of agricultural land
- Clause 14.03-1L Coal resources
- Clause 15.01-1L Urban design
- Clause 15.01-3L Subdivision design
- Clause 15.01-5L Neighbourhood character
- Clause 15.01-6L Design for rural areas
- Clause 15.02-1L Energy and resource efficiency
- Clause 15.03-1L Heritage conservation
- Clause 16.01-2L Location of residential development
- Clause 16.01-3L Housing diversity
- Clause 16.01-5L Rural residential development
- Clause 16.01-7L Residential aged care facilities
- Clause 17.01-1L Diversified economy
- Clause 17.01-2L Innovation and research
- Clause 17.01-2L Business
- Clause 17.02-2L Out-of-centre development
- Clause 17.03-1L Sustainable industry
- Clause 17.04-1L Major attractions and commercial tourism in Latrobe
- Clause 18.01-2L Transport system
- Clause 18.02-1L Sustainable person transport
- Clause 18.02-3L Road system
- Clause 18.04-1L Latrobe regional airport
- Clause 18.05-1L Freight links
- Clause 19.01-3L Pipeline infrastructure

Council submitted that the policy directions in the Amendment were consistent with the PPF and highlighted the various background documents that had been prepared to inform the new PPF more broadly.



### **Victorian planning objectives**

The Amendment will assist in implementing State policy objectives set out in section 4 of the Act by implementing the new PPF and MPS.

## **2.2 Other relevant planning strategies and policies**

### **(i) Gippsland Regional Growth Plan**

The Gippsland Regional Growth Plan provides broad direction for land use and development across the Gippsland region, as well as more detailed planning frameworks for the key regional centres of Moe, Morwell and Traralgon.

Council submitted that the Amendment supports the Gippsland Regional Growth Plan because it provides framework plans for all key settlements.

### **(ii) Municipal Planning Strategy**

The Amendment introduces a new Municipal Planning Strategy.

Clause 02.01 outlines the local context. Clause 02.02 outlines the vision as informed by the Council Plan 2017-2020. Clause 02.03 outlines the strategic directions. Clause 02.04 contains the strategic framework plan, framework plans for settlement, retail, economic, rural, industry and extractive industries and a Traralgon to Morwell Growth Framework Plan.

## **2.3 Ministerial Directions and Practice Notes**

### **Ministerial Directions**

The Explanatory Report and Council's Part A submission discuss how the Amendment meets the relevant requirements of Ministerial Direction 11 (Strategic Assessment of Amendments) and *Planning Practice Note 46: Strategic Assessment Guidelines*, August 2018 (PPN46). That discussion is not repeated here.

## **2.4 Discussion and conclusion**

For the reasons set out in the following chapters, the Panel concludes that the exhibited Amendment and the post exhibition changes are supported by, and implement, the relevant sections of the PPF, and are consistent with the relevant Ministerial Directions and Practice Notes. The Amendment is well founded and strategically justified, and the Amendment should proceed subject to addressing the more specific issues raised in submissions as discussed in the following chapters.

For the purposes of this report, the Panel adopts the post exhibition changes that are contained in Attachment 6 of Council's Part A submission.

## **2.5 Recommendation**

The Panel recommends:

- 1. Adopt the post exhibition changes to the Amendment contained in Attachment 6 of Council's Part A submission (Document 1).**

### 3 80-96 Latrobe Road, Morwell

#### 3.1 The issues

Submitter 10 (AKZ Reinforcing) owns the land and operates an industrial business at 80-96 Latrobe Road, Morwell. It is one of several businesses in the industrial precinct. The key issues are whether:

- the land use should be identified for transitioning to another location to allow for the residential development of the land
- listing background documents as policy documents in the PPF increases the statutory weight afforded to them.

#### 3.2 Relevant policies, strategies and studies

The land is zoned Neighbourhood Residential Zone (Schedule 4).

The Industrial Framework Plan (Clause 02.04-6) identifies the land as a “transition area”.

The Morwell Town Structure Plan (Clause 11.01-1L) identifies the land as “residential supply”.

The Morwell Housing Framework Plan (Clause 16.01) identifies the site for incremental housing change together with other industrial uses to the east and north.

#### 3.3 Submissions

Mr Peake, on behalf of AKZ Reinforcing, provided an extensive submission that outlined the long planning history of the land dating back to the old format planning scheme. This can be summarised as:

- 1993 – land rezoned to Residential A. Mr Peake provided a 1994 letter from the former City of Morwell that stated “on reflection, it would appear that the rezoning of the industrial lots on Latrobe Road is merely an oversight and that it was not part of a long term strategic plan.” This error was not rectified.
- 2000 – the new format planning scheme translated the Residential A Zone to the Residential 1 Zone.
- 2008 – Amendment C48 proposed the Development Plan Overlay to guide the residential development of the land and its surrounds. In response to a landowner submission Council accepted that the land should not be affected by the DPO and agreed that the land should be rezoned to the Industrial 3 Zone. The rezoning did not occur.
- 2009 – Amendment C62 proposed the transitioning of old industrial areas (this land included) to new greenfield sites. The Panel was critical of this approach without any cost benefit analysis and recommended that Council should reflect the current land use (industrial) in the structure plans and conduct further work. The land was identified in Area 8A. Council accepted the Panel recommendation to amend Clause 21.05-5 (as it was then) to include:
  - Future land uses and zoning in Areas 8A, 8B and 8C should be investigated subsequent to a detailed assessment of industrial land requirements for Morwell and as part of an industrial strategy.
  - Review the existing industrial areas 8A, 8B and 8C, with a view to confirming the role and viability of this area as service industrial development or conversion to residential development.

- 2017 – Amendment C87<sup>1</sup>:
  - rezoned the land from GRZ to NRZ4
  - amended the Morwell Structure Plan to exclude AKZ’s property from the Industrial area and include it back in “*Existing Residential Opportunity*”
  - identified the West Morwell Industrial areas as “*Transition Areas*” without undertaking any of the strategic work identified by the Amendment C62 Panel
  - included a policy:
    - Investigate future land uses and zoning in MTSP Area 2 and 8 for transition to uses compatible with the site, surrounds, town entrance position and local amenity expectations”
  - amended Clause 21.09-5 – Morwell Housing Framework Plan to include the property (including that part of the property that is zoned Industrial 3) within a limited change residential area.

While AKZ Reinforcing did lodge a submission to Amendment C105, it did not appear at the Hearing and apparently was unaware of the gravity of the above transitional policy changes and did not directly raise these in submissions. The Panel did not therefore consider this issue directly. It did however consider a similar policy position for the Jeanette Street industrial area where the Panel recommended the transition policy should be abandoned.

Mr Peake submitted the *Live Work Latrobe Housing Strategy 2019* “is changed from being a reference or background document to being incorporated into clause 15.01-5L as a policy document.”<sup>2</sup> This was also the case in Clauses 16.01-2L and 16.01-3L. Similarly, the *Live Work Latrobe Industrial and Employment Strategy 2019* is recorded as a policy document at Clauses 17.01-1L and 17.01-3L. Mr Peake submitted:

The proposed amendment makes the whole of both the Housing Strategy and the Industrial and Employment Strategy a policy consideration. This is not a role for which the documents were prepared. They were prepared to inform the policy in the scheme. Not to be the policy.

...

This proposed change to the way in which each strategy is to be used in the planning scheme is both material and significant, but the significance of the change has either been overlooked or underplayed by the Council.

It is therefore submitted that clauses 11.01-L, 15.01-5L, 16.01-2L, 17.01-1L, and 17.03-1L must be amended by deleting the heading “Policy Documents” and all the words thereafter in each clause.

Mr Peake suggested a compromise where the words “Policy documents – consider as relevant” could be replaced with “Background documents.”

Council provided the following response:

*The Practitioners Guide to Victorian Planning Scheme*, chapter 6.7.1 (page 110) defines a background report as:

*A background document provides information that helps to understand why a particular policy or provision has been included in the planning scheme. **Background documents were previously referred to as ‘reference documents’** (emphasis added). A background document is not part of the planning scheme and must not be directly relied on for decision making. If a background document contains content that is necessary*

<sup>1</sup> This was corrected by Council in its closing submission

<sup>2</sup> AKZ Reinforcing submission, paragraph 6.1(7), page 14

*for decision making (such as strategies or decision guidelines) then these must be extracted and placed in the relevant policy or control.*

Latrobe City Council worked with Smart Planning in the translation of the Latrobe Planning Scheme to the Planning Policy Framework. The Live Work Latrobe documents and other background documents have been included as policy guidelines where we feel that the background documents have help inform the policy within a particular clause. Latrobe City Council does not believe we have elevated the status of these reports by including them as policy documents, nor was it our intention to do this.

In forming this opinion, we have referred to *The Practitioners Guide to Victorian Planning Scheme* (page 14 and 110):

*Where a background document has directly informed the creation of a provision, then it may be referenced directly by that provision as well as listed in Clause 72.08 or its schedule (page 110)*

*A planning policy may include reference to a policy document. A policy document may be an incorporated, background or other document such as an Act or a State Environment Protection Policy (page 14).*

Latrobe City Council sought advice from the Department of Environment, Land, Water and Planning on 31 August 2020 to confirm our interpretation of this issue. The following response was received from the Department of Environment, Land Water and Planning on 28 October 2020:

*Reference to a document under 'policy documents' in the PPF, is simply a cross-reference. It does not elevate the status of any document. A background document maintains its status given under Clause 72.08, (as do other documents under 72.04 for Inc. Docs and relevant legislation for others, like Min Dir's etc):*

*A background document may:*

- *Have informed the preparation of, or an amendment to, this planning scheme.*
- *Provide information to explain the context within which a provision has been framed.*
- *Assist the understanding of this planning scheme.*

*A background document does not form part of this planning scheme.*

Council accepted the policy document references could be deleted from the PPF if the Panel accepted it elevated the status of background documents.

The Panel asked Council and AKZ Reinforcing to review the *Ministerial Direction on the Form and Content of Planning Schemes* on this matter and provide a supplementary submission. In response, Council advised that on page 147 of the Ministerial Direction it states:

*If a local policy is included in Clause 11 to 19 it must be placed with the corresponding state or regional planning policy and be in accordance with the following order and format;*

***Policy document(s)***

*"Consider as relevant:*

- *(insert relevant incorporated document)*
- *(insert relevant background document.*

*If the heading is not being used, it may be deleted.*

Mr Peake accepted that his suggested drafting would not be legal and reverted to his initial position that the Live Work Latrobe documents should be deleted from the PPF as policy documents. Mr Peake submitted there were inconsistencies between the Ministerial Direction and other planning practice notes and invited the Panel to comment on these.

### 3.4 Discussion and conclusion

It is clear to the Panel that the landholdings of AKZ Reinforcing in Latrobe Road, Morwell has a long planning history and related issues that are yet to be resolved. The information provided by Mr Peake indicates that both AKZ Reinforcing and Council have had several positions on this issue, driven either by a lack of information or knowledge of the matters (AKZ Reinforcing) or contrary positions (Council) over the years. The Panel is mindful that AKZ Reinforcing is one of several landowners in the industrial precinct that has been identified by Council for transitioning to residential uses. The Panel has only heard from one of the businesses. There were no submissions from other landowners which leaves the position of other landowners on the transitioning policy unknown.

It is the right time for this matter to be directly addressed by a specific investigation as suggested by Council and not within a larger amendment where its significance could be lost. Landowner consultation and a greater understanding of the economic impacts for what seems to be a vibrant industrial area will be very important, and the Panel supports the further work item that it has committed to. Clearly to have an industrial estate zoned for residential use is an issue that needs to be resolved, one way or other. It is, however, not a matter that can be directly addressed by the Panel as the Amendment addresses a policy neutral translation of the policy framework. The transition policy is currently part of Council's policy platform and, with the lack of a further detailed investigation, the Panel is not able to disregard this and recommend a zone that matches the land use.

On the matter of how the Live Work Latrobe documents are referred to in the PPF, the Panel makes the following observations:

- It cannot draft a part of the planning scheme that is not in accordance with Ministerial Direction on the Form and Content of Planning Schemes as this would not be legal.
- The way policy documents are referred to in the PPF is set by the Ministerial Direction. This includes:
  - If a local planning policy is included in Clauses 11 to 19, it must be placed with the corresponding state or regional planning policy. (Panel emphasis)
- Council has referred to the Live Work Latrobe documents variously in the PPF. The issue is whether they should be, not if they are and how this should be drafted.
- The preamble to the listing of policy documents where it states "*consider as relevant...*" is important as this provides discretion for the reader. On some planning issues an aspect of the Live Work Latrobe documents may be relevant and for others, it may not.
- The fact that background documents and incorporated documents can be listed in this manner in the PPF does not infer the same level of statutory weight or a greater statutory weight afforded to background documents. In respect of incorporated documents this is clarified in Clause 72.04 where it states "*an incorporated document forms part of this planning scheme*" and for background documents in Clause 72.08 it states "*a background document does not form part of this planning scheme.*"
- The Live Work Latrobe background documents address a broad range of issues and their deletion may have undesirable or unintended consequences for other planning matters.

Based on this, the Panel finds that the listing of background documents in clauses of the PPF as policy documents is appropriate and consistent with the Ministerial Direction on the Form and Content of Planning Schemes. Regarding supposed inconsistencies between a Ministerial

Direction and a Practice Note, the Panel notes the Ministerial Direction should prevail. This matter can be explored in other forums, if required.

## 4 Rural and bushfire planning

### 4.1 The issues

The issues are whether:

- the Amendment encourages residential use of agricultural land
- some Farming Zone land should be rezoned
- policy for bushfire planning is appropriate.

### 4.2 Rural planning

#### (i) Relevant policies and strategies

In summary the policy references are:

- Clause 14.01 (Agriculture)
- Clause 17.04-1L (Facilitating rural tourism).

#### 4.2.2 Submissions

Council summarised the issues raised by Mr Strachan in its Part A submission as:

- Consolidation of titles is inappropriate if it is to provide more housing in high bushfire risk areas.
- It reduces the flexibility for farmers to expand and contract their enterprise.
- Small agricultural lots do not reduce the viability for agricultural use.
- Small agricultural lots are only inappropriate when Council fails to engender a culture that respects the fact that small lots do not carry an entitlement to a dwelling.
- Where a dwelling is required for a specific use it should be a temporary dwelling. Particularly for dwellings on small lots.
- There are sufficient small towns in Latrobe City that should accommodate hubs for outlying rural enterprise.
- The Farming Zone (Schedule 1) at Callignee should be reconsidered to discourage dwellings.

Council responded generally in stating that the proposed policies at Clauses 14.01-1L and 14.01-2L were introduced by Amendment C105 and have simply been translated in this Amendment with no change. In more detail it stated:

- Clause 14.01-1L and 14.01-2L are based on former policy at Clause 21.05-2 (Agriculture), Clause 22.01 (Intensive agriculture), Clause 22.02 (Rural dwelling and subdivision in the Farming Zone and Clause 22.03 (Rural tourism in the Farming Zone).
- Council has prepared a draft Bushfire Assessment and Rural Rezoning report that will be considered by Amendment C127. This has not been exhibited yet and further consideration of these issues and consultation with the community will occur.

#### 4.2.3 Discussion and conclusion

The Panel acknowledges Mr Strachan has a keen interest in rural planning issues and has presented to other Panel Hearings on the issues that he has raised. The Panel is limited in its ability to consider the issues in more detail as any changes would be beyond the ambit of this Amendment and, if they do occur, this should be in a forum where they are considered

holistically, not as submissions to a generalised Amendment. Amendment C127 may provide this forum.

The Panel is satisfied there has been no change in policy emphasis with the translation to the PPF.

### **4.3 Bushfire planning**

#### **4.3.1 Relevant policies and strategies**

In summary, the policy references are:

- Clause 13.02 (Bushfire)
- Clause 71.02-3 (Integrated decision making)
- Clause 44.06 Bushfire Management Overlay and schedules
- Planning Practice Note 64 – Local Planning for Bushfire Protection
- Amendment VC83 Bushfire Protection – vegetation exemptions
- Advisory Note 40 – Amendment VC83 Bushfire Protection Planning Provisions
- Advisory Note 46 – Bushfire Management Overlay Mapping Methodology and Criteria.

#### **4.3.2 Submissions**

Council summarised the issues raised by Mr Strachan in its Part A submission as:

- The bushfire provisions appear to be risk based.
- That a risk approach is open to interpretation.
- There should be no development within 1.5km of a bushfire hazard and development should be in a BAL Low area.
- The road connection to an access to BAL Low areas, must also be BAL Low.
- A BAL 29 construction is too high for residential development and is only suitable for necessary infrastructure associated with farming.
- Concerns of offloading BAL requirements to the landowner.
- Concerns that Council is neglecting their obligations to preserve the safety of residents.
- Hazards which Latrobe City is aware of and can reasonably anticipate a future resident may not understand must be simply addressed by unequivocal planning provisions.
- No tourists should be in a potentially dangerous area such as Callignee on a severe or greater bushfire risk day.

Like its response on the rural planning issues, Council advised that the Amendment *“has not proposed any new policy for bushfire than what currently exists in the Latrobe Planning Scheme.”* It referred to the above state policy provisions and documents that embellish a risk based assessment in exposed areas and there is no notion of a 1.5 kilometre buffer to a bushfire hazard as this is an arbitrary figure and not part of policy. Council submitted it does not have the ability to change State policy and the Country Fire Authority was provided with the opportunity to comment on the Amendment and chose not to.

Council submitted the reference to a BAL 29 construction is not an aspiration, but that it be no higher than BAL 29. The policies are derived from the policies contained in the planning scheme prior to Amendment C105 and have been translated without change to this Amendment.



### **4.3.3 Discussion and conclusion**

Mr Strachan made similar submissions to Amendment C105 which was considered by a Planning Panel. What is local policy currently in the planning scheme on this issue is derived from Amendment C105. It is not the role of this Panel to revisit recently introduced provisions if all this Amendment is doing is translating existing provisions into a new policy framework. The Panel has reviewed the current and proposed provisions related to bushfire and agree with Council that there is no change to policy. The planning merits of Mr Strachan's submission then go beyond the capacity of this Amendment and will be considered more holistically in Amendment C127 and its related investigation.

The Panel concludes it does not have the capacity to consider changes to State policy and it would be inappropriate to consider local policy changes in an Amendment where there is no nett change to the policy provisions.

## Appendix A Document list

No.	Date	Description	Provided by
1	26/10/2020	Council Part A submission	Latrobe City Council
2	29/10/2020	Live Work Latrobe Housing Strategy 2019 Live Work Latrobe Industrial and Employment Strategy 2019 Live Work Latrobe Rural Land Use Strategy 2019.	Latrobe City Council
3	29/10/2020	Council Part B submission	Latrobe City Council
4	29/10/2020	AKZ Reinforcing submission	Mr Peake
5	4/11/2020	Email from Council addressing Ministerial Direction on the Form and Content of Planning Schemes	Latrobe City Council
6	4/11/2020	PowerPoint presentation	Latrobe City Council
7	4/11/2020	Morwell North West Development Plan and Development Contributions Plan (updated 2018)	Latrobe City Council
8	4/11/2020	Morwell West Development Plan 2016 (endorsed by Council)	Latrobe City Council
9	4/11/2020	Information used in Council's closing statement regarding the practitioner's guide and policy documents	Latrobe City Council
10	4/11/2020	Ministerial Direction - The Form and Content of Planning Schemes	Latrobe City Council
11	5/11/2020	Oral submission from Mr Strachan	Mr Strachan
12	5/11/2020	Submission addressing Ministerial Direction on the Form and Content of Planning Schemes	Mr Peake

## Latrobe Planning Scheme Amendment C122 (Planning Policy Framework Translation)

### Combined Post Exhibition and Planning Panel Changes Table

2 December 2020

ITEM	WHAT IS THE CHANGE?	WHAT IS THE REASON FOR THE CHANGE?	RELATED SUBMISSION	POST EXHIBITION CHANGE	POST PANEL CHANGE
<b>Clause 02.03 – Strategic Directions</b>					
1	Under Clause 02.03-4 (Timber) update 'Australian Paper Mill' to 'Opal Australian Paper' due to company name change.	In response to submission received from Opal Australian Paper and reflecting the recent name change.	Submission 8	<input checked="" type="checkbox"/>	
2	Under Clause 02.03-4 (Coal) updated the sentence in reference to buffers to include the buffer between the Paper Mill and Coal.  Amended from: <i>Development in Moe, Morwell and Traralgon are constrained by open cut mines at Yallourn, Hazelwood and Loy Yang and buffers to the coal resource.</i>  To: <i>Development in Moe, Morwell and Traralgon are constrained by open cut mines at Yallourn, Hazelwood and Loy Yang. Buffers exist between mining operations and the towns and on the western end of the pulp and paper mill site to protect development opportunities.</i>	In response to submission received from Opal Australian Paper. Wording around the buffer from mining operations to Australian Paper existed in Clause 21.02-15.	Submission 8	<input checked="" type="checkbox"/>	
3	Clause 02.03-7 (Economic Growth) has been amended from:  The main industries in Latrobe are related to coal, timber and food processing.  To:  The main industries in Latrobe are related to coal, timber, pulp and paper manufacturing and food processing.	In response to the submissions received from Opal Australia.	Submission 8	<input checked="" type="checkbox"/>	
4	Clause 02.03-7 (Industry) has been amended from:  The heavy industry precincts that are associated with the coal and timber industries.  To:  The heavy industry precincts that are associated with the coal, timber and pulp and paper industries.  Clause 02.03-7 Industry, under Planning for industry seeks to, the following strategy has been amended from: <i>Provide buffers between industrial and sensitive use areas where amenity is impacted.</i>  To:	In response to the submissions received from Opal Australia.	Submission 8	<input checked="" type="checkbox"/>	

ITEM	WHAT IS THE CHANGE?	WHAT IS THE REASON FOR THE CHANGE?	RELATED SUBMISSION	POST EXHIBITION CHANGE	POST PANEL CHANGE
	<i>Support the retention of buffers between industrial and sensitive use areas where amenity is impacted.</i>				
<b>Clause 02.04 Strategic Framework Plans</b>					
5	Update the Industrial Framework Plan from: <i>Industrial Transition Areas</i> To: <i>Industrial Transition Investigation Area</i>	In response to submission received from AKZ	Submission 10	<input checked="" type="checkbox"/>	
<b>Clause 11.01-1L Settlement (Traralgon)</b>					
6	Deleted the exhibited Traralgon Structure Plan and replaced with a new Traralgon Structure Plan which shows road network.	Administrative error in response to the submission from Department of Transport.	Submission 9	<input checked="" type="checkbox"/>	
<b>Clause 12.03-1L River corridors and waterways</b>					
7	Amend strategy from <i>Enhance waterway corridors by increasing vegetation along corridors.</i> To: Enhance <b>the health of</b> waterway corridors by increasing vegetation along corridors.	In response to the submission received from the Department of Environment, Land, Water and Planning to strengthen linkages between this clause and strategic directions in 02.03-4.	Submission 3	<input checked="" type="checkbox"/>	
<b>Clause 13.03-1L Floodplain management</b>					
8	Amend Policy application from: <ul style="list-style-type: none"><li><i>This policy applies to land affected by the Flood Overlay or Land Subject to Inundation Overlay.</i></li></ul> To: <ul style="list-style-type: none"><li><i>This policy applies to land affected by the <b>Urban Floodway Zone</b>, Flood Overlay or Land Subject to Inundation Overlay.</i></li></ul>	In response to the submission received from the West Gippsland Management Authority. The policies under 13.03-1L will apply to land within an Urban Floodway Zone.	Submission 1	<input checked="" type="checkbox"/>	
9	Amend Strategies from: <i>On 1:100 year floodplains, discourage:</i> <ul style="list-style-type: none"><li><i>Residential development, other than replacement dwellings that are above the 1:100 year flood level.</i></li><li><i>Raised earthworks</i></li><li><i>Subdivision, other than realignment or consolidation.</i></li></ul> <i>Discourage development in residential areas that encroach on 1:100 year floodplains or existing waterways.</i> <i>Ensure building envelopes for dwellings provide an effluent disposal area</i>	In response to the West Gippsland Catchment Management Authorities submission. The preferred terminology as detailed in the Victorian Floodplain Management Strategy is 1% AEP flood event. Therefore, to be consistent with a state document, the text has been update.  Other minor wording changes have been made to ensure readability with the change	Submission 1	<input checked="" type="checkbox"/>	

ITEM	WHAT IS THE CHANGE?	WHAT IS THE REASON FOR THE CHANGE?	RELATED SUBMISSION	POST EXHIBITION CHANGE	POST PANEL CHANGE
	<p><i>that is located in an onsite area that is free from flooding.</i></p> <p>To:</p> <p>Within the mapped extent of a 1% Annual Exceedance Probability (AEP) flood (commonly known as a 1:100 year flood), discourage:</p> <ul style="list-style-type: none"> <li>▪ Residential development, other than replacement dwellings that have a finished floor level that is above the 1% AEP flood level.</li> <li>▪ Raised earthworks</li> <li>▪ Subdivision, other than realignment or consolidation.</li> </ul> <p>Discourage development in residential areas within the 1% AEP flood extent or within 30m of existing waterways.</p> <p>Ensure building envelopes for dwellings, including a sufficient effluent disposal area onsite, are located on flood free land.</p>	in terminology.			
<b>Clause 16.01-2L Location of Residential Development</b>					
10	Inserting an updated Morwell Housing Framework Plan.	<p>In response to AKZ's submission at the planning panel. They highlighted that the entire site, including industrial zoned portion of their site was shown as limited change.</p> <p>We have updated the Morwell Housing Framework Plan to only show the portion of land zoned residential as limited change. The portion which is shown Industrial Zone is now shown as 'other zoned land'.</p>	Submission 10 and Submission made at the Planning Panel		<input checked="" type="checkbox"/>
<b>Clause 18.01-2L Transport System</b>					
11	<p>Amended strategy from:</p> <p><i>Support improvements to heavy vehicle access to industrial zoned land located to the north of the Moe Township.</i></p> <p>To:</p> <p><i>Support improvements to heavy vehicle access to industrial zoned land located to the north of the Moe Township and to the industrial precincts in the Morwell to Maryvale Corridor.</i></p>	Minor wording changes in response to submission received from the Department of Transport.	Submission 9	<input checked="" type="checkbox"/>	
<b>Clause 18.02-3L Road System</b>					
12	<p>Amended strategy from:</p> <p><i>Facilitate a rural roads system that maintains the rural character and meets the demands of both rural industry and residents.</i></p> <p>To:</p> <p><i>Facilitate a functional, safe and efficient rural roads system that</i></p>	Minor wording changes in response to submission received from the Department of Transport.	Submission 9	<input checked="" type="checkbox"/>	

ITEM	WHAT IS THE CHANGE?	WHAT IS THE REASON FOR THE CHANGE?	RELATED SUBMISSION	POST EXHIBITION CHANGE	POST PANEL CHANGE
	<i>maintains the rural character and meets the demands of both rural industry and residents.</i>				
<b>Schedule 1 Clause 37.07 Urban Growth Zone</b>					
13	Under 3.0 Application requirements deleted VicRoads and inserted 'the Head, Department of Transport'.	Minor wording changes in response to submission received from the Department of Transport.	Submission 9	<input checked="" type="checkbox"/>	
<b>Schedule 1 Clause 42.01 Environmental Significance Overlay</b>					
14	Under 3.0 Permit requirements deleted Roads Corporation and inserted 'the Head, Department of Transport'.	Minor wording changes in response to submission received from the Department of Transport.	Submission 9	<input checked="" type="checkbox"/>	
<b>Schedule 3 Clause 43.02 Design and Development Overlay</b>					
15	Under 2.0 Buildings and works deleted Roads Corporation and inserted 'the Head, Department of Transport'.	Minor wording changes in response to submission received from the Department of Transport.	Submission 9	<input checked="" type="checkbox"/>	
<b>Schedule 9 Clause 43.04 Development Plan Overlay</b>					
16	Under 4.0 Requirements for development plan (infrastructure) deleted VicRoads and inserted 'Department of Transport'.	Minor wording changes in response to submission received from the Department of Transport.	Submission 9	<input checked="" type="checkbox"/>	
<b>Schedule 1 Clause 44.03 Flood Overlay</b>					
17	Delete second statement of risk which states: <i>Increased flood damage due to reduced storage of floodwaters as a result of development</i>  Replace with second statement of risk from the LSIO, which states: <i>Increased flood damage due to changes in depth, velocity and reduced storage of floodwaters as a result of development</i>	In response to the West Gippsland Catchment Management Authority submission and better reflects the higher risk in the FO.	Submission 1	<input checked="" type="checkbox"/>	
<b>Schedule 1 Clause 44.04 Land Subject to Inundation Overlay</b>					
18	Delete second statement of risk which states: <i>Increased flood damage due to changes in depth, velocity and reduced storage of floodwaters as a result of development</i>  Replace with the second statement of risk from the FO, which states: <i>Increased flood damage due to reduced storage of floodwaters as a result of development</i>	In response to the West Gippsland Catchment Management Authority submission and better reflects risk in the LSIO.	Submission 1	<input checked="" type="checkbox"/>	
<b>Schedule to Clause 66.04 Referral of Permit Applications Under Local Provisions</b>					
19	Update – Special Use Zone Schedule 1 Clause from: <i>Clause 5 of Schedule 1 to Clause 37.01 (SUZ)</i>	Administrative update. This error occurred with Amendment C116 a DELWP Amendment which updated form and	N/A.	<input checked="" type="checkbox"/>	

ITEM	WHAT IS THE CHANGE?	WHAT IS THE REASON FOR THE CHANGE?	RELATED SUBMISSION	POST EXHIBITION CHANGE	POST PANEL CHANGE
	To: <i>Clause 6 of Schedule 1 to Clause 37.01 (SUZ)</i>	content in the Latrobe Planning Scheme following the introduction of Amendment VC148.			
<b>Schedule to Clause 72.03 What does this Planning Scheme consist of?</b>					
20	Remove the deletion of 76DDO from the schedule.	Administrative update. With the gazettal of Amendment C92 – Latrobe Regional Airport DDO11 now applies to this map. Therefore, the 76DDO map will remain in the Planning Scheme.	N/A		<input checked="" type="checkbox"/>
<b>Schedule Clause 74.01 Application of Zones, Overlays and Provisions</b>					
21	Amend sub dot point 1 under the Environmental Significance Overlay to include clarification around the ESO being used to manage both amenity buffer issues and land use conflicts.  The updated point now states: <i>Areas where amenity buffers for coal, heavy industry or other identified uses are required to manage amenity issues and land use conflicts.</i>	In response to the submission received by Auld Planning on behalf of Energy Safe Victoria. This was identified in the Zone and Overlay Review and is considered appropriate for inclusion	Submission 2	<input checked="" type="checkbox"/>	
<b>Schedule Clause 74.02 Further Strategic Work</b>					
22	Update further strategic work item from: <ul style="list-style-type: none"><li><i>An Industry Transition Strategy for the City, including opportunities to transition heavy industries to appropriate locations with buffers to sensitive land uses and good highway access.</i></li></ul> To: <ul style="list-style-type: none"><li><i>An Industrial and Sensitive Use Strategy which looks at the viability for transition of industrial areas and alternative options to transition to allow for economic growth and protection of amenity.</i></li></ul>	In response to submission received from AKZ. The updated description represents the project that is currently being scoped by Latrobe City Council.	Submission 10	<input checked="" type="checkbox"/>	

## 02.03 STRATEGIC DIRECTIONS

—1—20—  
C—

### 02.03-1 Settlement

#### A networked city

Churchill, Moe-Newborough, Morwell and Traralgon together form a ‘networked city’ where each town provides services and facilities to meet the needs of the community.

Traralgon and Morwell form the primary population centre in Latrobe, supported by Churchill and Moe-Newborough. Transport corridors form key elements of the networked city. The Morwell to Traralgon Employment Corridor’s gradual development over the next 20 years will link Morwell and Traralgon together to form a continuous urban area.

Each town has developed its own function, with Traralgon as a regional retail centre; Morwell as a centre for government offices and industry; Moe-Newborough as a service centre and Churchill as a university town.

**Churchill** has several significant education providers including the Federation University. It operates as a local service centre, though its industry and commercial activity is smaller in comparison to the other major towns (Churchill is identified as a Large Town Centre within the Latrobe City Retail Centre Hierarchy). It has a sufficient long term supply of residential land that contributes to the diversity of residential land and housing in Latrobe.

The **Moe and Newborough** urban areas are joined, creating a single urban settlement (Moe-Newborough) that is serviced by the Moe Primary Activity Centre (Sub-Regional Retail Centre within the Latrobe City Retail Centre Hierarchy). Moe-Newborough has the potential to be a peri-urban settlement. It is the first of the four major towns within the Latrobe Valley from Melbourne and consequently is identified as the ‘Gateway to Latrobe’.

**Morwell** accommodates transport and government services, as well as manufacturing, power and other industrial activities. Morwell has two Sub Regional Retail Centres, the traditional Primary Activity Centre and Mid Valley shopping centre to the east. Major industry is located and established in and around Morwell, with significant opportunity to locate large format heavy industries to the south of the Princess Highway. Industrial zoned land to the east of the township has access to infrastructure that supports high level research, manufacturing, food processing, service industry and transport/distribution capabilities.

**Traralgon** is the largest of the four main towns in Latrobe. It is the key Regional Retail Centre for Gippsland. Compared to other towns in Latrobe, due to its role as a commercial centre, Traralgon is experiencing higher population and urban growth. This trend is expected to continue.

#### District towns, small towns and rural living precincts

Latrobe’s smaller towns and rural living settlements provide diversity in housing and lifestyle choice that is alternative to options available in the main towns. Some are also service centres with commercial and community facilities.

**Glengarry, Tyers, Yallourn North and Yinnar** are district towns that serve as key retail and service centres for a moderate population base and the hinterland, providing residential opportunities within commuting distance of the larger centres.

**Boolarra, Toongabbie and Traralgon South** are small towns providing a limited range of educational, retail and recreational services for residents and the surrounding rural areas. Urban infill and diversification of housing choice in small towns make efficient use of existing infrastructure so residents can remain in the town whatever their housing need.



Rural living precincts, including **Flynn, Jeeralang, Yinnar South, Hazelwood North, Hazelwood South, Callignee** and **Moe South**, comprise clusters of housing on small rural lots and have limited services. These areas support farming and rural living communities, providing an attractive lifestyle choice in a rural setting.

The Settlement Plan in Clause 02.04 establishes the settlement growth patterns Council wants to achieve across Latrobe.

Council's settlement planning seeks to:

- Integrate the four centres of Churchill, Moe-Newborough, Morwell and Traralgon to support them functioning as a single urban system by:
  - Promoting growth in Traralgon-Morwell as the primary population centre, serving as the dominant residential, commercial and retail node.
  - Promoting growth in the Morwell to Traralgon Employment Corridor to provide a range of development opportunities for health, aviation, industrial, commercial and residential uses.
  - Promoting growth in Moe-Newborough and Churchill as supporting network towns, serving as secondary urban centres.
- Strengthen Traralgon's role as the Regional Retail Centre for Gippsland.
- Support Morwell as a key industrial and government office centre.
- Support Moe-Newborough's role as a key service centre and a peri-urban lifestyle option near Melbourne.
- Support Churchill's role as a University town.
- Support growth in district towns that reinforces their role as key retail and service centres for a moderate population base and the hinterland.
- Support growth in small towns to provide a limited range of services for residents and the surrounding rural areas.
- Facilitate the growth of towns to be commensurate with access to services, infrastructure, transport and the protection of natural resources.

### Activity centres

Latrobe City's retail sector plays an important role for the municipality's ongoing economic transition from a high dependence in the mining and energy generation sectors. The continued creation of a diverse economic base with a greater emphasis on business and consumer services, including retail will support the long term viability and economic strength of Latrobe City (*Latrobe City Council Retail Strategy 2019*).

Approximately 42,000m<sup>2</sup> of additional retail floor space will be required to 2033 to service the City. The majority of this floor space demand is for non-food merchandise, which could be accommodated within the existing commercially zoned areas (*Latrobe City Council Retail Strategy 2019*).

The Latrobe City Retail Centre Hierarchy outlines specific roles and functions for retail centres.

A key role of the retail centre hierarchy is the promotion of a local retail network in which individual centres complement one another with respect to their retail offer, rather than directly compete for trade (*Latrobe City Council Retail Strategy 2019*).

The Latrobe City Retail Centre Hierarchy is as follows:

- Regional Retail Centre (Traralgon): The major retail centre servicing Latrobe City and beyond, providing a full range of retail and non-retail uses such as community and recreation facilities and offices.

- Sub-Regional Retail Centre (Moe, Morwell, Mid Valley Shopping Centre): Serve a broad surrounding region, although not as large as a regional centre. They provide a full range of convenience and comparison retailing. Sub-regional centres can also provide a range of non-retail uses such as community and recreation facilities and offices.
- Large Town Centre (Churchill): Provide a comprehensive range of day-to-day and weekly convenience retailing, including supermarkets. A range of non-food retailing and services is also provided, the extent of which depends on the size of the catchment served by the centre. Large Town Centres serve the immediate township and surrounding rural areas and small towns. Large town centres also provide a range of commercial, civic, health and other uses serving the township and a wider rural catchment.
- Neighbourhood Activity Centre (Numerous): Provide access to day-to-day and weekly convenience shopping facilities for the surrounding community. Neighbourhood activity centres can vary in size and typically include at least one supermarket. Retail floor space ranges from approximately 2,500m<sup>2</sup> to 10,000m<sup>2</sup>. Limited role in providing local community, civic and health services to the surrounding communities.
- Local Activity Centre (Numerous): Provides limited convenience retailing, including general store/supermarket (small), takeaway food/café, and personal services. Typically containing up to 10 shopfronts. Retail floor space is typically less than 1,500m<sup>2</sup>. Local centres may co-locate to provide community and/or education facilities, and may provide limited commercial services.
- Small Town Centre (Boolarra, Glengarry, Toongabbie, Traralgon South, Tyers, Yallourn North and Yinnar): Provides limited convenience retailing to the immediate surrounding township and rural areas. These centres are important focal points for the community and, where appropriate, may include tourism-related retailing. In addition to convenience retail, small town centres also provide a limited range of commercial, community (e.g. community hall/centre), and personal services (e.g. post office).
- Homemaker Precinct (Morwell East and Traralgon East): Provide a range of large-format retail and restricted retail premises that would otherwise be difficult to accommodate in traditional retail centres.

These areas are identified on the Latrobe City Retail Hierarchy Plan in Clause 02.04.

Planning for Activity centres seeks to:

- Support the development of a network of activity centres that satisfy a range of local and regional retail, entertainment, commercial, government and community service needs in accordance with the Latrobe City Retail Centre Hierarchy.
- To facilitate the growth and viability of Latrobe's Activity Centres.
- Create vibrant, high quality, walkable, safe and active retail areas.

#### **02.03-2 Environmental and Landscape Values**

Latrobe enjoys one of Australia's most beautiful natural environments. The current level of native vegetation in Latrobe Valley is 22% of that which existed prior to European contact (c. 1750). However, coverage is not consistent across the rural areas.

Core biodiversity sub-catchments and linking corridors have been identified, including the College Creek catchment and the nationally significant habitat of the Strzelecki Koala. There are opportunities to strengthen a corridor of remnant vegetation clusters between the Strzelecki ranges bioregion to the Southern Fall bioregion.

Planning for the environment and landscape values seeks to:

- Enhance Latrobe's native vegetation, biodiversity, habitats and natural ecosystems.
- Balance development with the protection of the natural environment.

### 02.03-3 Environmental risks and amenity

#### Climate change

Climate change will impact the daily lives of Latrobe's community. Changes in rainfall patterns pose challenges for water supply and agriculture and can increase the risk of severe flooding. Higher temperatures increase the number of hot days and heatwaves, which place substantial pressure on health services. It will also increase the likelihood of intense fires, and the severity of days of fire danger.

Built form and urban infrastructure can contribute substantially to the demand for energy, which needs to be reduced to meet the challenges of the changing climate.

Planning for climate change seeks to:

- Support use and development that can adapt to the impacts of climate change and seeks to minimise its negative impacts.
- Encourage energy-efficient building design including the incorporation of energy efficient technologies.

#### Bushfire

Most of the municipality is within a bushfire prone area. The highest risk areas are subject to the Bushfire Management Overlay and include rural residential areas in the foothills of the Strzelecki Ranges and the southern fall of the Alpine Ranges.

Fires in bushland reserves, grasslands and plantations also pose a risk to development across Latrobe.

Planning for bushfire seeks to:

- Reduce bushfire risk through various bushfire protection measures.
- Decrease the level of risk to life, property, the environment and biodiversity from bushfire.

#### Floodplain management

Flooding is a natural hazard that can severely disrupt communities and may cause extensive damage, stock loss and, in extreme cases, loss of life.

Planning for flooding seeks to:

- Reduce the damage and costs associated with flood events.

### 02.03-4 Natural Resource Management

#### Agriculture

Most rural areas in Latrobe contain high quality agricultural land that supports dairy farming, broadacre farming and forestry.

There are some rural areas that are highly fragmented. These areas provide opportunities for rural residential living, tourism, niche rural industry and small scale farming.

The Rural Framework Plan in Clause 02.04 illustrates the intent of rural use in Latrobe.

Planning for agriculture seeks to:

- Enhance the viability of agricultural activity.
- Retain large lots and discourage the establishment of sensitive or non-agricultural related land uses on high quality agricultural land (Farming Zone Schedule 1) to retain its productive viability.
- Facilitate non-agricultural related use and development that respect settlement patterns, landscape, amenity and environmental values and adjacent land uses in highly fragmented rural areas (Farming Zone Schedule 2).

### **Intensive agriculture**

Latrobe is well positioned to capture growing investment in intensive agriculture across primary production, processing, manufacturing and distribution. Areas that are suitable for intensive agriculture are identified on the Rural Framework Plan in Clause 02.04. These areas are in the Farming Zone Schedule 1 and include:

- Flat and unencumbered land in large land holdings
- Plantation areas that offer isolated locations for enterprises with biosecurity needs
- Land affected by coal reserve zones and overlays that are undeveloped and distant from sensitive uses.
- Land near irrigation resources, transport, infrastructure, manufacturing, labour force and industrial resources.

Planning for intensive agriculture seeks to:

- Direct intensive agriculture to the intensive agriculture precincts shown on the *Rural Framework Plan* in Clause 02.04.
- Facilitate the use and development of land for intensive agriculture in a way that enhances the surrounding environment and does not cause detriment to nearby sensitive uses.

### **Timber**

Latrobe has a productive timber and commercial forestry industry providing softwood, value-added hardwood and paper products. It has one of the largest paper manufacturing facilities in the southern hemisphere, [Opal Australian Paper Mill](#), which is a significant economic asset for the area. Council seeks to continue to grow the timber industry. However, this should occur in a way that protects the amenity of residents.

Planning for timber seeks to:

- Support the expansion of the timber industry.
- Minimise the impacts of timber coup operations on surrounding land, including the impact of logging trucks near surrounding properties.

### **Water**

Water is among Latrobe's most valuable resource. The area contains the Latrobe River and a number of proclaimed potable water catchments that support a variety of ecological functions. The region also has the most secure water supply and largest capacity sustainable waste water system in Victoria. Reducing water use and improving Latrobe's water quality and security are therefore key priorities.

Planning for water seeks to:

- Encourage the improvement of water quality and environmental values of waterways.
- Promote the use of water sensitive urban design (WSUD) in all developments.

### Stone resources

Latrobe contains significant stone resources including basalt, gravels, sands and limestone. There are significant resources in the extractive industry, including mineral sands north of Morwell and Traralgon, that need to be protected. These areas are identified on the Extractive Industries Framework Plan in Clause 02.04.

Planning for stone resources seeks to:

- Balance use and development with the protection of stone resources.

### Coal

Latrobe has one of the largest brown coal reserves in the world and is recognised as the centre of Victoria's electricity industry. The coal resource in the Latrobe Valley is of national and state importance and significantly contributes to the economy of Latrobe.

Development in Moe, Morwell and Traralgon are constrained by open cut mines at Yallourn, Hazelwood and Loy Yang. Buffers exist between mining operations and the towns and ~~and buffers to the coal resource~~ on the western end of the pulp and paper mill site to protect development opportunities. Coal resource development and use needs to be integrated with state and local strategic planning, taking into account:

- The interests of both the Victorian and local community.
- The equitable provision of employment, housing and community services, including urban amenity and productivity of land.
- Social and environmental impacts of development.

Latrobe supports planning for the remediation of existing mines and for the future use of brown coal in order to best manage urban growth. Many infrastructure assets are in areas that are at danger from mine and timber plantation fires.

Planning for coal seeks to:

- Minimise land use conflict with coal resource development.
- Ensure development does not compromise coal resources.
- Protect urban amenity, coal resource development and the productive use of land in the coal resource and buffer areas.
- Minimise the risk to life, property and the environment in and around mine sites.
- Minimise the risk of timber plantation fires around mines.
- Remediate brown coal mines to a useable and stable landform.

## 02.03-5 Built Environment and Heritage

### Heritage

Latrobe has a diverse pre- and post-contact heritage that is evidence of how the landscape has been changed throughout history. Gippsland was occupied by the Gunaikurnai people for thousands of years prior to European settlement. The first European explorers and pastoralists developed agricultural industries such as grazing and dairying, that led to the loss of native forest cover over much of the land. The greatest change to the cultural

landscape came in the twentieth century with the exploitation of the vast brown coal reserves. The heritage legacy that these changes have left behind include archaeological sites, township precincts, buildings, memorials, gardens, factories and trees.

Planning for heritage seeks to:

- Protect places of heritage, cultural and social significance.

### **Neighbourhood character**

Housing in Latrobe shares common elements including simple building forms, dwellings usually constructed with brick or weatherboard, aluminium frame windows and shallow pitched roofs in a garden and landscaped setting. Dwellings are generally large with generous spacing in between each dwelling. These elements form Latrobe's regional suburban character.

However, there is a recognisable difference between the character of established areas and newer suburbs in the main towns. Special character areas have been identified in Traralgon, Moe and Churchill as follows:

- Garden Suburban: spacious residential areas in a garden setting with a mix of older buildings located along linear street patterns and pockets of established vegetation.
- Lifestyle Suburban: dwellings on large lots in spacious landscaped settings, located on curvilinear and court street patterns with a strong rural character.
- Bush Suburban: residential areas of large, informal lots visually dominated by landscaping with built form typically hidden behind canopy trees and a well-established garden setting.

Planning for neighbourhood character seeks to:

- Retain the regional suburban character of established and growing neighbourhoods where they are identified as limited change areas or where special neighbourhood character values have not been identified.
- Protect areas with special neighbourhood character values.
- Maintain the rural character of district and small towns.
- Balance development and consolidation with respecting residential amenity and neighbourhood character.

## **02.03-6 Housing**

Council has aspirations to grow the municipal population to 100,000 by 2050, which is expected to be dominated by a high proportion of older people (Latrobe City Council, 2019). A significant shift to smaller households is expected, with one and two person households expected to represent 76% of all new households over the next 15 years (Latrobe City Council, 2019).

Given the land use constraints and decreasing household size, urban renewal and housing intensification will play a key role to diversify housing choice, accommodate growth and maximise access to infrastructure and services. There is also a need to ensure an adequate supply of specialised housing for the aging population.

Housing Framework Plans have been prepared for all towns and they provide direction on the location of preferred housing change including areas of 'Substantial' Change, 'Incremental' Change, 'Limited' Change and 'Minimal' Change.

Planning for housing seeks to:

- Encourage a substantial increase in housing density and diversity to maximise access to existing services, transport and infrastructure in Substantial Change Areas.
- Support increased density development that provides a sensitive interface with adjoining streetscapes, buildings and residential areas in Incremental Change Areas.
- Encourage housing growth that reinforces the spacious regional suburban character in Limited Change Areas.
- Support minimal housing growth in Minimal Change Areas to preserve and enhance its environmental, heritage or neighbourhood character attributes.
- Promote opportunities for infill development in all main urban settlements as a priority.
- Support the renewal of underutilised industrial sites for residential use in Moe, Morwell and Traralgon.
- Provide aged care facilities within residential growth areas close to Neighbourhood Activity Centres.

### Rural residential development

Residential use of land in a rural setting is a popular lifestyle choice and it is accommodated in the Low Density Residential Zone in urban areas and in the Rural Living Zone in rural areas.

There are a range of rural residential opportunities in Churchill, as well as in smaller townships, particularly Tyers.

An emerging issue with rural living options relates to resident amenity concerns with animal husbandry, forestry operations and intensive agricultural pursuits.

Planning for rural residential development seeks to:

- Support rural living and associated land use that does not compromise agricultural productivity.
- Avoid impeding the long term urban growth of settlements.

## 02.03-7 Economic Development

### Economic growth

The main industries in Latrobe are related to coal, timber, **pulp and paper manufacturing** and food processing. As the economy seeks to decarbonise, Latrobe is presented with opportunities to diversify its economy, by attracting new industries as well as capitalising on its existing strengths in manufacturing and engineering. These strengths present Latrobe with many economic opportunities, including research and development, information technology, education and training, new energy production and advanced manufacturing. Emerging industries are establishing close to existing infrastructure at the University in Churchill and east of Morwell. The health care sector will also be one of the fastest growing employment sectors in Latrobe due to the aging population.

Planning for economic growth seeks to:

- Enable the community to prosper from the transition to a low carbon future by supporting the diversification of employment opportunities.

- Encourage alternative energy industries, including renewable energy and clean coal in locations with convenient access to existing energy distribution infrastructure.
- Facilitate the growth of service sector jobs targeting regional health services, tertiary education, retail, entertainment and government administration.

### Industry

Latrobe has a large industrial sector that is divided into three main areas:

- The heavy industry precincts that are associated with the coal, **and timber and pulp and paper industries**.
- Large format industry (including food and fibre) in vacant industrial land within the Morwell – Maryvale Industry Growth Corridor.
- Other general industrial areas.

Land use conflicts may arise between industry and sensitive land uses and need to be managed.

The Industrial Framework Plan in Clause 02.04 illustrates the direction of industrial development in Latrobe.

Planning for industry seeks to:

- Develop the Morwell – Maryvale Industry Growth Corridor as the main industry growth area of Latrobe.
- Facilitate the supporting role that industrial land in Moe, Churchill and Traralgon play in Latrobe's industrial development.
- **Provide Support the retention of** buffers between industrial and sensitive use areas where amenity is impacted.

### Tourism

Latrobe attracts 1.1 million visitors annually, with tourism contributing to 5% of the City's total employment (Latrobe City Council, 2018). Events, major attractions and business tourism will enhance local retail, food and entertainment businesses, while the farming industry and the natural assets of Latrobe present other tourism opportunities.

Planning for tourism seeks to:

- Facilitate the development of major destination attractions.
- Facilitate tourism in rural areas that respect existing settlement patterns, landscape, amenity and environmental values.

### 02.03-8 Transport

Latrobe is the hub of road networks for greater Gippsland. Rail service is also available to link residents of the four main towns to Melbourne.

Public and active transport are increasingly important modes of transport as Latrobe's population ages. As a result, Latrobe's public and active transport network, particularly bus routes within and between towns, needs to expand in a well integrated manner. A development pattern that integrates housing, activity centres, employment nodes with active and public transport will assist in supporting a more sustainable city that is less reliant on cars and has more walkable neighbourhoods.

Planning for transport seeks to:



- Facilitate expansion of public transport options in growth areas and integrate it with other modes of travel.
- Consolidate urban areas to provide for shorter travel distances, walking, cycling and access to public transport.
- Facilitate infrastructure that encourages alternative transport options including walking and bicycle transport options.

### **Latrobe Regional Airport**

The Latrobe Regional Airport is integral to the region's transport network and provides a range of employment and recreation opportunities. The airport's supply of serviced industrial land has been expanded to facilitate aeronautical development, which has created opportunities for aviation-related businesses to establish.

Planning for Latrobe Regional Airport seeks to:

- Facilitate and protect the operations of Latrobe Regional Airport and its environs.

### **Freight**

A centre for the efficient movement of freight to and from the Gippsland region at the Gippsland Logistics Precinct (GLP) has been planned three kilometres east of Morwell. It is anticipated to have direct access to the national freight network. As part of the establishment of the GLP, the Gippsland Intermodal Freight Terminal, a dedicated rail siding that serves the needs of the GLP and broader region, will be located in the northernmost portion of the GLP adjacent to the main Melbourne-Sale railway line, while a large-scale logistics and distribution precinct will adjoin the terminal.

Planning for freight seeks to:

- Develop an intermodal terminal and logistics precinct at the Gippsland Logistics Precinct that supports increased efficient handling of freight through rail.
- Encourage road, rail and air freight capabilities that connect to regional and national networks.

## **02.03-9 Infrastructure**

### **Infrastructure assets**

Development in Latrobe is constrained by many existing or planned infrastructure assets, including waste water treatment plants, the Gippsland Water Regional Outfall Sewer and emergency storage facilities, and the proposed alignment of Traralgon Freeway Bypass. Several high pressure gas transmission pipelines licensed under the Pipelines Act 2005 also run through Latrobe.

These assets need to be protected. Use and development near these assets, particularly the pipelines, can also pose risks to human life if they are not planned for properly.

Planning for infrastructure assets seeks to:

- Protect infrastructure assets from encroachment of development that would compromise their efficient functioning and safety.
- Manage land use and development in the vicinity of the pipelines to minimise risks to human life and the functional operation of the pipelines.

### **Community infrastructure**

Latrobe is the principal service centre for Gippsland that boasts a wide range of health, community and education services, including Latrobe Regional Hospital in Traralgon West and Federation University at Churchill.

Latrobe's aging population will have future implications on the provision of community infrastructure. To achieve a vision for a connected and inclusive built environment, it is important that accessibility of community services is enhanced.

Planning for community infrastructure seeks to:

- Support a range of health, social and recreational facilities including the expansion of educational facilities.
- Support hubs of integrated community services.
- Encourage community facilities to locate in or near activity centres and be accessible by public transport.

### **Open space**

Open spaces are important places for people to meet and grow community networks, no matter their culture, age or ability. As the sporting hub of Gippsland, Latrobe will continue to develop its open space network between and within towns in support of emerging and growing recreational pursuits across the region.

The open space network is made up of large scale open spaces that are linked to other open spaces, community destinations and employment precincts, usually via interconnected linear parklands, such as those along waterways and floodplains. The establishment of linear parklands within residential areas are necessary to improve access through and amenity within residential areas. Development of open space needs to complete missing open space links and ensure local reserves are accessible in emerging urban growth areas.

Planning for open space seeks to:

- Design public open spaces so they are accessible and can be used by people of all abilities, ages and interests.
- Encourage the provision of a connected open space network that extends from urban to rural areas and has both north-south and east-west linkages.
- Encourage the development of linear parks, habitat corridors and linkages between key open spaces, community destinations and employment precincts to improve connectivity.
- Extend open space corridors along major waterways where open space linkages can be achieved.

### **Development infrastructure**

Precinct Structure Plans and Development Contributions Plans are critical in funding and providing infrastructure in a coordinated way, particularly in the growth areas of the main towns.

Planning for development infrastructure seeks to:

- Align development with the delivery of key infrastructure items and economic and employment growth.
- Encourage a consistent approach to the design and construction of infrastructure across the municipality.



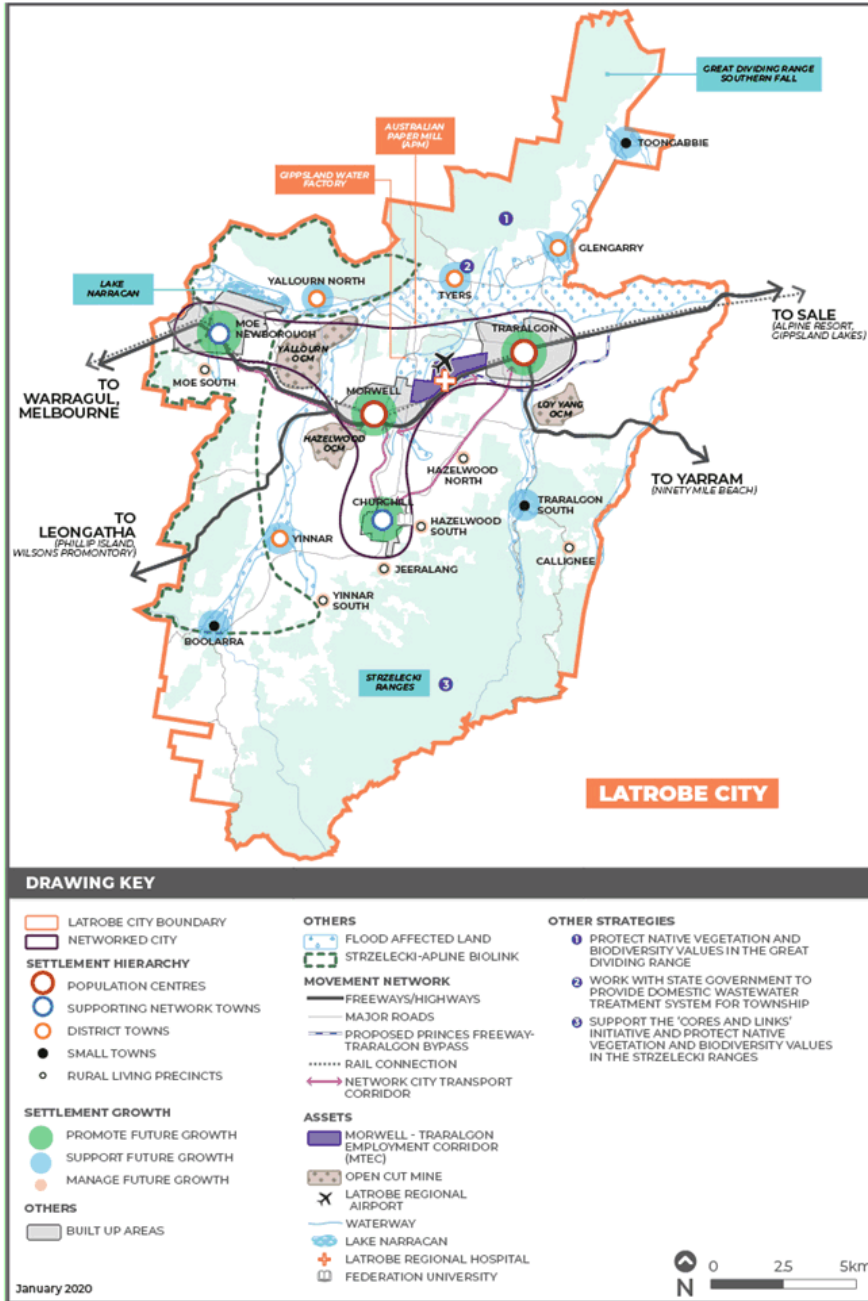
**02.04 Strategic framework plans**

--/20--  
C--

The plans contained in Clause 02.04 are to be read in conjunction with the strategic directions in Clause 02.03.

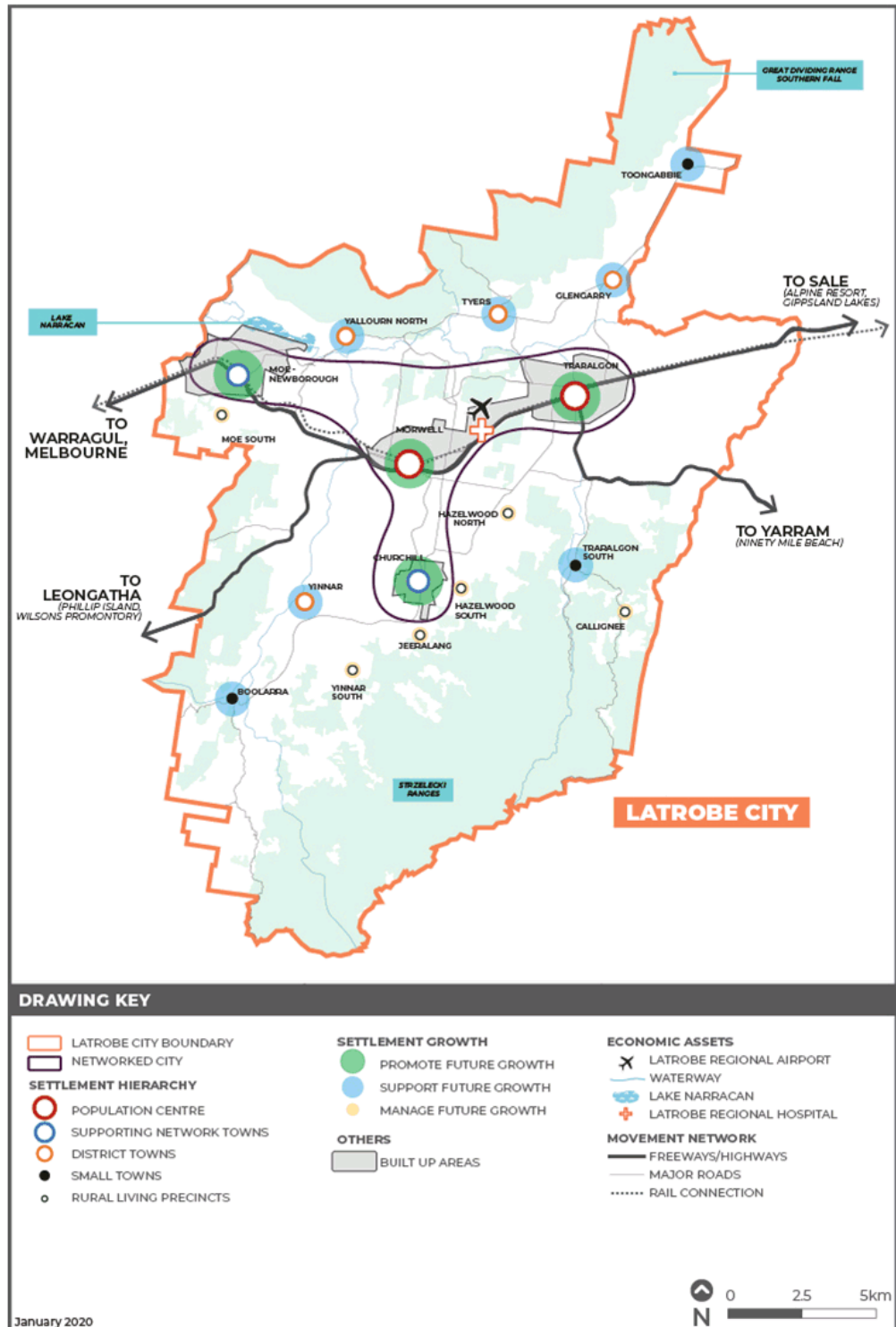
**02.04-1 Strategic framework plan**

--/20--  
C--



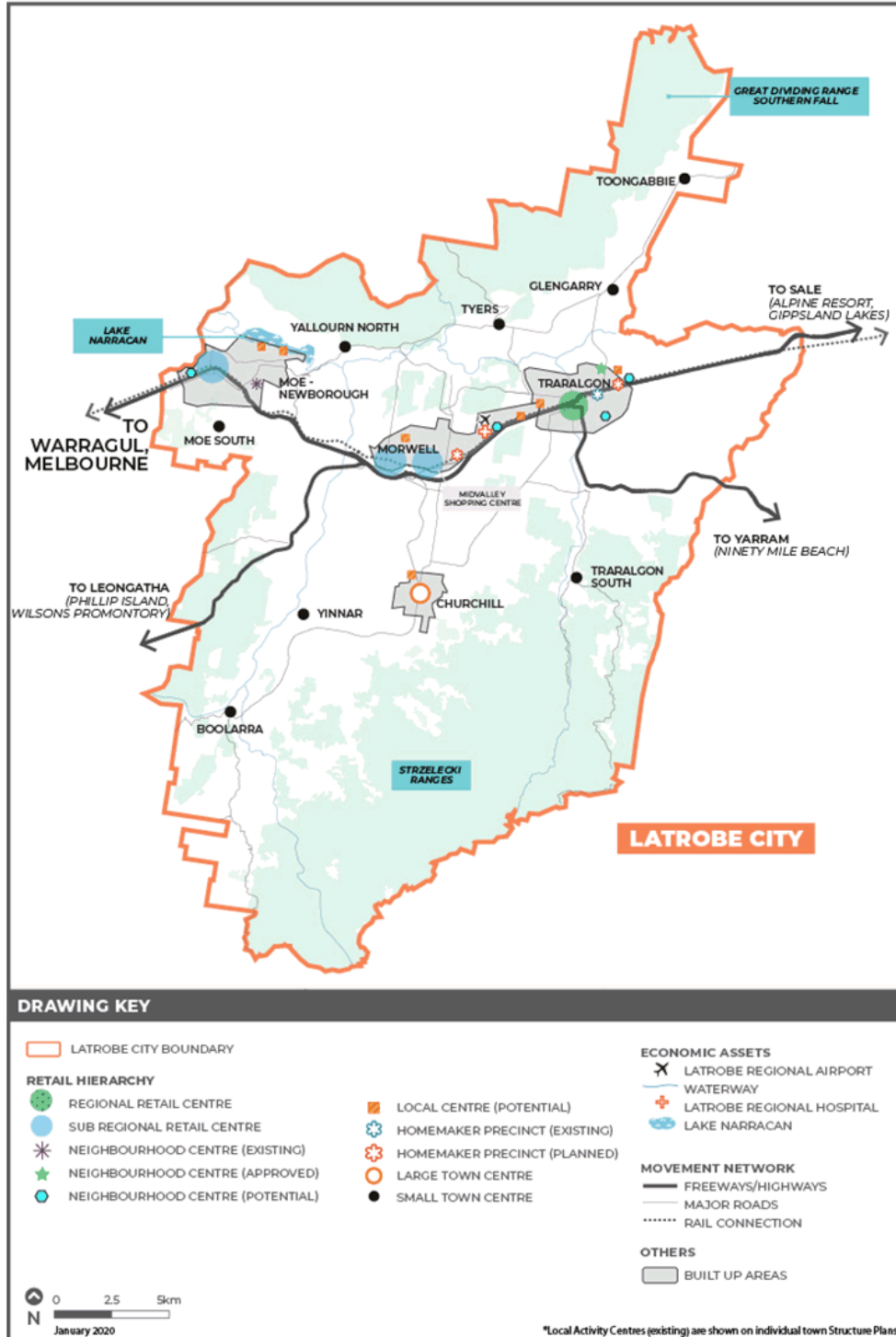
02.04-2 Settlement plan

---/20---  
C--



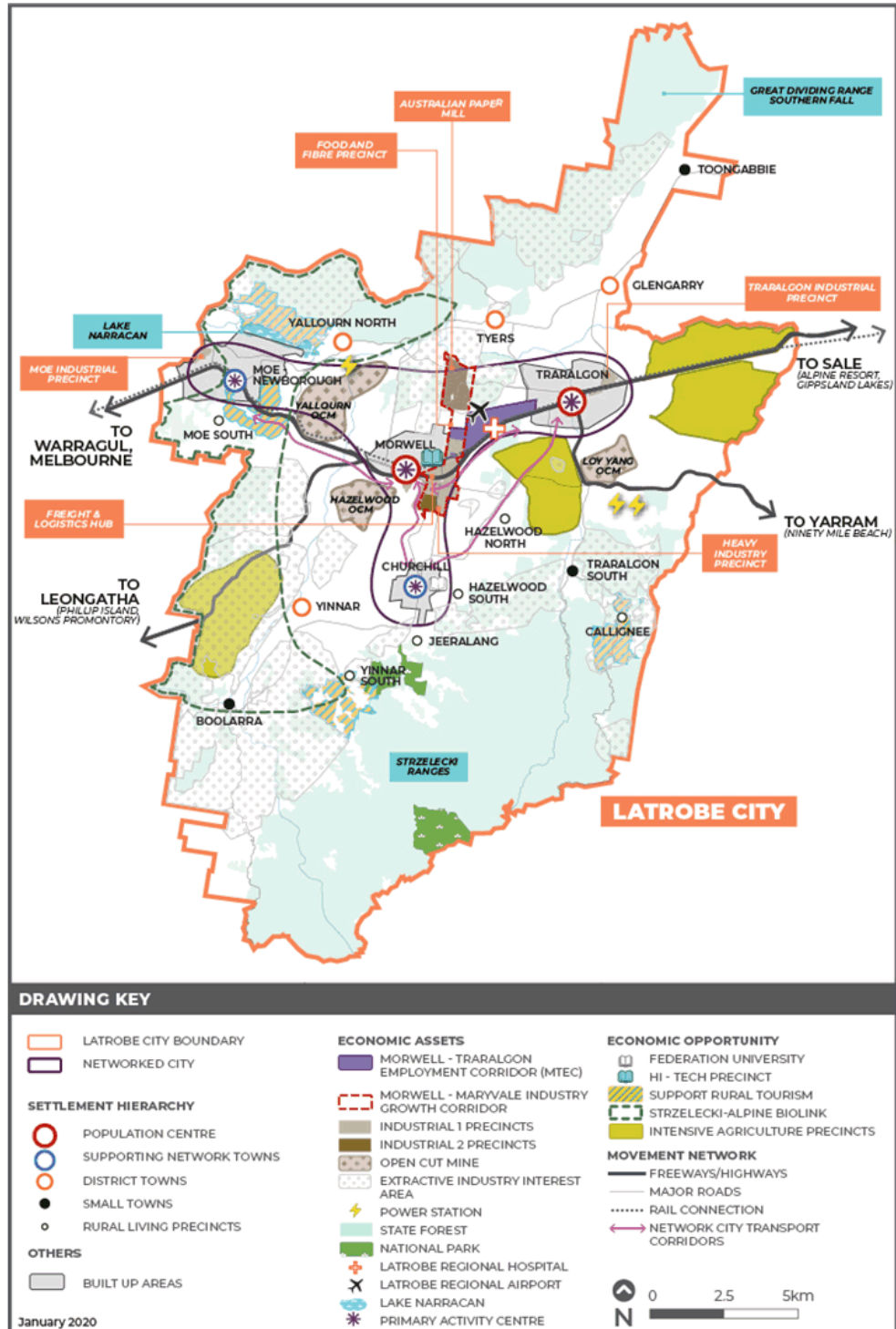
02.04-3 Retail Hierarchy plan

---/20---  
C--



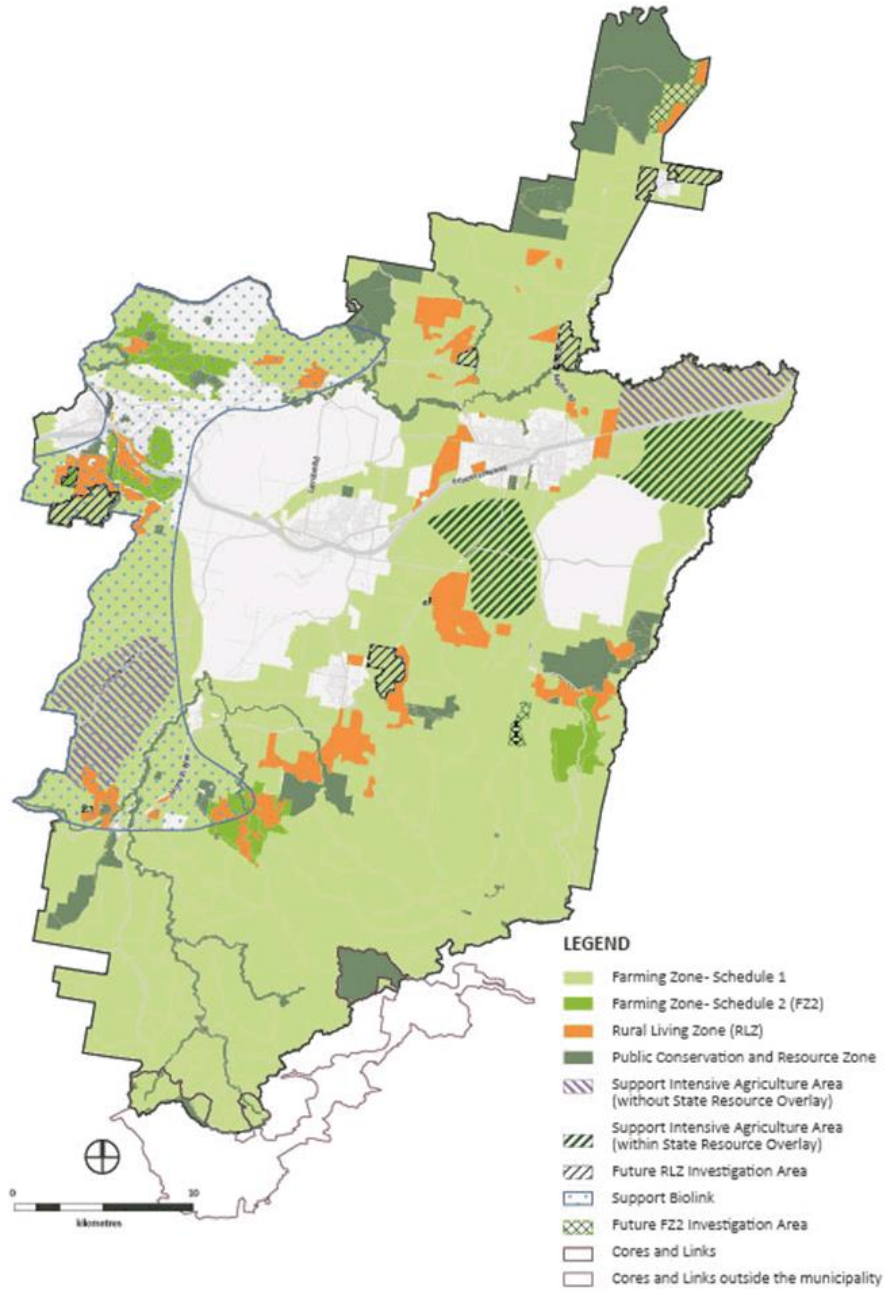
02.04-4 Economic strategy plan

--(20--  
C--



02.04-5 Rural framework plan

---(20---  
C--

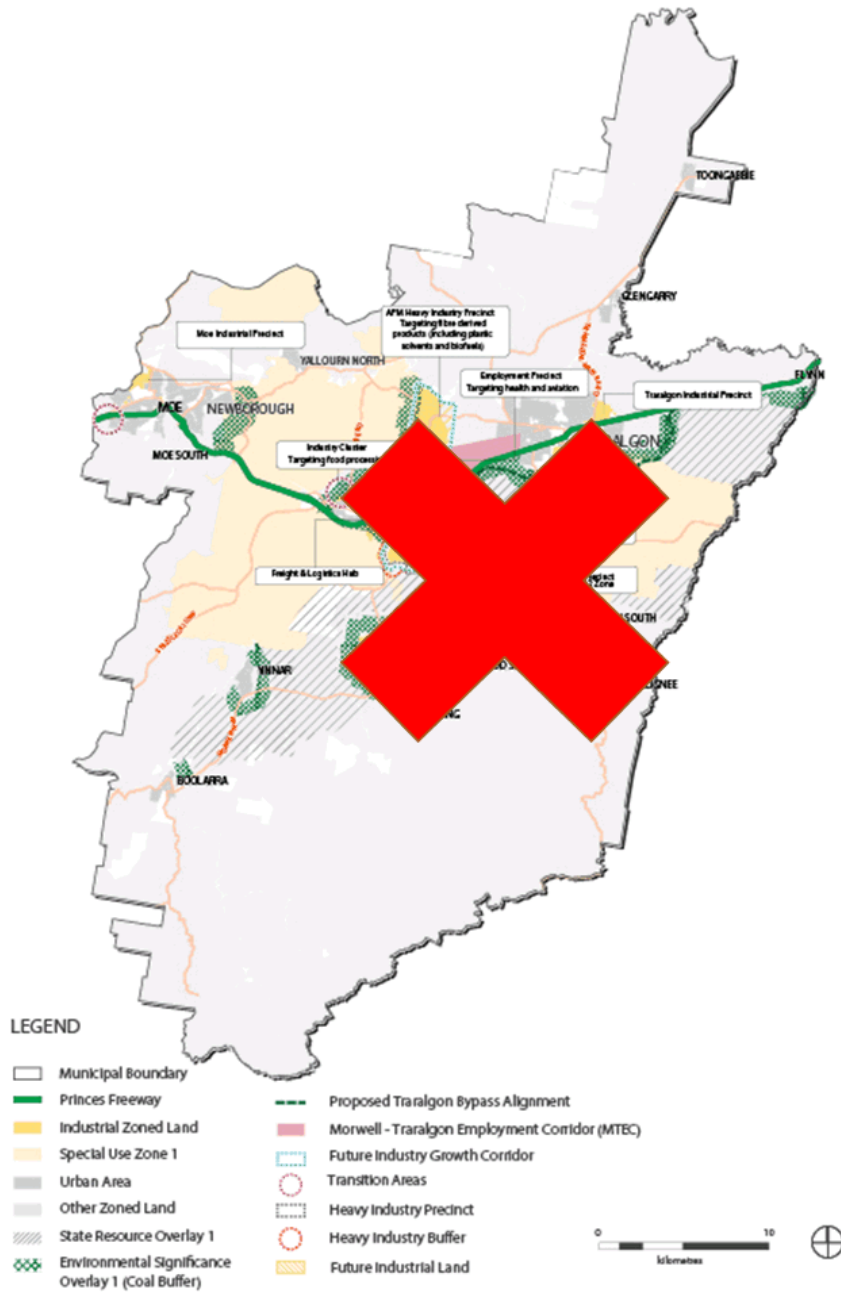




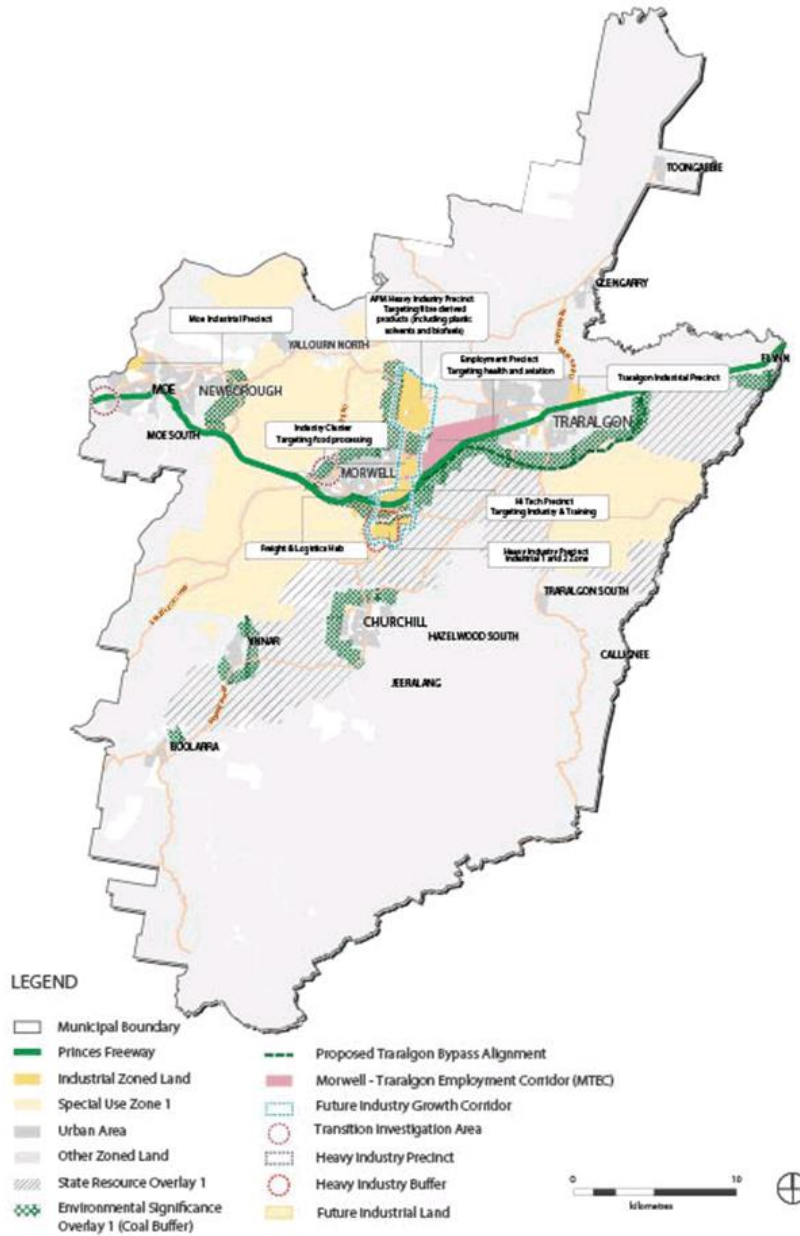
02.04-6 Industrial framework plan

---/20---  
C--

INDUSTRIAL FRAMEWORK PLAN

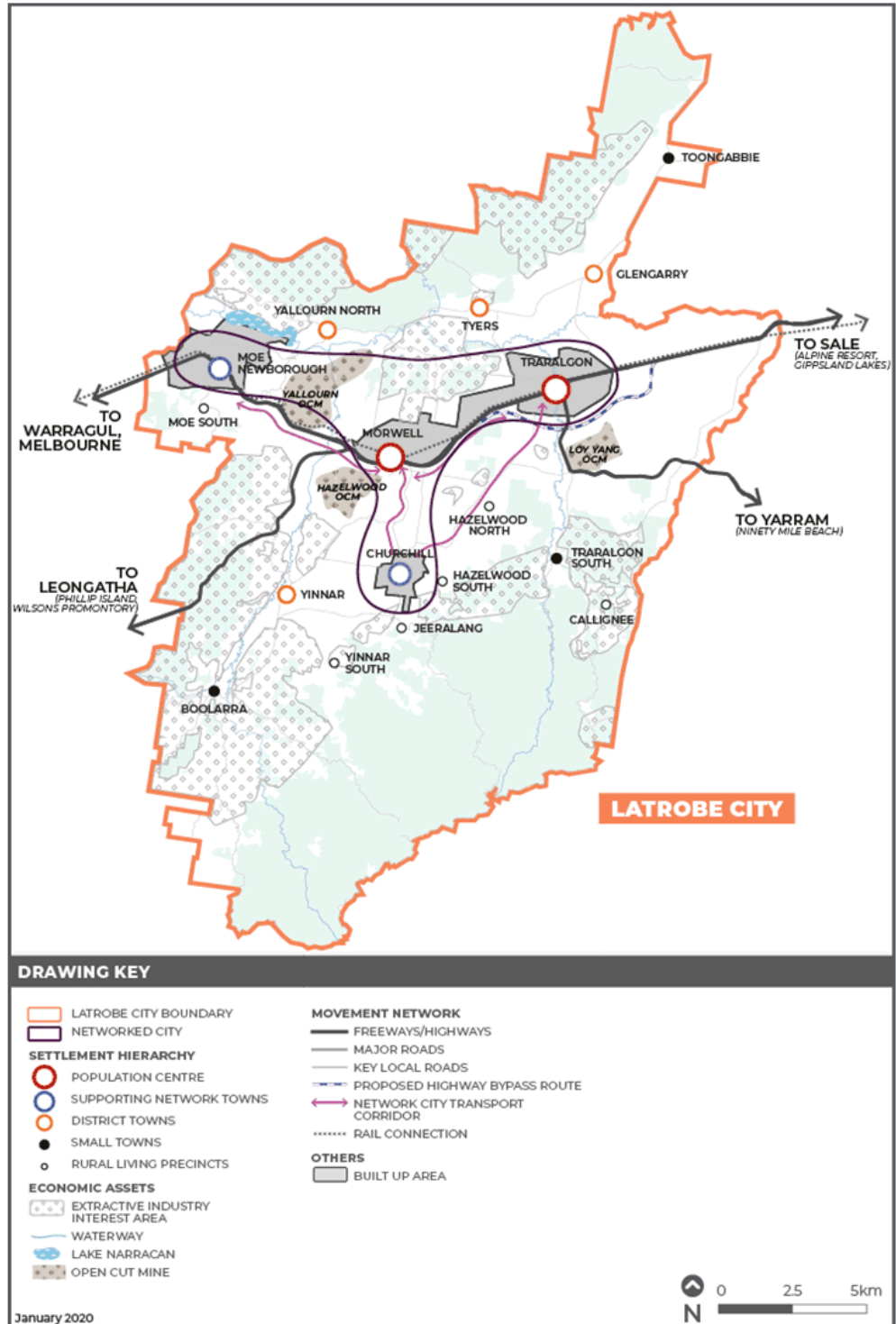


INDUSTRIAL FRAMEWORK PLAN



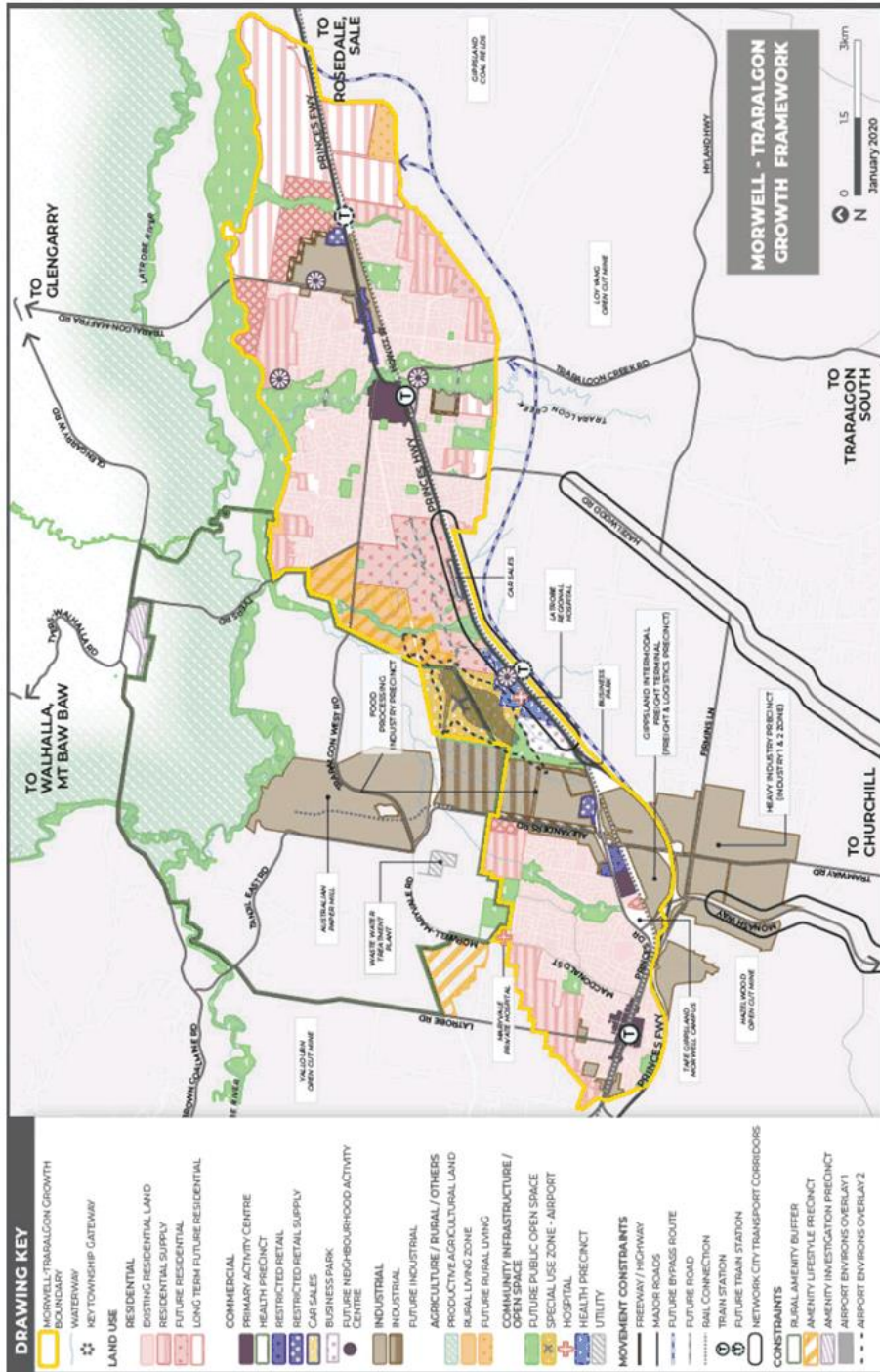
02.04-7 Extractive industries framework plan

---/20---  
C--



02.04-8 Traralgon-Morwell Growth Framework Plan

---/20---  
C--



**11.01-1L Traralgon**

---  
C---

**Policy application**

This policy applies to land shown on the Traralgon Town Structure Plan (TTSP) in this clause.

**Strategies**

Encourage short to medium term (within 0-15 years) residential development in TTSP Areas 1, 2 and 13.

Encourage long term (15 or more years) residential intensification of land zoned rural living and farming in TTSP Areas 9, 10 and 11.

Encourage the long term development of Rural Living Area 12.

Encourage the development of retail, office and residential mixed use developments within Argyle Street (TTSP Area 4).

Direct retail and office development that is significant in floor size and economic impact to the Traralgon Primary Activity Centre (TTSP Area 3), Argyle Street (TTSP Area 4) and Princes Highway and Stammers Road (TTSP Area 5).

Discourage dispersion of the office sector outside of TTSP Area 3.

Support industrial uses with limited off site amenity impacts and other compatible uses within the Janette Street Industrial precinct (TTSP Area 6) as a buffer between the lime batching facility and nearby residential and mixed uses.

Design and site development in residential or mixed use zones that are within the 500 m buffer of the lime batching facility to mitigate noise impacts from the operation of the facility.

Provide a buffer to protect industry in TTSP Area 7 from encroachment of sensitive uses, particularly from the north and east.

Design development in TTSP Areas 10, 11 and 12 to address any impact of the proposed Traralgon Highway Bypass and Bypass Ramps.

Support development of residential and community facilities to the east and west of the Southside commuter car park at Traralgon Train Station.

Support the construction of a new bus interchange, plaza and station building at the Traralgon Train Station.

Support works to develop the Southside commuter car park, Southern Plaza and VRI Hall as community facilities.

Establish Neighbourhood and Local Activity Centres in the following locations:

- Corner Marshalls Road and Traralgon-Maffra Road, Traralgon
- Melrossa Road West, Traralgon
- Princes Highway, Traralgon East
- Dranes Road, Traralgon
- Cross's Road, Traralgon
- Princes Highway/Airfield Road, Traralgon West
- Bradford Drive/Princes Highway, Traralgon West
- Traralgon Golf Course.

**Policy documents**

Consider as relevant:

- *Latrobe Structure Plans – Traralgon* (Beca Pty Ltd, August 2007)
- *Latrobe City Council Retail Strategy* (Essential Economics 2019)
- *Traralgon Station Precinct Master Plan* (Hansen Partnership, 2011)

- *Traralgon Growth Area Framework* (Hansen Partnership, 2013)

Traralgon Town Structure Plan (TTSP)







**12.03-1L River corridors and waterways**

---  
C---

**Strategies**

Enhance **the health of** waterway corridors by increasing vegetation along corridors.

**13.03-1L Floodplain management**

~~13.03-1L~~  
C---

**Policy application**

This policy applies to land affected by the **Urban Floodway Zone**, Flood Overlay or Land Subject to Inundation Overlay.

**Strategies**

**Within the mapped extent of a 1% Annual Exceedance Probability (AEP) flood (commonly known as a 1:100 year floodplains), discourage:**

- Residential development, other than replacement dwellings that **have a finished floor level that is above the 1% AEP flood level** ~~are above the 1:100 year flood level.~~
- Raised earthworks
- Subdivision, other than realignment or consolidation.

**Discourage development in residential areas that within the 1% AEP flood extent encroach on 1:100 year floodplains or within 30m of existing waterways.**

**Ensure building envelopes for dwellings, including a sufficient effluent disposal area onsite, are located on flood free land, provide an effluent disposal area that is located in an onsite area that is free from flooding.**

**16.01-2L Location of residential development**

---  
C---

**Policy application**

This policy applies to all land identified in the Housing Framework Plans in this clause.

**General strategy**

Encourage and concentrate a diverse range of housing in locations with access to community services, activity centres and public transport in accordance with the Housing Framework Plans in this clause.

Support lot consolidation to maximise opportunities for increased residential yield and integrated development in locations identified for Substantial and Incremental Change in the Housing Framework Plans in Clause 16.01-2L.

**General policy guidelines**

Consider as relevant:

- Encouraging medium and high density housing typologies within 400 metres of the Primary Activity Centres of Moe, Morwell, Churchill, Traralgon.
- Supporting infill development within 200 metres of existing or planned Neighbourhood Activity Centres and Local Activity Centres and the retail centres of District and Small Towns.

**Substantial change areas strategies**

Encourage multi-level residential development in the form of low scale apartments, townhouses, shop-tops and units.

Discourage housing intensification in areas identified for 'Future Substantial Change' south of Shakespeare Street, Traralgon, until existing industrial development located to the south (Area 6 of the Traralgon Township Structure Plan in Clause 11.01-1L) transitions to light industrial or other non-sensitive uses.

**Incremental change areas strategies**

Encourage higher density housing in the form of townhouses, units and dual occupancies that are sensitive with adjoining streetscapes, buildings and residential areas.

Discourage housing intensification south of Commercial Road, Morwell until rehabilitation works to the northern extent of the Hazelwood open cut brown coal mine area are complete (Area 3 on the Morwell Town Structure Plan in Clause 11.01-1L).

Facilitate the development of streetscape character that contains:

- Private gardens in front yards.
- Space between buildings.
- Views to local landmarks.
- Natural shade.

**Limited change areas strategy**

Support the development of detached dwellings and dual occupancies that reinforce the spacious regional suburban character.

**Limited change areas policy guidelines**

Consider as relevant:

- Encouraging smaller and diverse housing types, including units and townhouses, within 200 metres of existing or planned Neighbourhood and Local Activity Centres and where public transport is accessible.
- Discouraging units or townhouses beyond 200 metres from an existing or planned Neighbourhood Activity Centre or Local Activity Centre, except on Strategic Development Sites identified on the Housing Framework Plans.
- Discouraging higher densities unless a lot is greater than 1500m<sup>2</sup> and is:
  - Within 400m walking distance from a public transport network.
  - Consistent with the average lot size or density development of residentially zoned land that is within a 150m radius (excluding the subject site in the calculation).
  - Not constrained by an overlay that affects the development potential of the lot (heritage, bushfire or flooding overlay).

#### **Minimal change areas strategies**

Support minimal change in the form of detached houses and dual occupancies in locations with distinct character attributes, such as heritage, neighbourhood character, environmental or amenity values or infrastructure limitations.

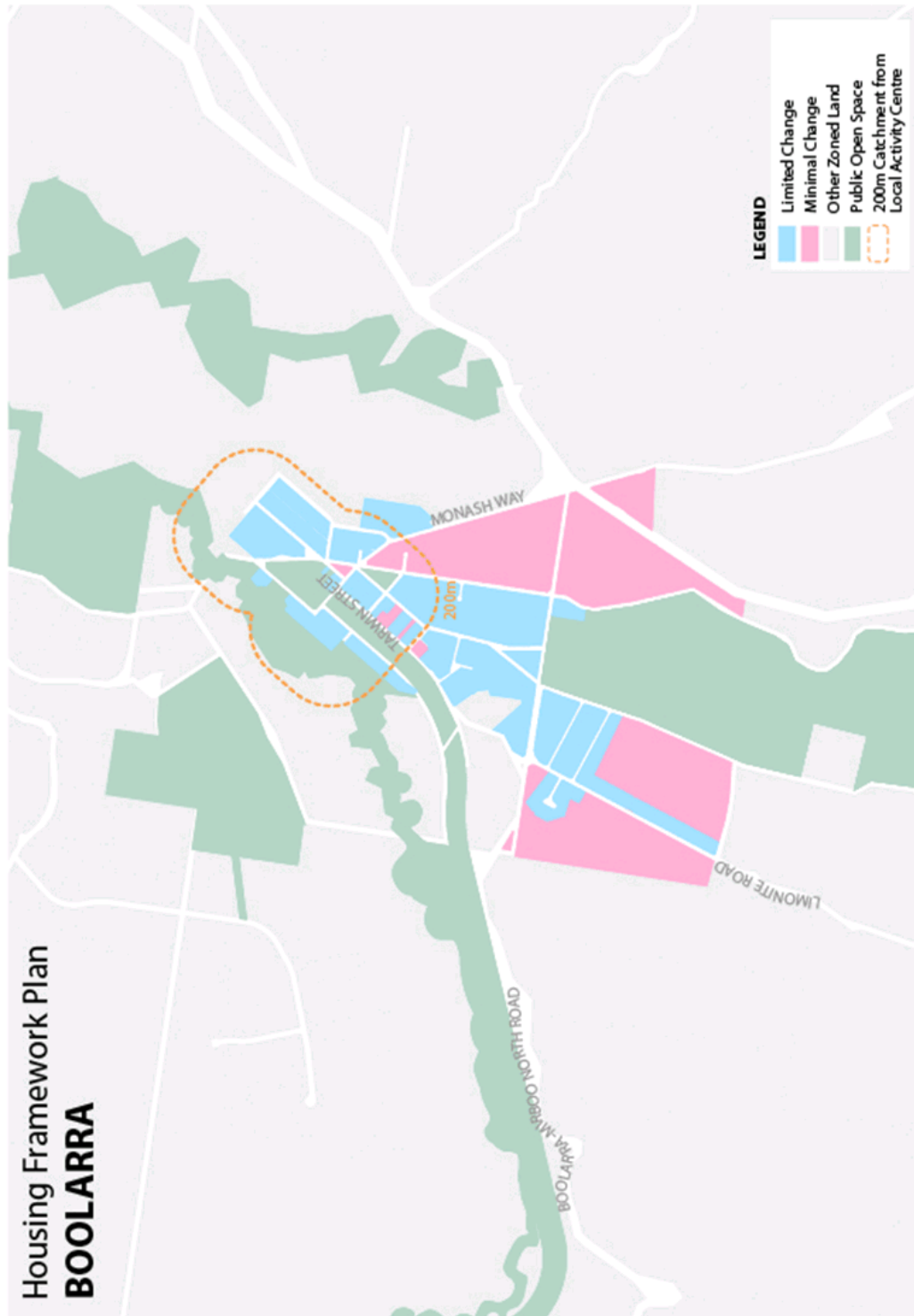
Encourage the retention and provision of vegetated areas including canopy trees and large garden spaces.

#### **Policy document**

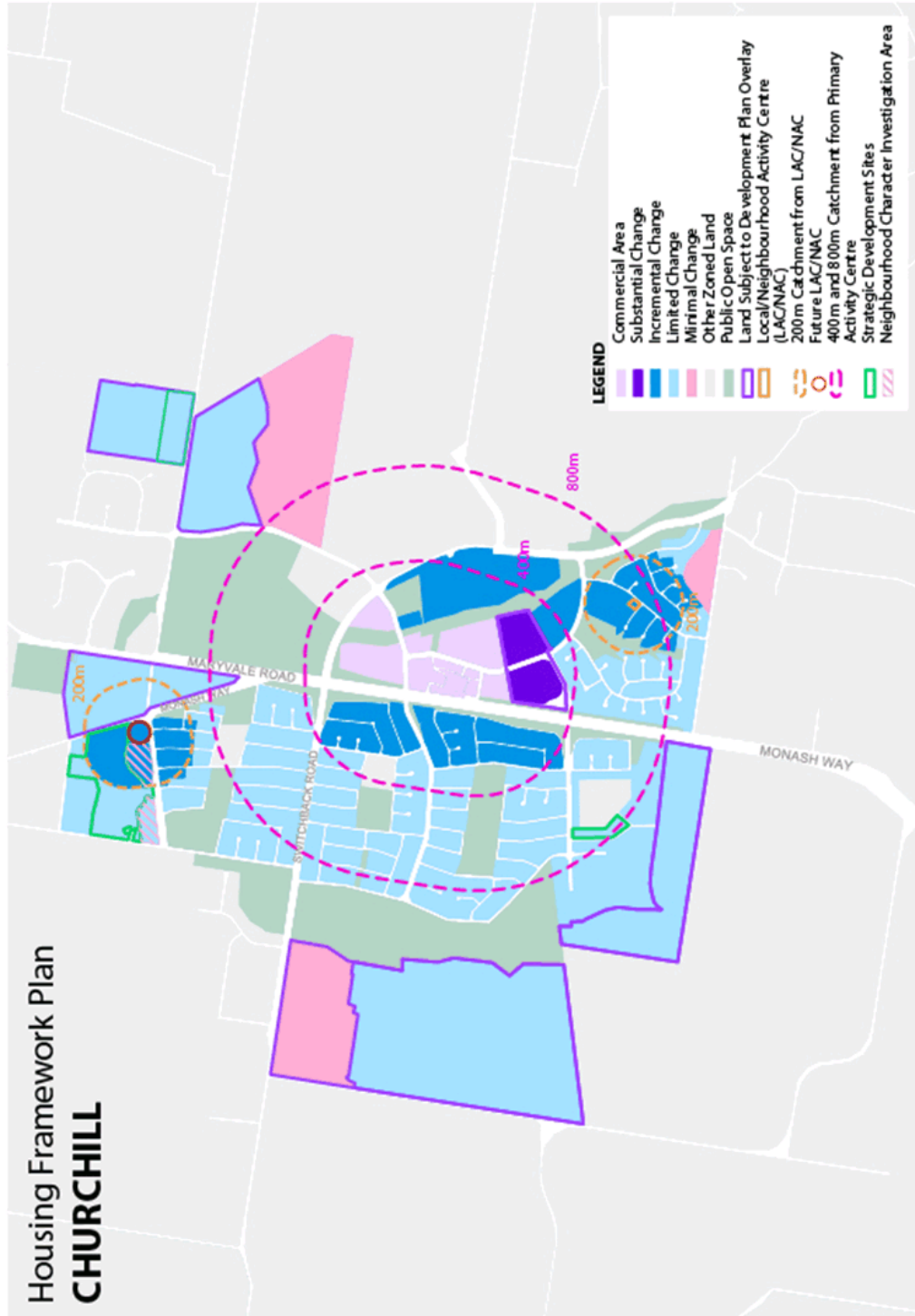
Consider as relevant:

- *Live Work Latrobe Housing Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

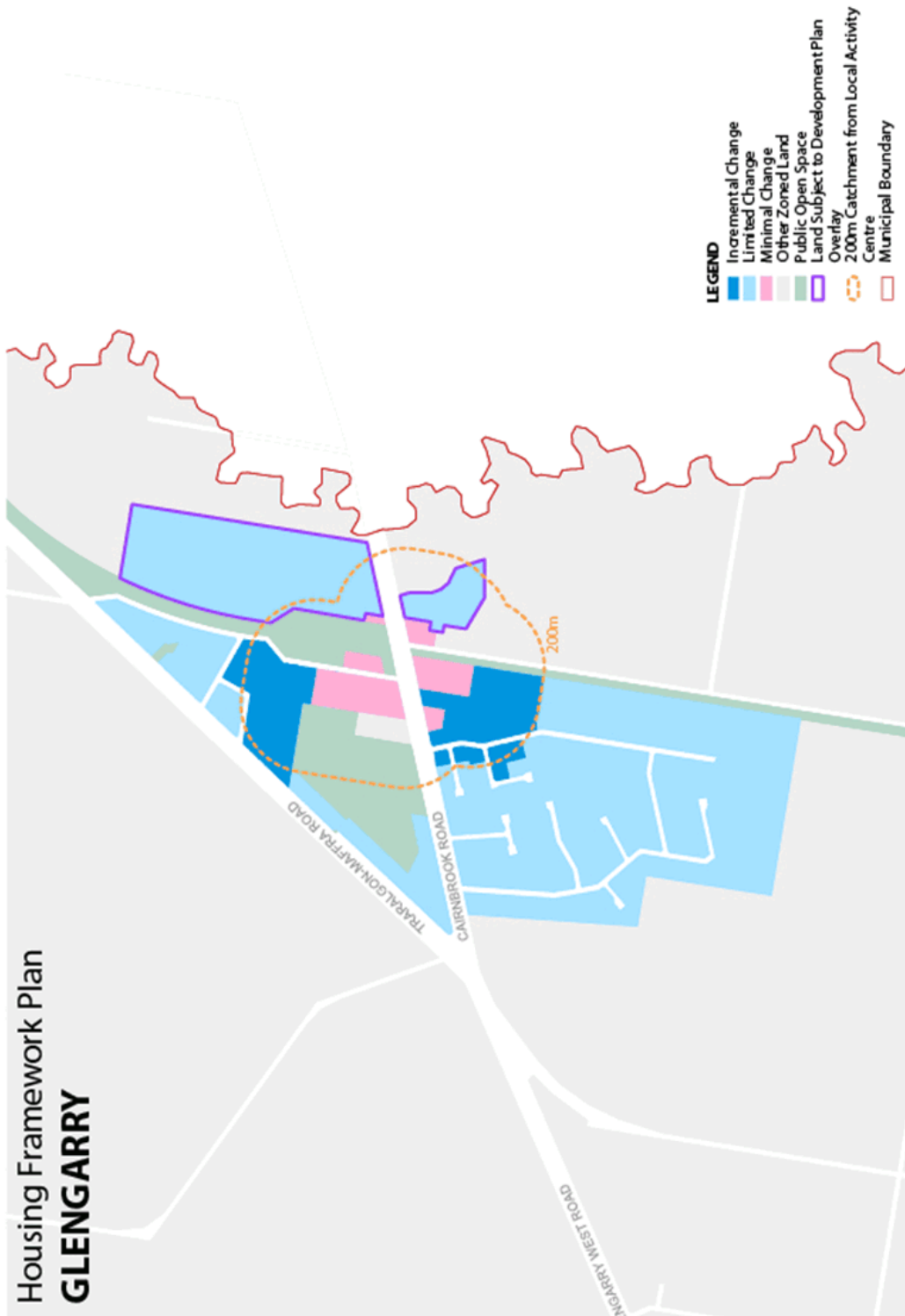
Boolarra Housing Framework Plan



Churchill Housing Framework Plan

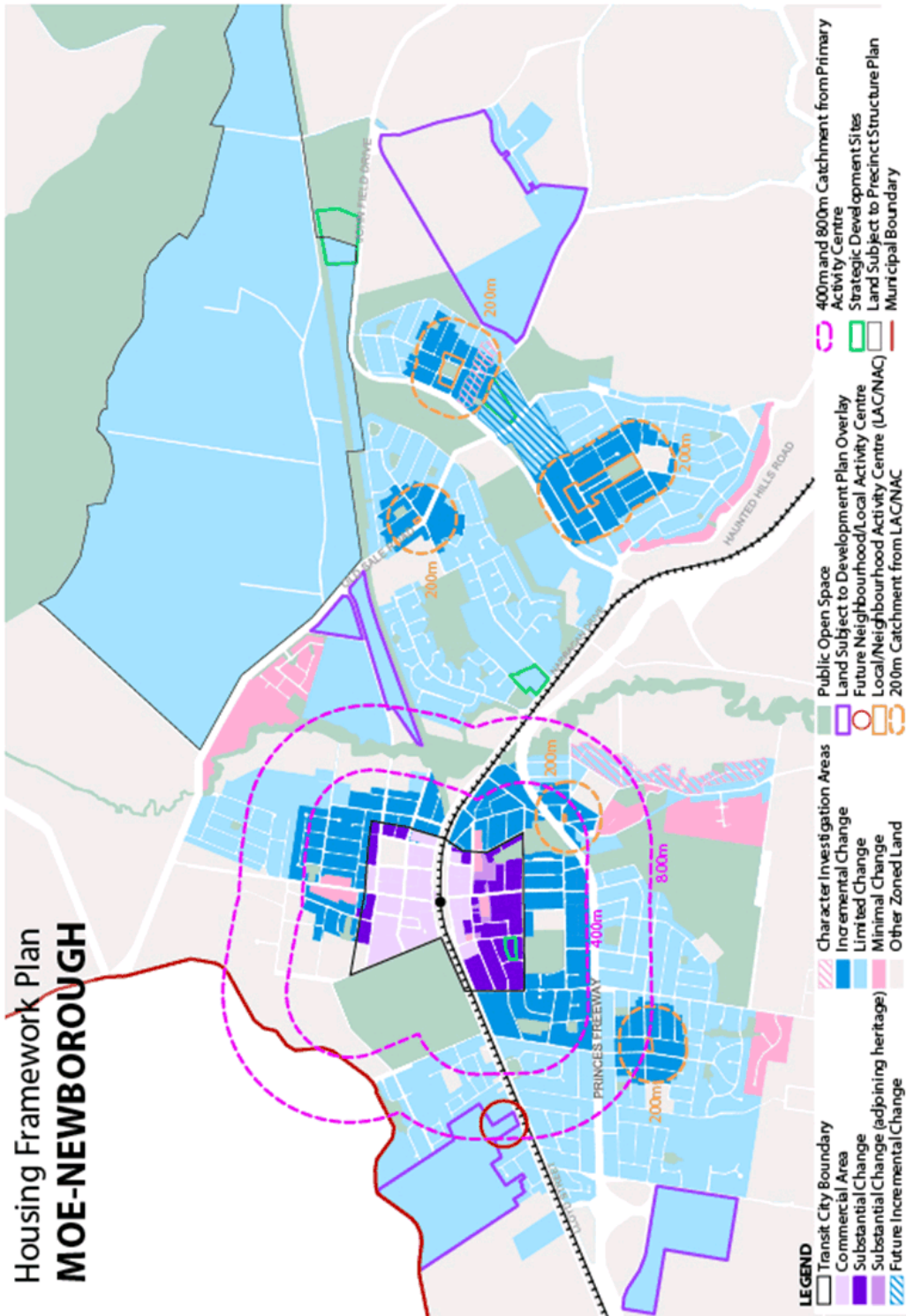


Glengarry Housing Framework Plan



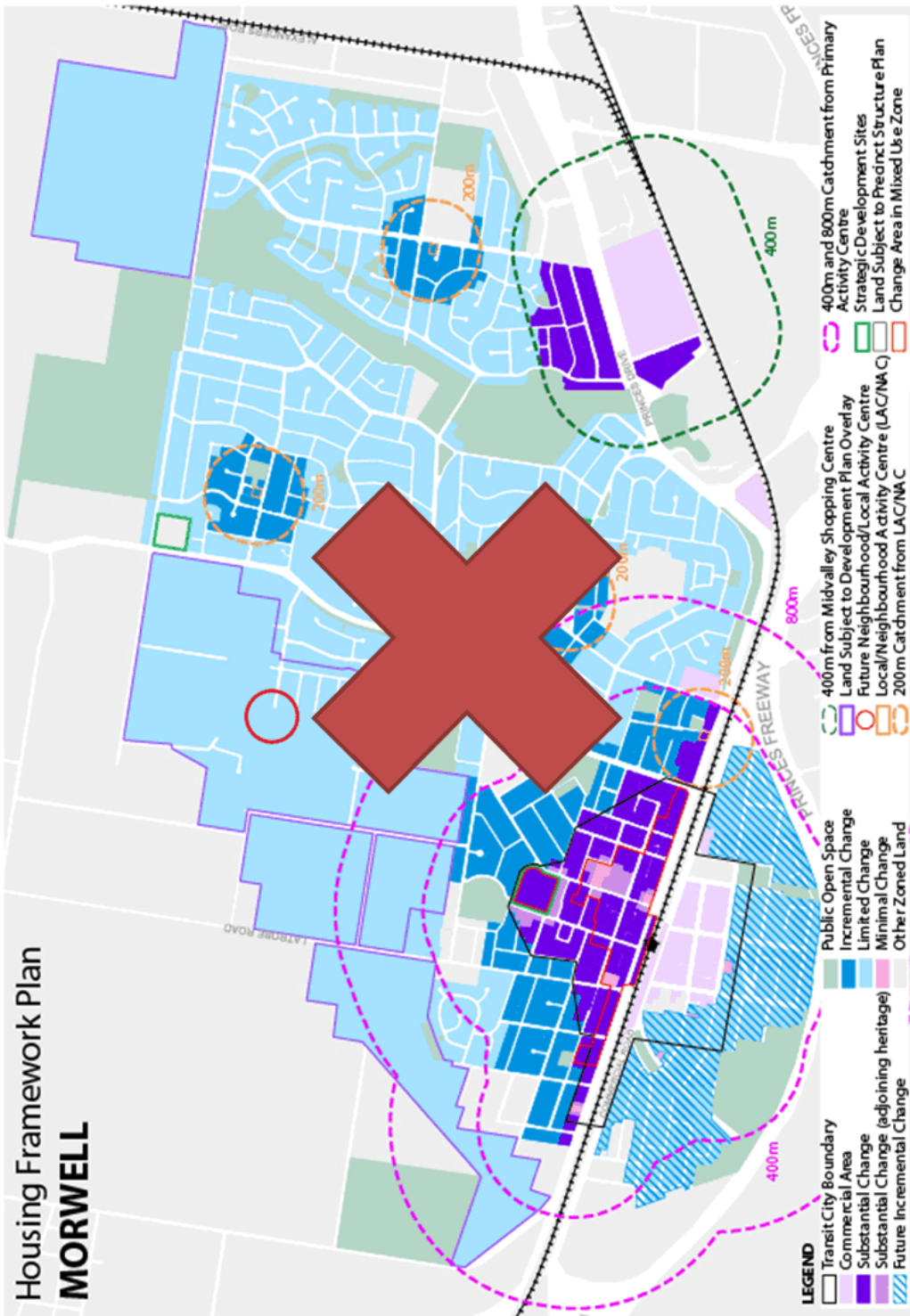
Housing Framework Plan  
**GLENGARRY**

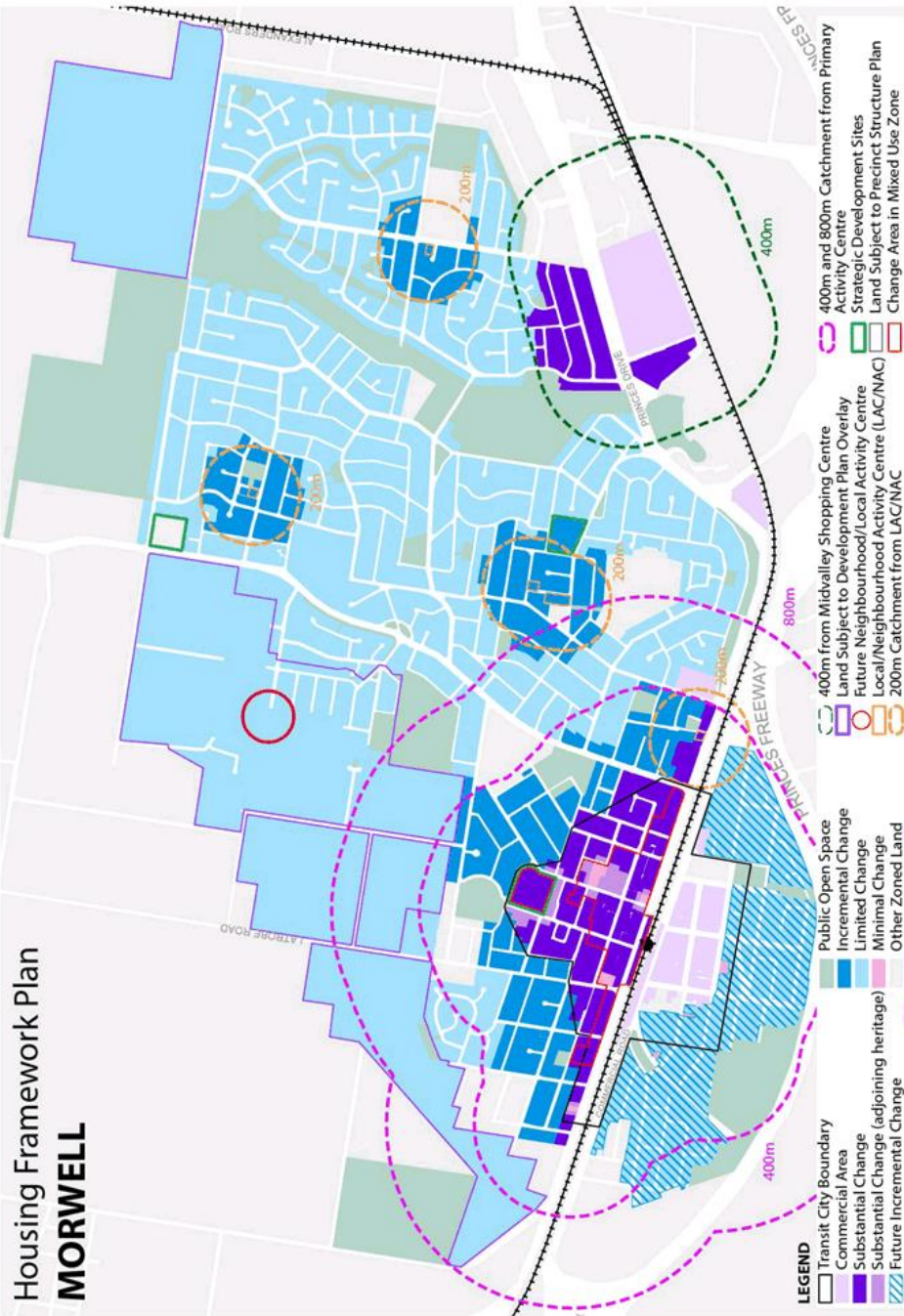
Moe-Newborough Housing Framework Plan





Morwell Housing Framework Plan

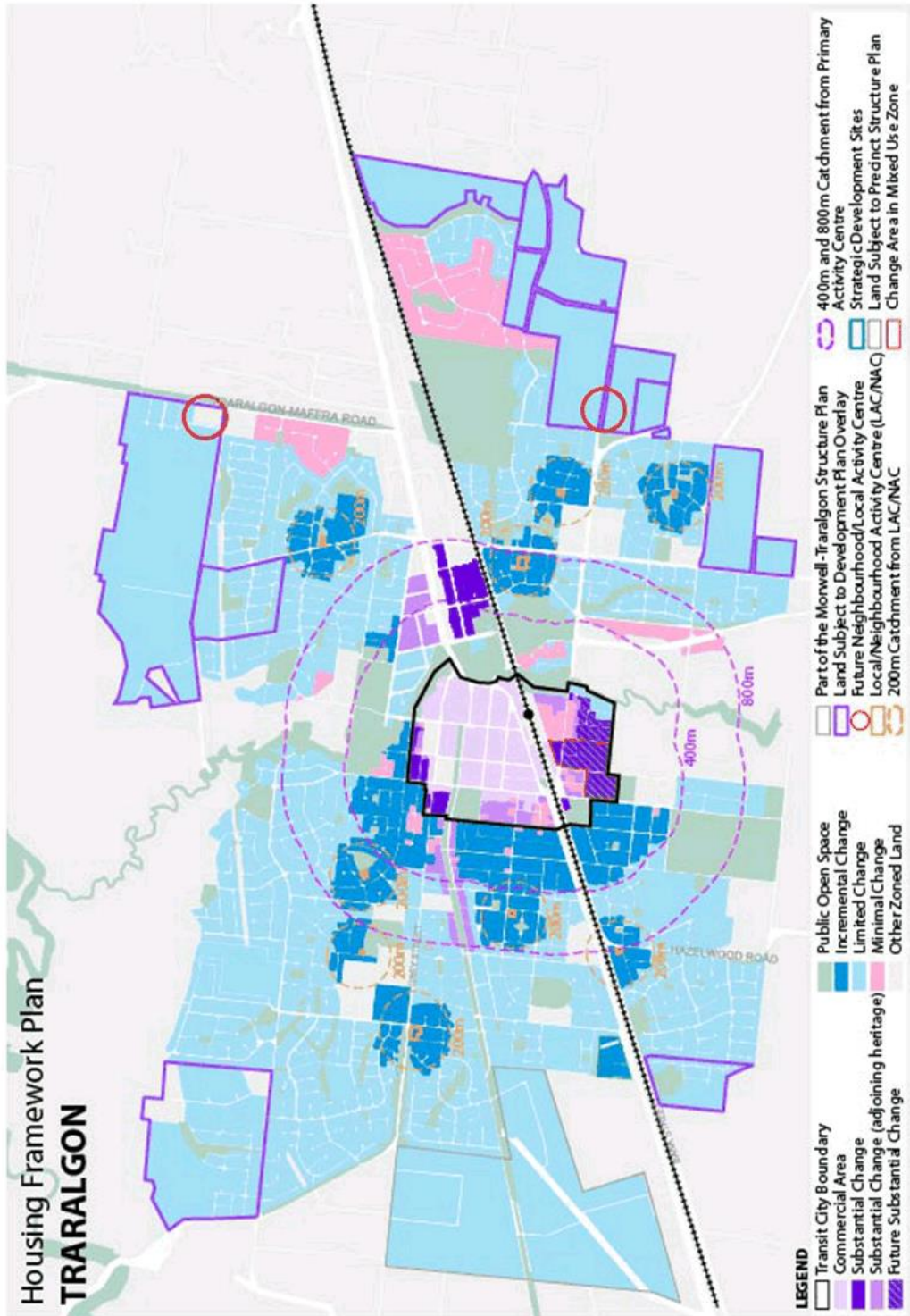




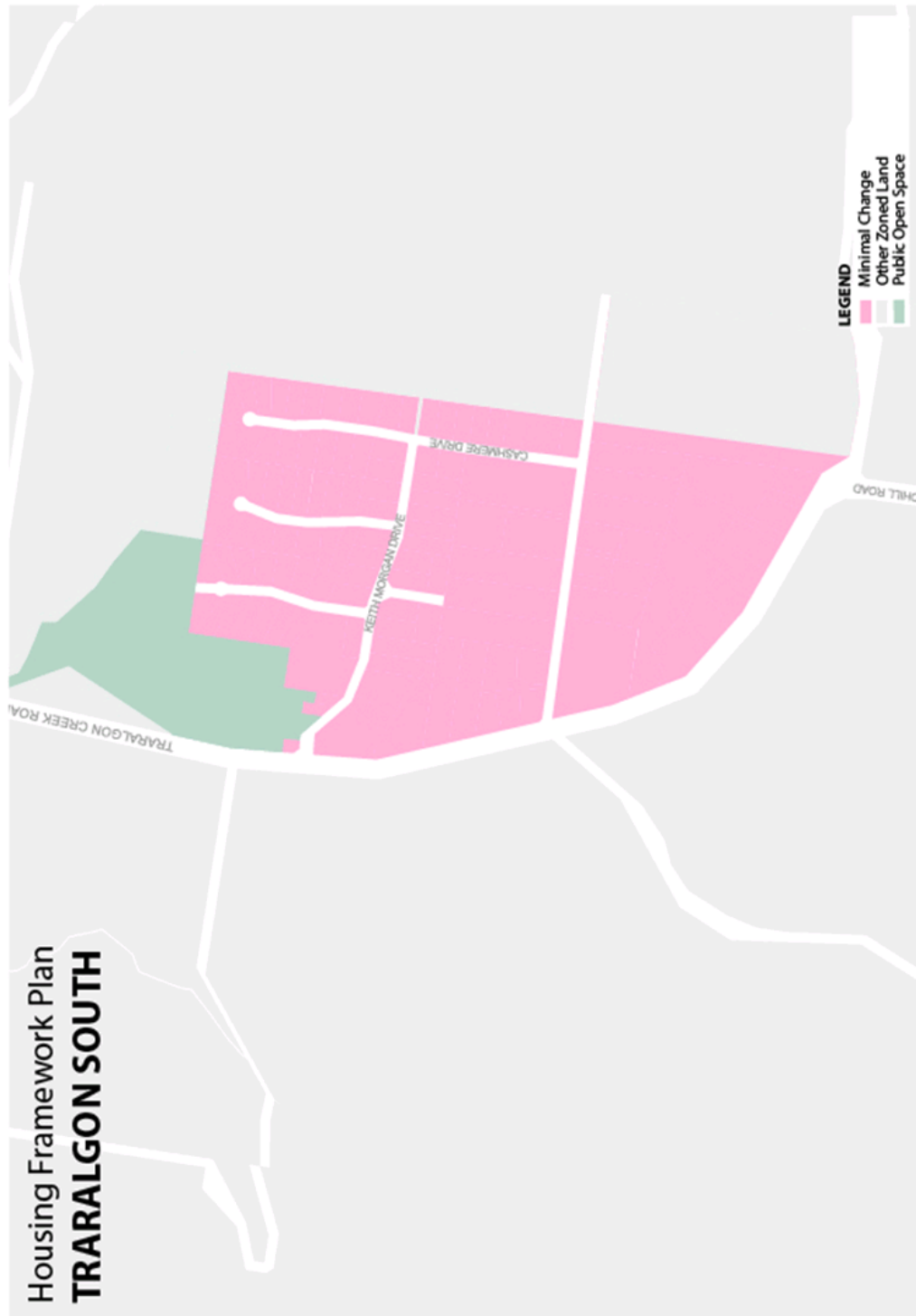
**Toongabbie Housing Framework Plan**



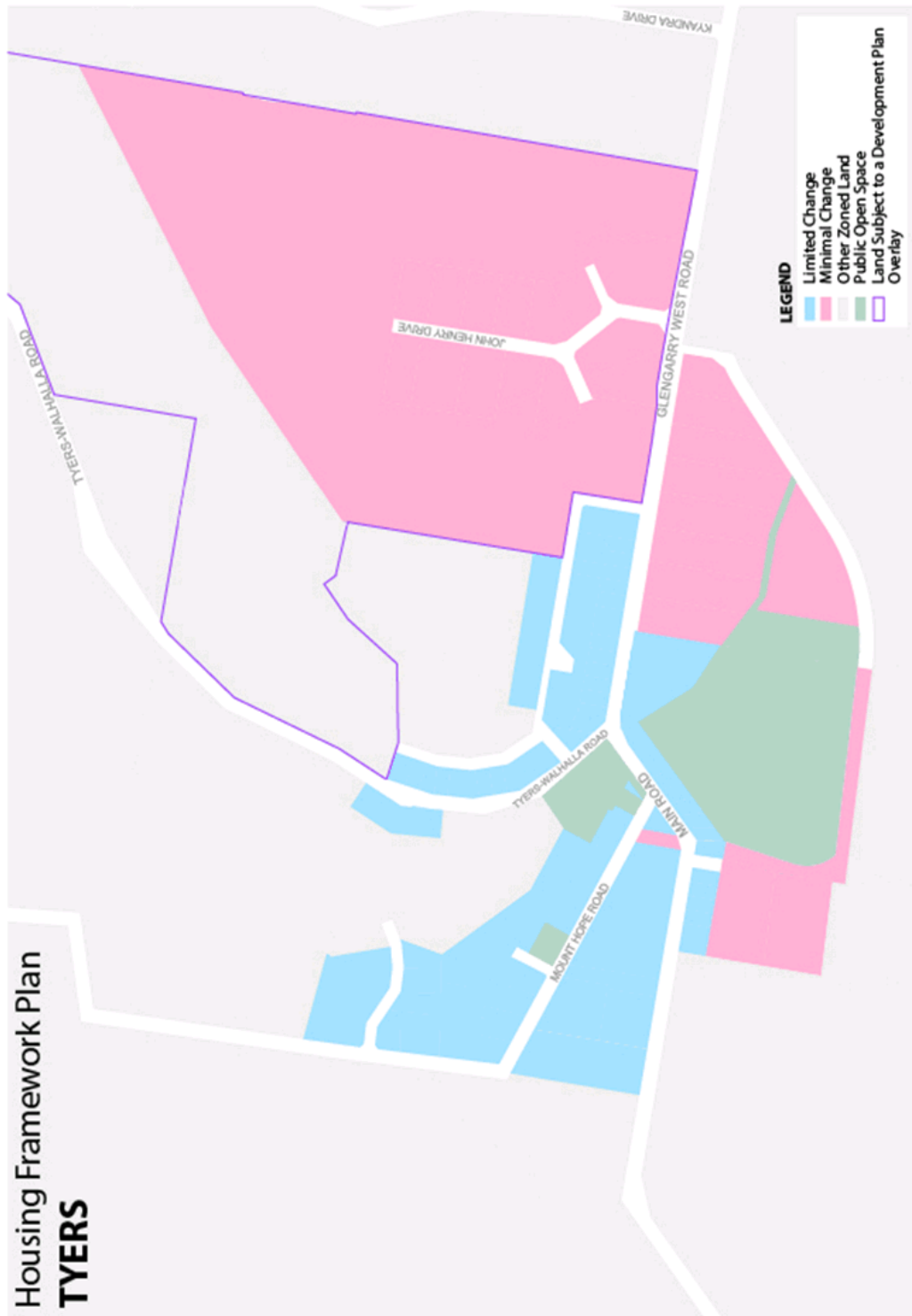
Traralgon Housing Framework Plan



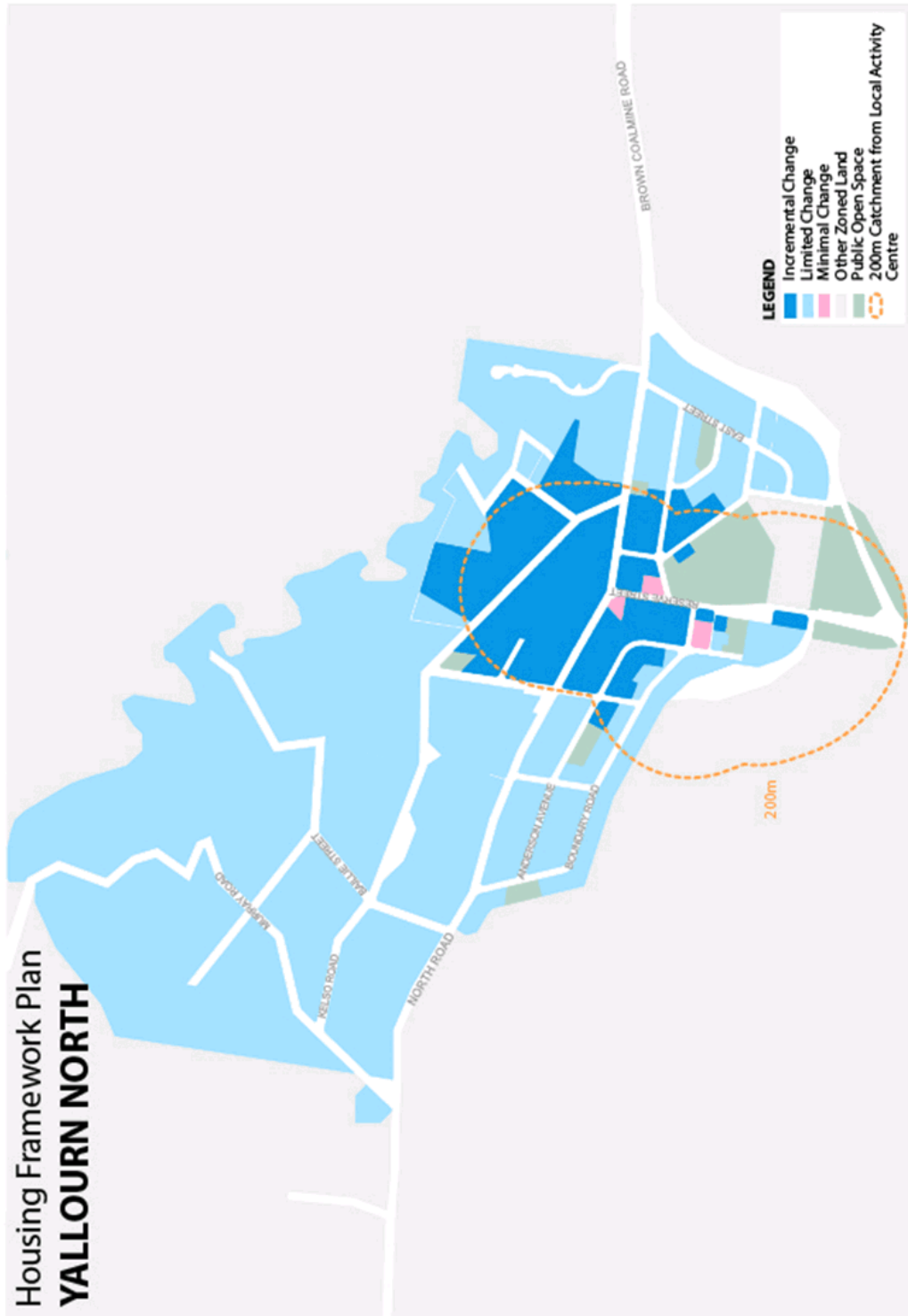
**Traralgon South Housing Framework Plan**



Tyers Housing Framework Plan



### Yallourn North Housing Framework Plan



Yinnar Housing Framework Plan





**18.01-2L Transport system**

---  
C---

**Strategy**

Support improvements to heavy vehicle access to industrial zoned land located to the north of the Moe Township and to the industrial precincts in the Morwell to Maryvale Corridor.

**18.02-3L Road system**

---  
C---

**Strategy**

| Facilitate a **functional, safe and efficient** rural roads system that maintains the rural character and meets the demands of both rural industry and residents.

LATROBE PLANNING SCHEME

06/06/2019  
C116latr

**SCHEDULE 1 TO CLAUSE 37.07 URBAN GROWTH ZONE**

Shown on the planning scheme map as **UGZ1**.

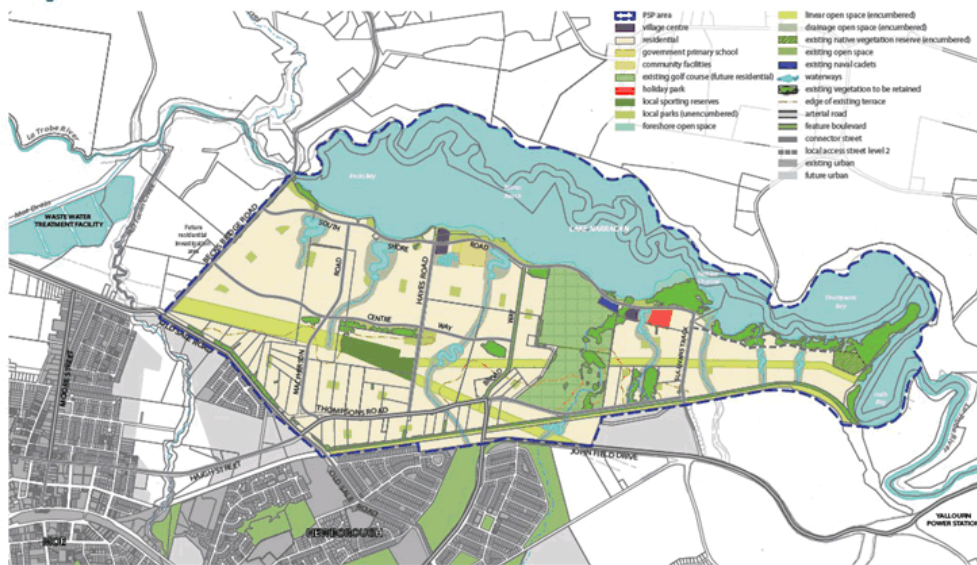
**LAKE NARRACAN PRECINCT STRUCTURE PLAN**

**1.0 The Plan**

[Map 1 The Plan](#) shows the future urban structure proposed in the *Lake Narracan Precinct Structure Plan*.

It is a reproduction of Plan 2 in the *Lake Narracan Precinct Structure Plan* (March 2015).

**Map Plan 1 to the Schedule to Clause 37.07**



**2.0 Use and development**

**2.1 The Land**

The use and development provisions specified in this schedule apply to the land within the ‘PSP area’ on [Map Plan 1](#), excluding Lake Narracan itself and shown as UGZ1 on the planning scheme maps.

**2.2 Applied zone provisions**

The provisions of the following zones in this scheme apply to the use and subdivision of land, the construction of a building, and the construction or carrying out of works as set out in Table 1.

**Table 1: Applied zone provisions**

Land use/ Development (Carried out or proposed) generally in accordance with the precinct structure plan applying to the land.	Applied zone provisions
Village Centre	Clause 34.01 – Commercial 1 Zone
Arterial road	Clause 36.04 – Road Zone – Category 1
Connector street	Clause 36.04 – Road Zone – Category 2
Land or any lot wholly contained within, 200 metres distance from a village centre	Clause 32.07 – <a href="#">Residential Growth Zone 1 General Residential Zone 1</a>

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 42.01 ENVIRONMENTAL SIGNIFICANCE OVERLAY**

Shown on the planning scheme map as ESO1.

**URBAN BUFFER****1.0 Statement of environmental significance**

The coal industry is of national and State importance due to its use as the primary energy source for the electricity generating industry in Victoria. The impact on the environment is radical. Buffers protect those elements of the Coal Buffers Policy Area such as urban settlements from the impact of the radical change to the environment from the coal industry.

**2.0 Environmental objective to be achieved**

To ensure that development in the Gippsland Coalfields Policy Area provides mutual protection of urban amenity, ~~and~~ coal resource development, ~~and~~ the continued social and economic productive use of land.

~~To provide for development which~~ ~~and~~ is compatible within a buffer area including reservations and for services ancillary to a Brown Coal Open Cut outside the buffer area.

**3.0 Permit requirement**

A permit is not required to construct the following buildings or to construct or carry out the following works:

Works associated with plantation establishment.

Buildings or works normally associated with farming or forestry (other than a dwelling).

Maintenance or rehabilitation of existing works under the control of public authority.

A building or works which is/are a modification necessary to comply with a direction or licence under the *Dangerous Goods Act 1985* or a Waste Discharge Licence, Works Approval or Pollution Abatement Notice under the *Environment Protection Act 1970*.

Works associated with the construction of the Princes Freeway – Traralgon Bypass carried out by or on behalf of the ~~Roads Corporation~~ Department of Transport.

Remove, destroy or lop native vegetation associated with the construction of the Princes Freeway – Traralgon Bypass carried out by or on behalf of the ~~Roads Corporation~~ Department of Transport, subject to meeting the requirements of the background document *Victoria's Native Vegetation Management – A Framework for Action* (Department of Natural Resources and Environment, 2002) to the satisfaction of the Secretary of the Department of ~~Sustainability and Environment~~ Environment Land Water and Planning.

**4.0 Application requirements**

The following application requirements apply to an application for a permit under Clause 42.01, in addition to those specified elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

~~An application to construct a building or construct or carry out works must be accompanied by the following information, as appropriate:~~

- A plan to scale which shows:
  - The boundaries and dimensions of the site.
  - Adjoining roads.
  - The location, height and purpose of buildings and works on adjoining land.

- Relevant ground levels.
- The layout of existing and proposed buildings and works.
- All driveway, car parking and loading areas.
- Proposed landscape areas.

#### LATROBE PLANNING SCHEME

- All external storage and waste treatment areas.
- Areas not required for immediate use.
- Elevation drawings to scale showing the colour and materials of all buildings and works.
- Construction details of all drainage works, driveways, vehicle parking and loading areas.
- A landscape layout which includes the descriptions of vegetation to be planted, the surfaces to be constructed, site works specification and method of preparing, draining, watering and maintaining the landscape area.
- A fire management plan for any proposed development within 1000 metres of a mining licence.

#### Development must

- Be compatible with both the adjacent urban and coal related uses of land.
- Provide an opportunity for improvement in the visual amenity of areas surrounding the urban settlements, and the visual protection from the effects of coal resource development on the landscape.
- Be productive within the constraints required from mutual protection, separation and compatibility of adjacent uses.
- Maintain the integrity of the buffer area and discourage any incremental or future pressures for urban or coal related development in the future.

#### Referral of applications

~~Applications of the kind listed below 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:~~

- ~~• To subdivide land which create a lot with an area less than 20 hectares.~~
- ~~• To develop land for:~~
  - ~~— cemetery.~~
  - ~~— educational centre.~~
  - ~~— exhibition centre.~~
  - ~~— function centre.~~
  - ~~— golf course.~~
  - ~~— hospital.~~
  - ~~— industry (other than rural industry).~~
  - ~~— major sports and recreational facility.~~
  - ~~— Plantation~~
  - ~~— shop or office with a floor area exceeding 2,000 square metres.~~
  - ~~— accommodation if the total number of people to be accommodated exceeds 100 or the proposed development results in an increase of greater than 25% to the floor area of an existing accommodation building.~~

## LATROBE PLANNING SCHEME

### **Exemption from notice and appeal**

~~An application is exempt from the notice requirements of Section 52(1)(a),(b) and (d), the decision requirements of section 64(1),(2) and (3) and the appeal rights of Section 82(1) of the Act. This exemption does not apply to land within 30 metres of land (not a road) which is in a residential zone or Business 5 Zone, land used for a hospital or school or land in a Public Acquisition Overlay to be acquired for a hospital or school.~~

### **5.0 Decision guidelines**

~~The following decision guidelines apply to an application for a permit under Clause 42.01, in addition to those specified in Clause 42.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:~~

~~Before deciding on an application, in addition to the decision guidelines in Clauses 65, the responsible authority must consider, as appropriate:~~

#### **Buildings and works**

- The movement of pedestrians and cyclist, and vehicles providing for supplies, waste removal, emergency services and public transport.
- The provision of car parking.
- The streetscape, including the conservation of buildings, the design of verandahs, access from the street front, protecting active frontages to pedestrian areas, the treatment of the fronts and backs of buildings and their appurtenances, including outdoor advertising structures, illumination of buildings or their immediate spaces and landscaping of land adjoining a road.
- Defining the responsibility for the maintenance of buildings, landscaping and paved areas.
- The availability of and connection to services.
- Any natural or cultural values on or near the land.
- Interface with non-industrial areas.
- Outdoor storage, lighting and storm water discharge.
- The designs of buildings to provide for solar access.
- If an industrial or warehouse development, the effect on nearby existing or proposed residential areas or other uses which are sensitive to industrial off-site effects, having regard to any comments or directions of the referral authorities.
- All buildings and works must be maintained in good order and appearance to the satisfaction of the responsible authority.

#### **Subdivision**

- The effect the subdivision will have on the potential of the area to accommodate the uses, which will maintain or enhance its competitive strengths.
  - Any natural or cultural values on or near the land.
  - The interface with adjoining zones, especially the relationship with residential areas.
  - The drainage of the land.
  - The availability of and connection to services.
  - The effect of traffic to be generated on roads.
- The responsible authority must notify and consider the views of any Mining Licence holder who may be affected.

Page 3 of 3

All other land	Clause 32.08 schedule 1 – General Residential Zone <a href="#">3</a>
----------------	--

## LATROBE PLANNING SCHEME

**2.3 Reference to a planning scheme zone is a reference to an applied zone**

~~A reference to a planning scheme zone in an applied zone must be read as if it were a reference to an applied zone under this schedule.~~

~~Note: e.g. The Residential Growth Zone specifies 'Car wash' as a Section 2 Use with the condition, 'The site must adjoin, or have access to, a road in a Road Zone.' In this instance the condition should be read as, 'The site must adjoin, or have access to, a road in a Road Zone or an applied Road Zone in the Urban Growth Zone schedule applying to the land'.~~

**2.43 Specific provisions – Use and development of future public land**

A permit is not required to use or develop land shown in the *Lake Narracan Precinct Structure Plan* as open space (local parks or local sporting reserves) or community facilities provided the use or development is carried out generally in accordance with the *Lake Narracan Precinct Structure Plan* and with the prior written consent of Latrobe City Council.

**2.5 Specific provisions - Use of land**

The following provisions apply to the use of land.

**Table 2: Use**

Use	Requirement
Shop where the applied zone is Commercial 1 Zone	The leasable floor area for an individual shop premises must not exceed 600 square metres  A permit is required to use land for a shop if the leasable floor of an individual shop premises exceeds 600 square metres

**2.6 Specific provisions – Construction of one dwelling on a lot less than 300 square metres in area**

~~A permit is not required to construct or extend one dwelling on a lot with an area less than 300 square metres where a site is identified as a lot to be assessed against the Small Lot Housing Code via a restriction on title, and it complies with the Small Lot Housing Code incorporated pursuant to Clause 81 of the Latrobe Planning Scheme.~~

**3.0 Application requirements**

~~If in the opinion of the responsible authority an application requirement listed below is not relevant to the assessment of an application, the responsible authority may waive or reduce the requirement.~~

**3.1 ~~2.4~~ Specific provisions - Subdivision - residential development**

~~A permit to subdivide land must meet the following requirements:~~

~~In addition to any requirement in 56.01-2, a subdivision design response must include:~~

- A land budget table in the same format and methodology as those within the precinct structure plan applying to the land, setting out the amount of land allocated to the proposed uses and expected population and dwelling yields.
- A demonstration of how the property will contribute to the achievement of the residential density outcomes in the precinct structure plan applying to the land.

- A demonstration of lot size by including a colour-coded lot size plan, reflecting the lot size categories outlined in Table 1 of the Lake Narracan Precinct Structure Plan, March 2015.
- A demonstration (such as indicative concept layout plans showing different building typology across different lot sizes) of how the subdivision will contribute to the delivery of a diversity of housing.

#### LATROBE PLANNING SCHEME

#### **Public Infrastructure Plan**

~~An application for subdivision must be accompanied by a Public Infrastructure Plan which addresses the following:~~

- ~~• a stormwater management strategy that makes provision for the staging and timing of stormwater drainage works, including temporary outfall provisions, to the satisfaction of Latrobe City Council and West Gippsland Catchment Management Authority; what land may be affected or required for the provision of infrastructure works; the provision, staging and timing of stormwater drainage works;~~
- ~~• the provision, staging and timing of road works internal and external to the land consistent with any relevant traffic report or assessment; the landscaping of any land;~~
- ~~• what if any infrastructure set out in the Lake Narracan Development Contributions Plan is sought to be provided as "works in lieu" subject to the written consent of Latrobe City Council; the provision of public open space and land for any community facilities;~~
- ~~• any other matter relevant to the provision of public infrastructure required by the responsible authority.~~

#### 2.5 Traffic Impact Assessment Report Specific provisions – Building and works

##### Construction of one dwelling on a lot less than 300 square metres in area

A permit is not required to construct or extend one dwelling on a lot with an area less than 300 square metres where a site is identified as a lot to be assessed against the Small Lot Housing Code via a restriction on title, and it complies with the Small Lot Housing Code incorporated pursuant to Clause 81 of the Latrobe Planning Scheme.

### 3.0 Application requirements

17/12/2015  
CB6

If in the opinion of the responsible authority an application requirement listed below is not relevant to the assessment of an application, the responsible authority may waive or reduce the requirement.

An application that proposes to create or change access to Old Sale Road or Thompsons Road must be accompanied by a Traffic Impact Assessment Report (TIAR). The TIAR, including functional layout plans and a feasibility / concept road safety audit, must be to the satisfaction of ~~VieRoads~~ the Head, Transport for Victoria or Latrobe City Council, as required.

An application to develop or subdivide land must be accompanied by a Traffic Impact Assessment Report (TIAR). The TIAR must include the expected traffic volumes of the proposed development and/or subdivision, and its impact on the existing and future road network. The TIAR must have regard to the indicative provision triggers for the various intersection projects as identified in the *Lake Narracan Development Contributions Plan, March 2015*.

#### **Environmental Site Assessment**

An application to use or develop land must be accompanied by an environmental site assessment of the land by a suitably qualified environmental professional to the satisfaction of the responsible authority which takes account of *'Lake Narracan Precinct Structure Plan Area: Desktop Environmental, Hydrogeological and Geotechnical Assessments. Final VI'* (SKM, June 2013) and provides information including:

- Further detailed assessment of potential contaminants on the relevant land.



- Clear advice on whether the environmental condition of the land is suitable for the proposed use/s and whether an environmental audit of all, or part, of the land is recommended having regard to the *Potentially Contaminated Land General Practice Note June 2005, DSE*.
- Further detailed assessment of surface and subsurface water conditions and geotechnical characteristics on the relevant land and the potential impacts on the proposed development including any measures required to mitigate the impacts of groundwater conditions and geology on the development and the impact of the development on surface and subsurface water.
- Recommended remediation actions for any potentially contaminated land.

## LATROBE PLANNING SCHEME

**3.2 Lake Narracan corridor**

An application on land containing or abutting Lake Narracan, Latrobe River or its tributaries and environs must be accompanied by:

A plan that shows:

- Natural features including trees and other significant vegetation, habitat for protected species, drainage lines, water courses, wetlands, ridgelines, hill tops and features of geomorphic significance; and
- Recreation facilities to be provided within public open space; and
- Storm water facilities that are compliant with the relevant approved drainage strategy; and
- The retention and removal of vegetation and any re-vegetation.

and

- A Landscape and Viewshed Analysis that identifies and protects important views associated with the waterway, including views within, to and from the waterways.

**3.3 Village Centres / Neighbourhood Activity Centres**

Permit applications to increase retail floor space to that specified in the Table 2 of this schedule must be accompanied by an economic impact assessment detailing:

- a) the local catchment demand for the activity centre; and
- b) impact on existing and future activity centres within Moe, Newborough and Lake Narracan.

An application for subdivision must be accompanied by a Public Infrastructure Plan which addresses the following:

- a stormwater management strategy that makes provision for the staging and timing of stormwater drainage works, including temporary outfall provisions, to the satisfaction of Latrobe City Council and West Gippsland Catchment Management Authority;
- what land may be affected or required for the provision of infrastructure works;
- the provision, staging and timing of stormwater drainage works;
- the provision, staging and timing of road works internal and external to the land consistent with any relevant traffic report or assessment;
- the landscaping of any land;
- what if any infrastructure set out in the Lake Narracan Development Contributions Plan is sought to be provided as "works in lieu" subject to the written consent of Latrobe City Council;
- the provision of public open space and land for any community facilities;
- any other matter relevant to the provision of public infrastructure required by the responsible authority.

**4.0 Conditions and requirements for permits**

~~None specified. See the precinct structure plan applying to the land.~~

**5.0 Exemption from notice and review**

~~None specified.~~

**Signs**

~~The sign category for the land is the category specified in the zone applied to the land at Clause 2.2 of this schedule.~~

**5.1 Land and home sales signs**

~~Despite the provisions of Clause 52.05, signs promoting the sale of land or homes on the land (or on adjoining land in the same ownership) may be displayed without a permit provided:~~

~~the display area for each sign does not exceed 10 square metres;~~

~~only one sign is displayed per road frontage. Where the property has a road frontage of more than 300 metres multiple signs may be erected provided there is a minimum of 300 metres distance between each sign, with a total of not more than 4 signs per frontage;~~

~~the sign is not animated, scrolling, electronic or internally illuminated sign;~~

~~the sign is not displayed longer than 21 days after the sale (not settlement) of the last lot; and  
the sign is setback a minimum of 750mm from the property boundary.~~

~~A permit may be granted to display a sign promoting the sale of land or homes on the land (or on adjoining land in the same ownership) with an area greater than 10 square metres. The decision guidelines in Clause 52.05-8 apply.~~

### **6.0 Decision guidelines**

Permit applications to increase the retail floor area within the a village / neighbourhood activity centre must address and be assessed against the following decision guidelines:

- The village centre catchment and catchment demand for the proposed increase of retail floor area; and
- The effect on existing and future activity centres within Moe, Newborough and Lake Narracan.

### **7.0 Signs**

The sign category for the land is the category specified in the zone applied to the land at Clause 2.2 of this schedule.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 3 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY**

Shown on the planning scheme map as **DDO3**.

**PRINCES FREEWAY - TRARALGON BYPASS****1.0 Design objectives**

To ensure that development of land near the future alignment of the Princes Highway - Traralgon Bypass is undertaken with appropriate noise attenuation measures to minimise the impact of traffic noise on noise sensitive activities.

**2.0 Buildings and works**

The following buildings and works requirements apply to an application to construct a building or construct or carry out works:

Any development ~~within the area defined on Maps 58DDO, 59DDO, 60DDO, 61DDO 62DDO, 64DDO, 79DDO, 85DDO, 86DDO, 87DDO~~ which is associated with a land use listed below must include noise attenuation measures to the satisfaction of the ~~Roads Corporation~~Head, Department of Transport. In considering whether any measures proposed are to its satisfaction, the ~~Roads Corporation~~Head, Department of Transport will consider any appropriate Australian Standard in relation to road traffic noise intrusion.

- Accommodation
- Child Care centre
- Education centre
- Indoor recreation facility
- Office
- Place of assembly
- Retail premises
- Warehouse
- Art and craft centre
- Brothel
- Display home
- Funeral parlour
- Hospital
- Research centre
- Veterinary centre
- Winery

**3.0 Subdivision**

None specified.

**4.0 Signs**

None specified.

**5.0 Application requirements**

None specified.

**6.0 Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 43.02, in addition to those specified in Clause 43.02 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

~~Before deciding on an application, the responsible authority must consider the referral of permit applications under local provisions in the Schedule to Clause 66.04 to~~ Any comments received from the ~~Head, Department of Transport~~ Roads Corporation.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 9 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO9**.**LOW DENSITY RESIDENTIAL GROWTH AREA – GLENDONALD ROAD, CHURCHILL****1.0 Objectives**

- ~~None specified.~~ To ensure development of the land is occurring in an orderly manner having regard to the timing and staging of the development of the land and provision of essential services, community facilities, open space and roads.
- To ensure the interface between proposed and existing nearby developments, reduces the chance of conflicting developments.
- To minimise access points to designated Category 1 Roads.
- To ensure the design of any proposed subdivision and buildings enhance and reinforce the character of the area.
- To implement the adopted Structure Plans, where relevant.

**2.0 Requirement before a permit is granted**

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority

~~A permit may be granted before a development plan has been prepared to the satisfaction of the responsible authority~~ for a minor extension, minor addition or minor modification to an existing building or works that does not prejudice the future orderly development of the general area affected by the Development Plan Overlay.

**3.0 Conditions and requirements for permits**

The following conditions and/or requirements apply to permits:

~~All planning permits to subdivide land must include the following conditions:~~

- Stormwater from each residential lot must be retained and treated on the lot (or within a subdivision-scale integrated stormwater treatment system) to ensure that there are no adverse drainage or stormwater quality impacts on adjoining properties.

If reticulated sewerage cannot be provided the following condition must be included:

- Effluent from each residential lot must be treated, retained and disposed of within each individual lot boundary, in accordance with the background document *Code of Practice – Onsite Wastewater Management* (Environment Protection Authority, July 2016) (as amended).

**~~Decision guidelines for permits~~**

~~Before deciding on an application to subdivide land, construct buildings, or carry out works, the responsible authority must consider, as appropriate:~~

- ~~Whether the development of the land is occurring in an orderly manner having regard to essential services, community facilities, open space and roads.~~
- ~~The potential for future re-subdivision.~~
- ~~The interface between proposed and existing nearby developments, to reduce the chance of conflicting developments.~~
- ~~The need to minimise access points to designated Category 1 Roads.~~
- ~~The design of any proposed subdivision and buildings to enhance and reinforce the~~

**LATROBE PLANNING SCHEME**~~character of the area.~~

- ~~• The timing and staging of the development of the land.~~
- ~~• The consistency of the proposed development with the approved development plan.~~
- ~~• Consistency of the proposed development with adopted Structure Plans, where relevant.~~

**4.0 Requirements for development plan**

[A development plan must include the following requirements:](#)

~~In addition to the requirements of Clause 43.04-4, the development plan must show:~~

*Treatment of wastewater and stormwater*

- Effluent from each residential lot must be treated, retained and disposed of within each individual lot boundary, in accordance with the background document *Code of Practice – Onsite Wastewater Management* (Environment Protection Authority, July 2016) (as amended).
- Stormwater from each residential lot must be retained and treated on the lot (or within a subdivision-scale integrated stormwater treatment system) so as to ensure that there are no adverse drainage or stormwater quality impacts on adjoining properties.

**Land use and subdivision**

- The proposed boundaries of the development area and provide the strategic justification for those boundaries. The boundaries of the development area must align with zone boundaries. The re-subdivision of land in the development area must be undertaken in such a way as to not create allotments in two zones. This is to ensure the future orderly development of the general area affected by the Development Plan Overlay.
- The overall subdivision of the area, including the proposed size and density of allotments which provide opportunities for a diverse range of housing types.
- The nominated connection points for stormwater drainage infrastructure.
- The overall pattern of development of the area, including any proposed rezoning of land and proposed land uses.
- Street networks that support building frontages with two way surveillance.
- An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the Development Plan Overlay), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.
- The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.

**Waterways**

- Unless otherwise agreed by the relevant Catchment Management Authority, a buffer zone of 30 metres each side of waterways designated under the *Water Act 1989* or a buffer based on a flood study which identifies the 100 year flood extent must be set aside for ecological purposes.
- Unless otherwise agreed by the relevant Catchment Management Authority, the waterway buffer zone must be revegetated to provide for native plant and animal habitat, and improved waterway health and ecological outcomes consistent with the objectives of the background document *West Gippsland Regional Catchment Strategy*. Revegetation must accord with the relevant State Government standards for re-establishment of the relevant Ecological Vegetation Class using only indigenous plant species, to the satisfaction of the relevant State Government department and the responsible authority.

**Infrastructure services**

#### LATROBE PLANNING SCHEME

- An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.
- The pattern and location of the surrounding road network supported by a traffic impact assessment for the area showing the location and details of any required:
  - Road widening (including but not limited to, Glendonald Road pavement).
  - Intersection concept plans (including but not limited to, a concept plan for the intersection at Glendonald Road and Monash Way).
  - Vehicle access points (showing no through vehicle access to Riga Court and Roberts Road).
  - Pedestrian crossings or safe refuges.
  - Cycle lanes.
  - Bus lanes and stops.
- The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with background document *Latrobe City Bicycle Plan 2007-2010* (as amended).
- In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance of residential dwellings and key destinations. Stops should also be located near active areas where possible.
- In consultation with relevant agencies and authorities, plans for works on any Arterial Road intersection must be prepared in accordance with the relevant ~~VicRoads~~ [Department of Transport](#) standards.

#### Domestic wastewater

A Land Capability Assessment report must be submitted demonstrating:

- The capability of the site to sustainably manage wastewater within allotment boundaries.
- Compliance with State and local policies on effluent disposal.
- Consideration of all environmental constraints on the site, including but not limited to:
  - Soil profiling.
  - Existing dams.
  - Erosion.
  - Drainage lines and depressions.
  - Water logging.
  - Slopes.
  - Contours.
- The proposed building envelopes and effluent disposal field areas within an indicative lot layout for the overall development plan area
- A Wastewater Management Plan must also be prepared that identifies preferred wastewater systems and a maintenance program to minimise the health and environmental impacts of on-site wastewater.

#### Open space

- The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.
- Public open spaces designed to provide:

**LATROBE PLANNING SCHEME**

- Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with background document *Latrobe City Public Open Space Plan 2013* (as amended).
- The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.
- Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings and road frontages to frame public and open spaces.
- Improved interface treatment with adjoining land, as appropriate.
- A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.

**Flora and fauna and landscape values**

- In consultation with relevant agencies and authorities, a flora and fauna assessment including, but not limited to, a plan of all existing natural and ecological features and landscape values and how these have been considered in the design and layout of the development plan and how flora and fauna values will be preserved, if required.
- An assessment of any native vegetation to be removed having regard to the background document *Victoria's Permitted-clearing-of-native-vegetation—Biodiversity assessment guidelines (Department of Environment and Primary Industries, September 2013)*, [Guidelines for the Removal, Destruction or Lopping of Native Vegetation \(Department of Environment, Land, Water and Planning 2017\)](#), including how it is proposed to protect and manage any appropriate native vegetation.
- Regard must be had to the background document *West Gippsland Native Vegetation Plan 2003*.
- Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.
- Consideration must also be given to adjoining or adjacent properties to the development area that have been identified as having a conservation, heritage or archaeological significance.

**Cultural heritage**

- In consultation with relevant agencies and authorities, a cultural heritage assessment including how cultural heritage values will be managed if required.

**Bushfire risk**

- The location, design and construction of development that considers the need to implement bushfire protection measures.

**Process and outcomes**

Before deciding to approve a development plan, the responsible authority must consult with potentially affected parties. This must include direct notification of the development plan to all adjoining and adjacent landowners, relevant agencies and authorities.

The responsible authority must consider the views of all submitters, agencies and authorities prior to making a decision in respect to the development plan.

An implementation plan must be submitted as part of the development plan, indicating the proposed staging of the entire development plan area.

~~The requirements for the development plan must be addressed to the satisfaction of the responsible authority prior to the issuing of a planning permit, except for matters listed in item 1 of this schedule.~~

T



**LATROBE PLANNING SCHEME**

~~he approved development plan may be amended to the satisfaction of the responsible authority.~~

**Decision guidelines for development plan**

~~Before deciding to approve a development plan, the responsible authority must be satisfied that the plan has regard to the following information:~~

- ~~• Latrobe City Healthy Urban Design Good Practice Guideline: Meeting Healthy by Design<sup>®</sup> Objectives, June 2008 (as amended).~~
- ~~• Permitted Clearing of Native Vegetation, Biodiversity Assessment Guidelines (Department of Environment and Primary Industries, September 2013).~~
- ~~• Latrobe Healthy by Design<sup>®</sup> – Background and Issues Report (Beca Pty Ltd, December 2007).~~
- ~~• Healthy by Design: a planners' guide to environments for active living<sup>®</sup> (National Heart Foundation of Australia - Victorian Division, 2004).~~
- ~~• Latrobe City Public Open Space Plan 2013 (as amended).~~
- ~~• Latrobe City Bicycle Plan 2007-2010 (as amended).~~
- ~~• Latrobe City Public Toilet Plan 2010-2014 (as amended).~~
- ~~• Churchill Structure Plan 2007 (as amended).~~
- *Code of Practice – Onsite Wastewater Management* (Environment Protection Authority, July 2016) (as amended).

**SCHEDULE 1 TO CLAUSE 44.03 FLOODWAY OVERLAY**

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

**1.0 Floodway objectives to be achieved**

None specified.

**2.0 Statement of risk**

- Damage to assets due to flooding
- ~~Increased flood damage due to reduced storage of floodwaters as a result of development~~
- Increased flood damage due to changes in depth, velocity and reduced storage of floodwaters as a result of development
- Risk to life and property due to flooding

**3.0 Permit requirement**

A permit is not required to:

**Buildings**

- For land in an existing urban area, construct a replacement building (excluding non-habitable outbuildings) where:
  - The finished floor level is at or above the Nominal Flood Protection Level specified in written advice by the relevant floodplain management authority
  - The footprint of the replacement building is the same or less than the original building, to the satisfaction of the relevant floodplain management authority
  - A replacement dwelling is constructed within 3 years from the removal of a dwelling from the site or in accordance with written advice from the responsible authority
  - The underfloor area of the building will not restrict the free passage of floodwater, to the satisfaction of the relevant floodplain management authority
  - Safe access to the building by emergency services is adequate during a 1%AEP flood event to the satisfaction of the relevant floodplain management authority
- Construct an upper storey extension to an existing building within the existing building footprint
- Construct the following:
  - A non-habitable building with a floor area that does not exceed 20m<sup>2</sup>
  - A building or structure with permanently open sides
  - A rainwater tanks associated with an existing dwelling, provided that the footprint of all rainwater tanks associated with the dwelling does not exceed 20m<sup>2</sup>
  - A mast, antenna, power pole, light pole, or telecommunication tower

- A pergola, carport, deck, veranda or in-ground swimming pool associated with an existing dwelling, provided that it does not impede the flow of floodwaters, to the satisfaction of the relevant floodplain management authority
- A disabled access ramp
- Open type fencing (excluding paling fencing, colourbond style fencing, brick and concrete walls) and maintenance to existing fencing
- An open sports ground that does not alter the surface by more than 150 mm with no grandstands or raised view areas, playgrounds, open-sided picnic shelters and barbeques

### **Works**

- Carry out works ancillary to an existing building including landscaping and pathways, that do not alter the surface by more than 150 mm
- Carry out earthworks in accordance with a whole farm plan approved by the responsible authority and the relevant floodplain management authority
- For land in a rural zone, carry out earthworks that do not obstruct or impact on natural flow paths, drainage lines or flood flows and that do not raise the level of the land by 150 mm
- Carry out works associated with dams with less than 3,000 cubic metres capacity, where no fill is imported to the site and where no embankment is proposed above natural ground level
- Carry out works associated with vine or horticulture trellises or watering systems
- Carry out routine and maintenance works that do not affect the height, length or location of a levee, embankment or road
- Carry out works associated with any roadside, pathway or access ways (public or private) including construction of driveways, vehicle crossovers, footpaths or bicycle paths if there is no change to existing surface levels up to 150 mm or if the relevant floodplain management authority has advised in writing that the impact on flood storage will be negligible and the flow path will not be obstructed
- Carry out works associated with the Princes Freeway – Traralgon Bypass, carried out by or on behalf of the relevant road authority, subject to the plans for the works being to the satisfaction of the relevant floodplain management authority

### **Buildings and works**

- Buildings and works carried out by a Water Corporation to maintain and replace infrastructure related to sewer and water supply that do not alter existing surfaces.

## **4.0**

### **Application requirements**

—/—/20—

The following application requirements apply to an application for a permit under Clause 44.03, in addition to those specified in Clause 44.03 and elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- Written advice from the relevant floodplain management authority which assesses the viability of the proposed development and specifies the Nominal Flood Protection Level as appropriate
- A plan, drawn to scale, which shows:
  - A location plan showing the boundaries and dimensions of the site, surrounding uses and the layout of existing and proposed buildings and works
  - Elevation plans showing the natural ground level, finished ground level and the floor levels of any proposed buildings in relation to Australian Height Datum, taken by or under direction of a licenced surveyor where requested by the responsible authority or relevant floodplain management authority
  - The 1% AEP flood level as specified in written advice by the relevant floodplain management authority where development is proposed for inland waterways.

- Any additional information required and requested in writing by the relevant floodplain management authority

**5.0 Decision guidelines**

None specified.

--/~/20--

**SCHEDULE 1 TO CLAUSE 44.04 LAND SUBJECT TO INUNDATION OVERLAY**

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

**1.0 Land subject to inundation objectives to be achieved**

--/20--  
None specified.

**2.0 Statement of risk**

- /20--
- Damage to assets due to flooding
  - Increased flood damage due to reduced storage of floodwaters as a result of development
  - ~~Increased flood damage due to changes in depth, velocity and reduced storage of floodwaters as a result of development~~
  - Risk to life and property due to flooding

**3.0 Permit requirement**

--/----  
A permit is not required to:

cxx

**Buildings**

- Construct a replacement building (excluding non-habitable outbuildings) where:
  - The finished floor level of the building is at or above the Nominal Flood Protection Level specified in written advice by the relevant floodplain management authority
  - The footprint of the replacement building is the same or less than the original building, to the satisfaction of the relevant floodplain management authority
  - The underfloor area of the building will not restrict the free passage of floodwater, to the satisfaction of the relevant floodplain management authority
  - A replacement dwelling is constructed within 3 years from the removal of a dwelling from the site or in accordance with written advice from the responsible authority
  - Safe access to the building by emergency services is adequate during a 1% AEP flood event to the satisfaction of the relevant floodplain management authority
- Construct an extension to an existing building (excluding a non-habitable outbuilding) where:
  - The finished floor level of the building is at or above the Nominal Flood Protection Level specified in written advice by the relevant floodplain management authority
  - The underfloor area of the building will not restrict the free passage of floodwater, to the satisfaction of the relevant floodplain management authority
  - Safe access to the building by emergency services is adequate during a 1% AEP flood event to the satisfaction of the relevant floodplain management authority
- Construct an upper storey extension to an existing building within the existing building footprint
- Construct the following:
  - A non-habitable building that does not exceed 20m<sup>2</sup>
  - A building with permanently open sides
  - A rainwater tank associated with an existing dwelling, provided the footprint of all rainwater tanks associated with the dwelling does not exceed 20m<sup>2</sup>
  - A mast, antenna, power pole, light pole or telecommunication tower
  - A pergola, carport, deck, veranda or in-ground swimming pool associated with an existing dwelling, provided that it does not impede the flow of floodwaters, to the satisfaction of the relevant floodplain management authority

- A disabled access ramp
- Open type fencing (excluding paling fencing, colourbond style fencing, brick and concrete walls) and maintenance to existing fencing
- An open sports ground that does not alter the surface by more than 150 mm with no grandstands or raised view areas, playgrounds, open-sided picnic shelters and barbeques

#### **Works**

- Carry out works ancillary to an existing building, including landscaping and pathways that do not alter the existing surface by more than 150 mm
- Carry out earthworks in accordance with a whole farm plan approved by the responsible authority and floodplain management authority
- For land in a rural zone, carry out earthworks that do not obstruct or impact on natural flow paths, drainage lines or flood flows and that do not raise the natural surface level of the land by 150 mm
- Carry out works associated with dams with less than 3,000 cubic metres capacity, where no fill is imported to the site and where no embankment is proposed above natural ground level
- Carry out works associated with vine or horticultural trellises or watering systems
- Carry out routine and maintenance works that do not affect the height, length or location of a levee, embankment or road
- Carry out works associated with roads, roadsides or any other access way (public or private) including construction of driveways, vehicle crossovers, footpaths or bicycle paths if there is no change to existing surface levels up to 150 mm or if the relevant floodplain management authority has advised in writing that the impact on flood storage will be negligible and the flow path will not be obstructed
- Carry out works associated with the Princes Freeway – Traralgon Bypass, carried out by or on behalf of the relevant road authority, subject to the plans for the works being to the satisfaction of the floodplain management authority

#### **Buildings and works**

- Buildings and works carried out by a Water Corporation to maintain and replace infrastructure related to sewer and water supply that do not alter existing surfaces

### **4.0 Application requirements**

--/20--

The following application requirements apply to an application for a permit under Clause 44.03, in addition to those specified in Clause 44.03 and elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- Written advice from the relevant floodplain management authority which assesses the viability of the proposed development and specifies the Nominal Flood Protection Level as appropriate
- A plan, drawn to scale, which shows:
  - A location plan showing the boundaries and dimensions of the site, surrounding uses and the layout of existing and proposed buildings and works
  - Elevation plans showing the natural ground level, finished ground level and the floor levels of any proposed buildings in relation to Australian Height Datum, taken by or under direction of a licenced surveyor where requested by the responsible authority or relevant floodplain management authority
  - For inland waterways, the 1% AEP flood level as specified in written advice by the relevant floodplain management authority
  - Any additional information required and requested in writing by the relevant floodplain management authority

**5.0 Decision guidelines**

--/20--

None specified.

## LATROBE PLANNING SCHEME

**SCHEDULE TO CLAUSE 66.04 REFERRAL OF PERMIT APPLICATIONS UNDER LOCAL PROVISIONS****1.0 Referral of permit applications under local provisions**

Clause	Kind of Application	Referral authority	Referral authority type
On land identified as the Gippsland Coalfields Policy Area <del>in the Local Planning Policy Framework</del> <a href="#">work at Clause 14.03-1R</a>	To subdivide land. To use land or to construct a building or construct or carry out works for a cemetery, educational centre, exhibition centre, function centre, golf course, hospital, industry (other than rural industry), major sports and recreational facility, shop or office with a gross floor area exceeding 2000 square metres, or accommodation if the total number of people to be accommodated exceeds 100 or the proposed development results in an increase of greater than 25 percent to the gross floor area of an existing accommodation building.	Secretary to the Department administering the <i>Minerals Resources (Sustainable Development) Act 1990</i>	Determining referral authority
Clause <del>5.6</del> of Schedule 1 to Clause 37.01 (SUZ)	All applications.	Secretary to the Department administering the <i>Minerals Resources (Sustainable Development) Act 1990</i>	Determining referral authority
Clause 5.0 of Schedule 1 to Clause 42.01 (ESO)	To subdivide land which create a lot with an area less than 20 hectares.	Secretary to the Department administering the <i>Minerals Resources (Sustainable Development) Act 1990</i>	Determining referral authority
Clause 5.0 of Schedule 1 to Clause 42.01 (ESO) (continued)	To develop land for: cemetery. educational centre. exhibition centre. function centre. golf course. Hospital. industry (other than rural industry). <u>major sports and recreational facility.</u>	Secretary to the Department administering the <i>Minerals Resources (Sustainable Development) Act 1990</i>	Determining referral authority



## LATROBE PLANNING SCHEME

Clause	Kind of Application	Referral Authority	Referral authority type
	Plantation  shop or office with a floor area exceeding 2,000 square metres.  accommodation if the total number of people to be accommodated exceeds 100 or the proposed development results in an increase of greater than 25% to the floor area of an existing accommodation building.		
Clause 5.0 of Schedule 3 to Clause 42.01 (ESO)	All applications.	Environment Protection Authority	Recommending referral authority
Schedule 1 to Clause 45.02 (AEO)	Uses listed in Schedule 1 to this clause	Latrobe Regional Airport Board	Recommending referral authority
Schedule 2 to Clause 45.02 (AEO)	Uses listed in Schedule 2 to the clause.	Airport Owner	Determining referral authority
Clause 3 of Schedule 3 to Clause 43.02 (DDO)	Uses listed in Schedule 3 to the clause.	Roads Corporation	Determining referral authority
<a href="#">Clause 2.0 Schedule 5 to Clause 43.02 (DDO)</a>	<a href="#">Buildings and Works applications where the height will exceed 56.44m above AHD</a>	<a href="#">Department of Health and Human Services</a>	<a href="#">Determining referral authority</a>
<a href="#">Clause 2.0 Schedule 6 to Clause 43.02 (DDO)</a>	<a href="#">Buildings and Works applications where the height will exceed 68.4m above AHD</a>	<a href="#">Department of Health and Human Services</a>	<a href="#">Determining referral authority</a>
<b>Clause 2 of Schedule 7 to Clause 43.02 (DDO)</b>	All applications.	Latrobe Regional Airport Board	Recommending referral authority
<b>Clause 2 of Schedule 8 to Clause 43.02 (DDO)</b>	All applications.	Latrobe Regional Airport Board	Recommending referral authority

## LATROBE PLANNING SCHEME

<b>Clause 2 of Schedule 10 to Clause 43.02 (DDO)</b>	All applications.	Latrobe Regional Airport Board	Recommending referral authority
<b>Clause 2 of Schedule 11 to Clause 43.02 (DDO)</b>	All applications.	Latrobe Regional Airport Board	Recommending referral authority

## LATROBE PLANNING SCHEME

13/12/2018  
C104latr**SCHEDULE TO CLAUSE 72.03 WHAT DOES THIS PLANNING SCHEME CONSIST OF?****1.0**  
30/04/2020  
C123latr**Maps comprising part of this planning scheme:**

- 1, 1BMO
- 2, 2LSIO-FO, 2BMO
- 3, 3BMO
- 4, 4BMO
- 5, 5HO, 5LSIO-FO, 5BMO
- 6, 6HO, 6LSIO-FO
- 7, 7LSIO-FO
- 8, 8HO, 8LSIO-FO
- 9, 9LSIO-FO
- 10, 10LSIO-FO
- 11, 11DDO, 11ESO, 11LSIO-FO, 11BMO
- 12, 12DDO, 12ESO, 12BMO
- 13, 13DDO, 13ESO, 13HO, 13BMO
- 14, 14DPO, 14ESO, 14LSIO-FO, 14BMO
- 15, 15LSIO-FO, 15BMO
- 16, 16HO, 16LSIO-FO, 16BMO
- 17, 17DPO, 17HO, 17LSIO-FO
- 18, 18HO, 18LSIO-FO
- 19, 19DPO, 19HO, 19LSIO-FO
- 20, 20HO, 20LSIO-FO
- 21, 21DDO, 21LSIO-FO, 21BMO, 21SCO
- 22, 22HO, 22LSIO-FO
- 23, 23DCPO, 23HO, 23LSIO-FO
- 24, 24DCPO, 24DPO, 24LSIO-FO
- 25, 25DCPO, 25LSIO-FO
- 26, 26DPO, 26HO, 26SCO
- 27, 27DPO, 27HO, 27SCO
- 28, 28DPO, 28HO, 28LSIO-FO, 28BMO, 28SCO
- 29, 29DCPO, 29DPO, 29LSIO-FO, 29BMO, 29SCO
- 30, 30DCPO, 30DPO, 30BMO
- 31, 31DCPO, 31DPO, 31ESO, 31BMO
- 32, 32DDO, 32DPO, 32BMO, 32SCO
- 33, 33DDO, 33BMO
- 34, 34DDO, 34LSIO-FO, 34BMO
- 35, 35HO, 35LSIO-FO, 35BMO, 35SCO

## LATROBE PLANNING SCHEME

- 36, 36ESO, 36HO, 36BMO, 36SCO
- 37, 37DCPO, 37DDO, 37ESO, 37LSIO-FO, 37BMO
- 38, 38DCPO, 38DDO, 38ESO, 38HO, 38LSIO-FO, 38BMO
- 39, 39BMO
- 40, 40BMO
- 41, 41LSIO-FO, 41BMO
- 42, 42HO, 42LSIO-FO, 42BMO
- 43, 43DDO, 43ESO, 43LSIO-FO, 43BMO
- 44, 44AEO, 44DDO, 44DPO, 44ESO, 44HO, 44LSIO-FO, 44BMO
- 45, 45DDO, 45DPO, 45ESO, 45HO, 45BMO
- 46, 46DDO, 46DPO, 46ESO, 46BMO
- 47, 47DDO, 47DPO, 47HO, 47LSIO-FO, 47BMO
- 48, 48DPO, 48ESO, 48LSIO-FO
- 49, 49HO, 49LSIO-FO
- 50, 50DPO, 50LSIO-FO
- 51, 51DPO
- 52, 52DDO, 52DPO, 52LSIO-FO, 52PAO
- 53, 53DDO
- 54, 54SCO
- 55, 55EAO, 55HO, 55PO, 55SCO
- 56, 56HO, 56LSIO-FO, 56PO, 56SCO
- 57, 57DPO
- 58, 58DDO, 58DPO, 58ESO, 58PAO
- 59, 59DDO, 59DPO, 59ESO, 59PAO, 59BMO, 59SCO
- 60, 60DDO, 60ESO, 60HO, 60LSIO-FO, 60PAO
- 61, 61DDO, 61DPO, 61ESO, 61LSIO-FO, 61PAO
- 62, 62DDO, 62DPO, 62ESO, 62PAO
- 63, 63DDO, 63DPO, 63ESO, 63HO, 63LSIO-FO
- 64, 64DDO, 64ESO, 64HO, 64LSIO-FO, 64PAO, 64SRO
- 65, 65DDO, 65ESO, 65HO, 65LSIO-FO, 65PAO, 65SRO, 65BMO
- 66, 66DDO, 66ESO, 66HO, 66LSIO-FO, 66SRO
- 67, 67DDO, 67PAO, 67BMO
- 68, 68DDO, 68ESO, 68HO, 68LSIO-FO, 68BMO, 68SCO
- 69, 69ESO, 69LSIO-FO, 69PAO, 69RXO, 69BMO, 69SCO
- 70, 70DDO, 70DPO, 70ESO, 70HO, 70LSIO-FO, 70SRO, 70BMO
- 71, 71DPO, 71ESO, 71BMO
- 72, 72DPO, 72ESO, 72LSIO-FO, 72BMO
- 73, 73DPO, 73ESO, 73LSIO-FO, 73BMO

## LATROBE PLANNING SCHEME

- 74, 74DPO, 74ESO, 74HO, 74LSIO-FO, 74SCO
- 75, ~~75DDO~~, 75DPO, 75EAO, 75ESO, 75HO, 75PO, 75SCO
- 76, 76DDO, 76DPO, 76EAO, 76HO, 76PO, 76SCO
- 77, 77HO, 77LSIO-FO, 77SCO
- 78, 78DDO, 78DPO, 78LSIO-FO, 78SCO
- 79, 79DDO, 79DPO, 79ESO, 79LSIO-FO, 79PAO, 79SCO
- 80, 80ESO, 80HO, 80PO
- 81, 81ESO, 81HO, 81PO, 81SCO
- 82, 82DDO, 82ESO, 82HO, 82LSIO-FO, 82SRO, 82SCO
- 83, 83DDO, 83ESO, 82HO, 83LSIO-FO, 83PAO, 83SRO, 83SCO
- 84, 84DDO, 84ESO, 84LSIO-FO, 84PAO, 84SRO
- 85, 85AEO, 85DDO, 85DPO, 85ESO, 85LSIO-FO, 85PAO, 85SRO, 85BMO, 85SCO
- 86, 86DDO, 86ESO, 86LSIO-FO, 86PAO, 86SRO, 86BMO, 86SCO
- 87, 87DDO, 87ESO, 87LSIO-FO, 87PAO, 87SRO, 87BMO, 87SCO
- 88, 88LSIO-FO, 88SRO
- 89, 89BMO
- 90, 90DDO, 90HO, 90BMO
- 91, 91DDO, 91ESO, 91HO, 91LSIO-FO, 91PAO, 91RXO, 91SRO, 91BMO
- 92, 92DDO, 92DPO, 92EAO, 92ESO, 92HO, 92LSIO-FO, 92SRO, 92BMO
- 93, 93DPO, 93ESO, 93LSIO-FO, 93BMO
- 94, 94DPO, 94ESO, 94HO, 94LSIO-FO
- 95, 95DPO, 95ESO
- 96, 96DPO, 96HO, 96LSIO-FO
- 97, 97DPO, 97LSIO-FO, 97BMO
- 98, 98DPO, 98ESO, 98SRO, 98BMO
- 99, 99DPO, 99LSIO-FO, 99BMO
- 100, 100LSIO-FO, 100SRO, 100BMO
- 101, 101LSIO-FO, 101SRO, 101BMO
- 102, 102LSIO-FO, 102BMO
- 103, 103BMO
- 104, 104LSIO-FO, 104SRO, 104BMO
- 105, 105BMO
- 106, 106ESO, 106 LSIO-FO, 106SRO, 106BMO
- 107, 107ESO, 107HO, 107LSIO-FO, 107BMO
- 108, 108ESO, 108HO, 108LSIO-FO, 108SRO
- 109, 109ESO, 109LSIO-FO, 109SRO
- 110, 110ESO, 110LSIO-FO, 110SRO
- 111, 111ESO, 111HO, 111LSIO-FO, 111SRO, 111BMO

**LATROBE PLANNING SCHEME**

- 112, 112DPO, 112ESO, 112HO, 112SRO, 112BMO
- 113, 113BMO
- 114, 114LSIO-FO, 114BMO
- 115, 115LSIO-FO, 115BMO
- 116, 116LSIO-FO, 116BMO
- 117, 117HO, 117LSIO-FO, 117BMO
- 118, 118EAO, 118ESO, 118HO, 118LSIO-FO, 118BMO
- 119, 119LSIO-FO, 119BMO
- 120, 120LSIO-FO, 120BMO
- 121, 121LSIO-FO, 121SRO, 121BMO
- 122, 122BMO
- 123, 123BMO
- 124, 124BMO
- 125, 125ESO, 125BMO
- 126, 126ESO, 126BMO
- 127, 127ESO, 127BMO
- 128, 128ESO, 128BMO
- 129, 129BMO
- 130, 130BMO
- 131, 131BMO
- 132, 132BMO
- 133, 133ESO, 133BMO
- 134, 134BMO
- 135, 135BMO

## LATROBE PLANNING SCHEME

--/20--  
C--

## SCHEDULE TO CLAUSE 74.01 APPLICATION OF ZONES, OVERLAYS AND PROVISIONS

### 1.0 Application of zones, overlays and provisions

--/20--  
C--

This planning scheme applies the following zones, overlays and provisions to implement the Municipal Planning Strategy and the objectives and strategies in Clauses 11 to 19:

- Activity Centre Zone to the Traralgon Activity Centre.
- General Residential Zone, Neighbourhood Residential Zone or the Residential Growth Zone to existing residential areas as identified in the Housing Framework Plans.
- General Residential Zone – Schedule 1 in main towns
- General Residential Zone – Schedule 4 in small/district towns to ‘Future Local Activity Centre or Neighbourhood Activity Centres’ when they have been established.
- Urban Growth Zone to land where a precinct structure plan has been prepared or where a strategy has been prepared which identifies that the land is suitable for future urban development.
- Mixed Use Zone to:
  - areas close to town centres with potential for complementary residential, commercial and industrial activities.
  - local and neighbourhood activity centres in the larger urban centres.
- Township Zone generally to small and district towns, particularly the town centres.
- Low Density Residential Zone to larger residential lots on the fringes of the towns that are not within urban growth corridors.
- Industrial 1 Zone to main industrial estates.
- Industrial 3 Zone to light industrial and service industrial areas, and as a buffer between residential areas and the Industrial 1 Zone areas.
- Commercial 1 Zone to principal shopping and principal office areas excluding the Traralgon Activity Centre.
- Commercial 2 Zone to the peripheral sales areas.
- Farming Zone Schedule 1 to commercial agricultural areas.
- Farming Zone Schedule 2 to mixed farming areas.
- Rural Living Zone to areas committed to rural residential type use, including areas in Jeeralang, Yinnar South, Toongabbie, Glengarry, Tyers, Hazelwood North, Hazelwood South, Callignee and Moe South.
- Public Park and Recreation Zone to public open space areas.
- Schedule to Public Park and Recreation Zone to provide sign requirements for public open space areas based on Latrobe’s open space hierarchy.
- Public Conservation and Resource Zone to scenic, natural feature and conservation reserves, State, Regional and National parks, public forest areas and the like.
- Special Use Zone – Schedule 1 over Category A coalfields.
- Special Use Zone – Schedule 2 over the car sales yards along the Princes Highway in Traralgon.
- Special Use Zone – Schedule 3 to the Gippsland Heritage Park in Moe.
- Special Use Zone - Schedule 7 to the Latrobe Regional Airport.
- Development Plan Overlay and or Development Contribution Plan Overlay (including development contribution plans) to future urban growth areas and large

## LATROBE PLANNING SCHEME

--/20--  
C--**SCHEDULE TO CLAUSE 74.02 FURTHER STRATEGIC WORK****1.0 Further strategic work**--/20--  
C--

- Prepare:
  - Small town structure plans for Yinnar, Traralgon South, Toongabbie and Yallourn North.
  - An Infrastructure Needs Analysis for existing and future significant shared infrastructure across the municipality.
  - A land use response to the State Government's Strategic Plan for Coal or any other adopted coal resource strategy.
  - A drainage study to establish development capability and infrastructure needs to support the development of a development plan or precinct structure plan and development contribution plan for the land in the Traralgon West Growth area in accordance with the Structure Plan.
  - A plan and facilitate the formal recognition of the Strzelecki-Alpine Biolink, incorporating plantation, public, private, road reserve land and mining areas ready or scheduled for rehabilitation through the application of zones and overlays.
  - ~~An Industry Transition Strategy for the City, including opportunities to transition heavy industries to appropriate locations with buffers to sensitive land uses and good highway access.~~
  - ~~An Industrial and Sensitive Use Strategy which looks at the viability for transition of industrial areas and alternative options to transition to allow for economic growth and protection of amenity~~
  - A Rural Living Strategy and apply planning scheme tools to land identified as appropriate for Rural Living.
  - A bushfire framework plan to inform future settlement and urban growth planning.
- Develop:
  - Open Space Asset Management Plans (linked to GIS Systems) for all classes of open space assets (including vegetation) and park furniture to implement a costed, systematic approach to asset replacement, renewal and maintenance.
  - Administration processes that improve the record keeping of open space contributions received (cash and land) to ensure transparency around the expenditure on passive and active open spaces (including land acquisition) and sources of funding.
  - A policy to guide open space contributions and expenditure, including circumstances where Council will accept encumbered land for open space in addition to unencumbered land.
- Monitor the application and efficiency of public open space contributions for residential, commercial, industrial and mixed use subdivisions.
- Undertake a landscape assessment of rural areas and apply appropriate planning scheme tools to recognise locations of high hazard erosion and to protect significant landscapes, vistas or areas of significance.
- Identify locations to apply the Environmental Audit Overlay, including former landfill sites, fuel depots or industry locations identified for transition.
- Investigate and apply permit trigger(s) or policy to enable assessment and requirement for noise attenuation measures to be provided for sensitive use developments within the 500 metre buffer area surrounding the Janette Street Industrial Precinct (Traralgon Structure Plan Area 8a).



## LATROBE PLANNING SCHEME

- Investigate the application of Industrial 3 Zone to land within the Janette Street Industrial Precinct surrounding the existing lime batching plant (Traralgon Structure Plan Area 8a).
- Implement recommendations from the Traralgon Activity Centre Plan including:
  - Preparing streetscape masterplans for the Traralgon Activity Centre.
  - Preparing a masterplan for Post Office Place.
  - Updating the Latrobe City Bike Plan.

## LATROBE PLANNING SCHEME

undeveloped tracts of land requiring infrastructure, social services, recreation and open space coordination.

- Design and Development Overlays to:
  - areas requiring specific design solutions.
  - to ensure the safe operations of the Latrobe Regional Airport.
- Environmental Significance Overlay to:
  - areas where amenity buffers for coal, heavy industry or other identified uses are required **to manage amenity issues and land use conflicts.**
  - protect sites, areas and corridors of environmental significance.
- Heritage Overlay to heritage places and precincts.
- Land Subject to Inundation to floodprone areas as identified by the West Gippsland Catchment Management Authority.
- Floodway Overlay to floodprone areas as identified by the West Gippsland Catchment Management Authority.
- Bushfire Management Overlay to bushfire hazard level 2 areas where there is potential for extreme bushfire behaviour, consistent with state hazard criteria and mapping.
- Airport Environs Overlay - Schedule 1 and Schedule 2 to areas impacted by aircraft noise generated by the Latrobe Regional Airport.
- State Resource Overlay – Schedule 1 Gippsland Brown Coalfields to Category B and C areas to identify the balance of the Gippsland coalfields located within the municipality.
- Schedule to Public Open Space Contribution and Subdivision to fund the provision of open space through subdivision levy contributions that are proportionate to the needs of any intensified use resulting from subdivision





## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO14	<i>St Francis De Sales Catholic Church</i> 27 Tarwin Street, Boolarra Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO15	<i>Boolarra State School No. 2617 and residence</i> 31-35 Tarwin Street, Boolarra Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	Yes	No	No	No	No
	<b>Churchill</b>							
HO16	<i>O'Halloran &amp; Hare farmhouse site</i> Mackeys Road, Churchill Incorporated plan:	No	No	Yes	No	No	No	No

LATROBE PLANNING SCHEME

**Toongabbie Housing Framework Plan**



**24-09-15**

24/14/2019  
6405latr

**Traralgon South**

Traralgon South is a rural township approximately 171 kilometres east of Melbourne and 13 kilometres south of Traralgon. The town has an approximate population of 470, however the residents of the surrounding rural living and farming communities utilise the facilities and services provided in Traralgon South. The township comprises a general store, a primary school, a pre-school and sporting and recreation facilities.

LATROBE PLANNING SCHEME

**02**

**MUNICIPAL PLANNING STRATEGY**

~~-----~~  
Proposed C122latr

## LATROBE PLANNING SCHEME

**02.01**

Proposed C122latr

**CONTEXT**

Latrobe City ('Latrobe') is the population and regional service centre for Gippsland. The municipality extends over 1400 square kilometres and is centrally located in eastern Victoria, approximately 150 kilometres east of Melbourne. Latrobe is now recognised as one of Victoria's four Major Regional Cities made up of four central towns: Churchill, Moe-Newborough, Morwell and Traralgon, which combined form a 'networked city'. The four central towns are supported by small and district townships. The rural landscapes of Latrobe are diverse ranging from traditional broadacre farming landscapes to rural residential settlements to pristine natural environments.

Latrobe is part of the region traditionally owned by the Braiakaulung clan of the Gunaikurnai people. European settlement began in the Gippsland Plain in the 1840s and extended to most of the Strzelecki Ranges after 1900.

Latrobe is currently home to approximately 75,211 residents (ABS, 2018). The population is forecast to grow by approximately 8,560 to 82,460 people by 2030. The demographic profile is forecast to significantly change over the next 15 years, with 70 per cent of all population growth forecast for Latrobe to occur in the population aged 70 and over (Essential Economics, 2016). The working age, infants and pre-schooler population groups are anticipated to experience below-average growth (Essential Economics, 2016).

Latrobe extends over three natural bioregions: the heavily forested foothills of the Highlands – Southern Fall bioregion to the north, the broad plains of the Gippsland Plains bioregion in the centre, and the northern slopes of the Strzelecki Ranges bioregion to the south. These bioregions support a wide range of ecosystems and contain significant flora and fauna, a number of which are protected under State and Federal legislation.

Although Latrobe Valley has one of the world's largest reserves of brown coal, Latrobe is experiencing a period of economic restructuring associated with the change in traditional employment sectors that support Victoria's power production including manufacturing and mining. Industry diversification and employment generation are major priorities for Latrobe and the Gippsland region, drawing on the extensive natural resource base, built infrastructure and local workforce.

Latrobe is one of Victoria's strongest regional economies. It is the regional retail service centre for Gippsland with retail providing a large proportion of jobs and contributing significantly to the local economy. It is also at the centre of a large forestry industry that services the largest pulp and paper mill in Australia. Other industries in the area include food processing, engineering, health, and post-secondary education. Latrobe also has an agricultural industry that is based primarily on dairy farming and livestock.



## LATROBE PLANNING SCHEME

**02.02**

~~-----~~  
Proposed C122latr

**VISION**

The 2017-2021 Council Plan reflects the clear understanding that Latrobe City's community is in significant economic and social transition. The Council Plan provides a concentrated focus on employment, economic growth, liveability, and a connected Latrobe City.

The Council Plan identifies 5 objectives that relate to land use and development matters, as follows:

- *Support job creation and industry diversification to enable economic growth in Latrobe City.*
- *Encourage improved education & training outcomes in Latrobe City.*
- *Improve the liveability and connectedness of Latrobe City.*
- *Provide a connected, engaged and safe community environment, which is improving the well-being of all Latrobe City citizens.*
- *Grow the civic pride of our municipality and solidify Latrobe City's image as a key regional city.*

LATROBE PLANNING SCHEME

**11.01**  
31/07/2018  
VC148

**VICTORIA**

## LATROBE PLANNING SCHEME

**11.01-1S**11/02/2020  
VC168**Settlement****Objective**

To promote the sustainable growth and development of Victoria and deliver choice and opportunity for all Victorians through a network of settlements.

**Strategies**

Develop sustainable communities through a settlement framework offering convenient access to jobs, services, infrastructure and community facilities.

Focus investment and growth in places of state significance in Metropolitan Melbourne and the major regional cities of Ballarat, Bendigo, Geelong, Horsham, Latrobe City, Mildura, Shepparton, Wangaratta, Warrnambool and Wodonga.

Support sustainable development of the regional centres of Ararat, Bacchus Marsh, Bairnsdale, Benalla, Castlemaine, Colac, Echuca, Gisborne, Hamilton, Kyneton, Leongatha, Maryborough, Portland, Sale, Swan Hill, Warragul/Drouin and Wonthaggi.

Ensure regions and their settlements are planned in accordance with their relevant regional growth plan.

Guide the structure, functioning and character of each settlement taking into account municipal and regional contexts and frameworks.

Create and reinforce settlement boundaries.

Provide for growth in population and development of facilities and services across a regional or sub-regional network.

Plan for development and investment opportunities along existing and planned transport infrastructure.

Promote transport, communications and economic linkages between settlements through the identification of servicing priorities in regional land use plans.

Strengthen transport links on national networks for the movement of commodities.

Deliver networks of high-quality integrated settlements that have a strong identity and sense of place, are prosperous and are sustainable by:

- Building on strengths and capabilities of each region across Victoria to respond sustainably to population growth and changing environments.
- Developing settlements that will support resilient communities and their ability to adapt and change.
- Balancing strategic objectives to achieve improved land use and development outcomes at a regional, catchment and local level.
- Preserving and protecting features of rural land and natural resources and features to enhance their contribution to settlements and landscapes.
- Encouraging an integrated planning response between settlements in regions and in adjoining regions and states in accordance with the relevant regional growth plan.
- Providing for appropriately located supplies of residential, commercial, and industrial land across a region, sufficient to meet community needs in accordance with the relevant regional growth plan.
- Improving transport network connections in and between regional cities, towns and Melbourne.

Encourage a form and density of settlements that supports sustainable transport to reduce greenhouse gas emissions.

Limit urban sprawl and direct growth into existing settlements.

**LATROBE PLANNING SCHEME**

Promote and capitalise on opportunities for urban renewal and infill redevelopment.

Develop compact urban areas that are based around existing or planned activity centres to maximise accessibility to facilities and services.

Ensure retail, office-based employment, community facilities and services are concentrated in central locations.

Ensure land that may be required for future urban expansion is not compromised.

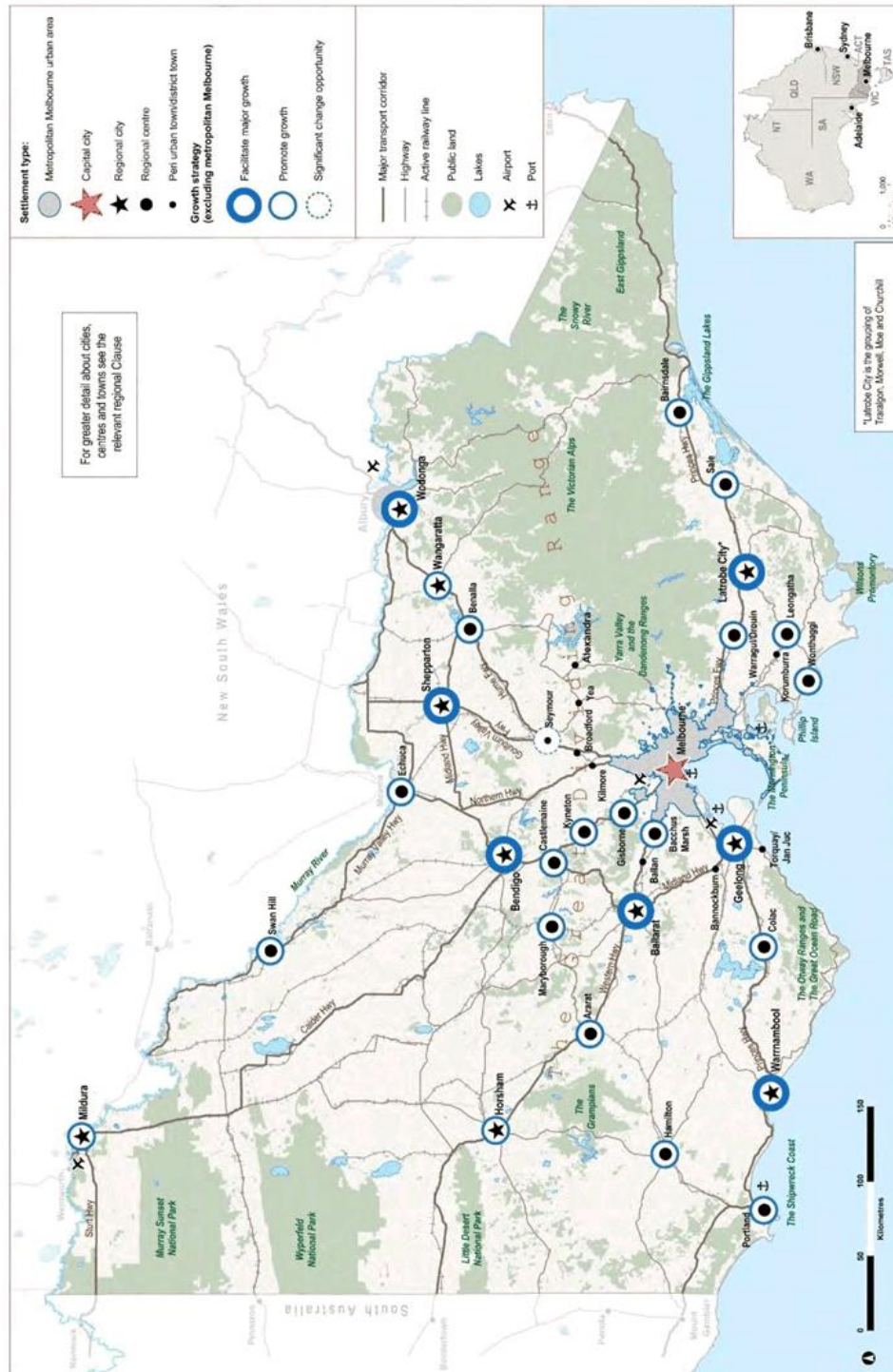
**Policy documents**

Consider as relevant:

- Central Highlands Regional Growth Plan (Victorian Government, 2014)
- G21 Regional Growth Plan (Geelong Region Alliance, 2013)
- Gippsland Regional Growth Plan (Victorian Government, 2014)
- Great South Coast Regional Growth Plan (Victorian Government, 2014)
- Hume Regional Growth Plan (Victorian Government, 2014)
- Loddon Mallee North Regional Growth Plan (Victorian Government, 2014)
- Loddon Mallee South Regional Growth Plan (Victorian Government, 2014)
- Wimmera Southern Mallee Regional Growth Plan (Victorian Government, 2014)
- Plan Melbourne 2017-2050: Metropolitan Planning Strategy (Department of Environment, Land, Water and Planning, 2017)
- Plan Melbourne 2017-2050: Addendum 2019 (Department of Environment, Land, Water and Planning, 2019)

LATROBE PLANNING SCHEME

Victoria Settlement Framework



## LATROBE PLANNING SCHEME

**11.01-1R**31/07/2018  
VC148**Settlement - Gippsland****Strategies**

Support urban growth in Latrobe City as Gippsland's regional city, at Bairnsdale, Leongatha, Sale, Warragul/Drouin and Wonthaggi as regional centres, and in sub-regional networks of towns.

Support new urban growth fronts in regional centres where natural hazards and environmental risks can be avoided or managed.

Support the continuing role of towns and small settlements in providing services to their districts, recognising their relationships and dependencies with larger towns.

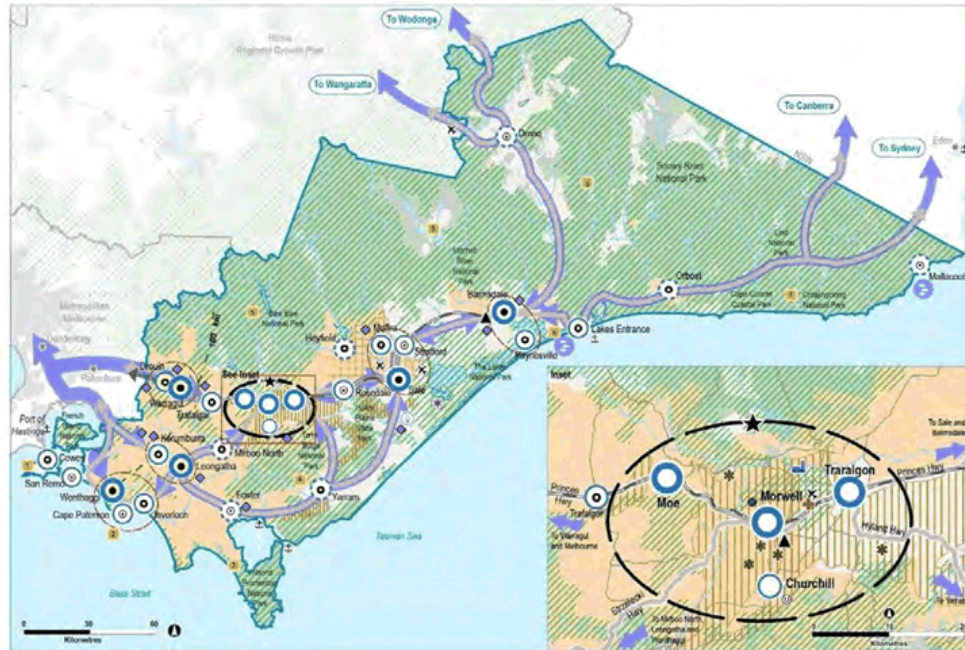
Create vibrant and prosperous town centres that are clearly defined and provide commercial and service activities that respond to changing population and market conditions.

Provide regional social infrastructure in the regional city and regional centres.

Plan for increased seasonal demand on services and infrastructure in towns with high holiday home ownership.

LATROBE PLANNING SCHEME

Gippsland Regional Growth Plan



SETTLEMENTS

- Regional city - Latrobe City\*
  - Regional centre
  - Town
  - Small town
  - Promote growth
  - Support growth
  - Sustainable change
  - Designated identified growth centre in Plan Melbourne<sup>(1)</sup>
  - Sub regional network
  - Areas within 100 km of central Melbourne
  - Melbourne's urban area
- \*Latrobe City is the grouping of Traralgon, Morwell, Moe and Churchill

CONNECTIVITY AND TRANSPORT

- Networks supporting movement and access
- Potential freight and logistics precincts
- Key road corridor
- Key rail corridor
- Arterial road (insert map only)
- Airport
- Port

(1) Plan Melbourne (Chapter 6 – State of Cities) identifies Warragul/Drouin, Wonthaggi and Leongatha as peri-urban towns with potential to attract housing and population growth out of Melbourne

ECONOMIC DEVELOPMENT

- Food manufacturing hubs
- Key agriculture and forestry land
- Macalister Irrigation District
- Brown coal reserves
- Power station
- Longford gas plant
- Australian Paper Maryvale
- Organic recycling facility
- University
- Hospital
- Fishing port

STRATEGIC TOURISM INVESTMENT AREAS

- 1** Phillip Island
- 2** Bunurong Coast
- 3** Wilsons Promontory National Park
- 4** Tarra-Bulga National Park
- 5** Australian Alps
- 6** Gippsland Lakes
- 7** Croajingolong National Park

ENVIRONMENT

- Areas containing high value terrestrial habitat
- Public land
- Lakes
- Rivers

## LATROBE PLANNING SCHEME

**11.01-1L**

Proposed C122latr

**Latrobe settlement patterns****Strategies**

Maintain a clear separation between urban settlements, other than the Morwell to Traralgon Employment Corridor linking the urban areas of Morwell and Traralgon.

Discourage the fragmentation of rural land adjoining township boundaries until land is required for long term (15 or more years) urban development, including:

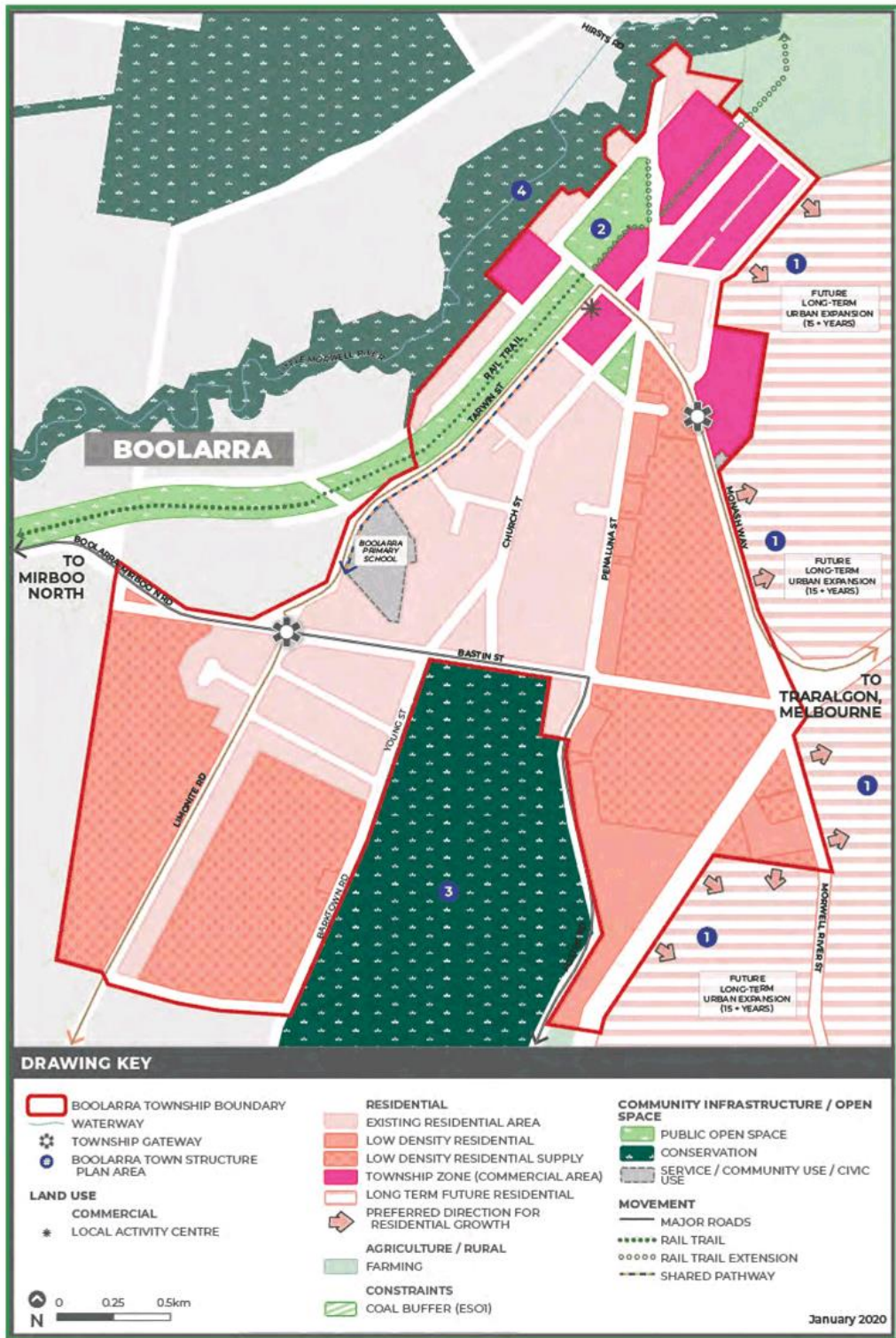
- Land southeast to the existing Churchill Township in Area 1 of the Churchill Town Structure Plan in Clause 11.01-1L (east of Northways Road and South of Lawless Road).
- Land along the eastern, north-western and western sides of the Moe-Newborough town boundary (Area 7 of the Moe-Newborough Town Structure Plan in Clause 11.01-1L).
- Land to the east of the existing urban area of Traralgon (Areas 9, 10 and 11 of the Traralgon Town Structure Plan in Clause 11.01-1L).
- Land to the east of Boolarra township (Area 1 in the Boolarra Township Structure Plan in Clause 11.01-1L).
- Land to the north, east and south of the Glengarry township (Areas 1, 2, 3, 4, and 7 of the Glengarry Town Structure Plan in Clause 11.01-1L).
- Land to the east and south of Mays Road in the Tyers Township (Area 5 of the Tyers Town Structure Plan in Clause 11.01-1L).

Manage growth in rural living precincts by discouraging further rezoning of land.



LATROBE PLANNING SCHEME

Boolarra Town Structure Plan (BTSP)



11.01-1L

Proposed C122latr

Churchill

Policy application

This policy applies to land within the Churchill Town Structure Plan (CTSP) in this clause.

## LATROBE PLANNING SCHEME

**Strategies**

Encourage development of CTSP Area 2 for medium density residential, research or education purposes.

Encourage university accommodation or medium density residential development on the residential land directly east of Eel Hole Creek and west of Northways Road (CTSP Area 3).

Encourage a Local Activity Centre at 2-4 Acacia Way, Churchill.

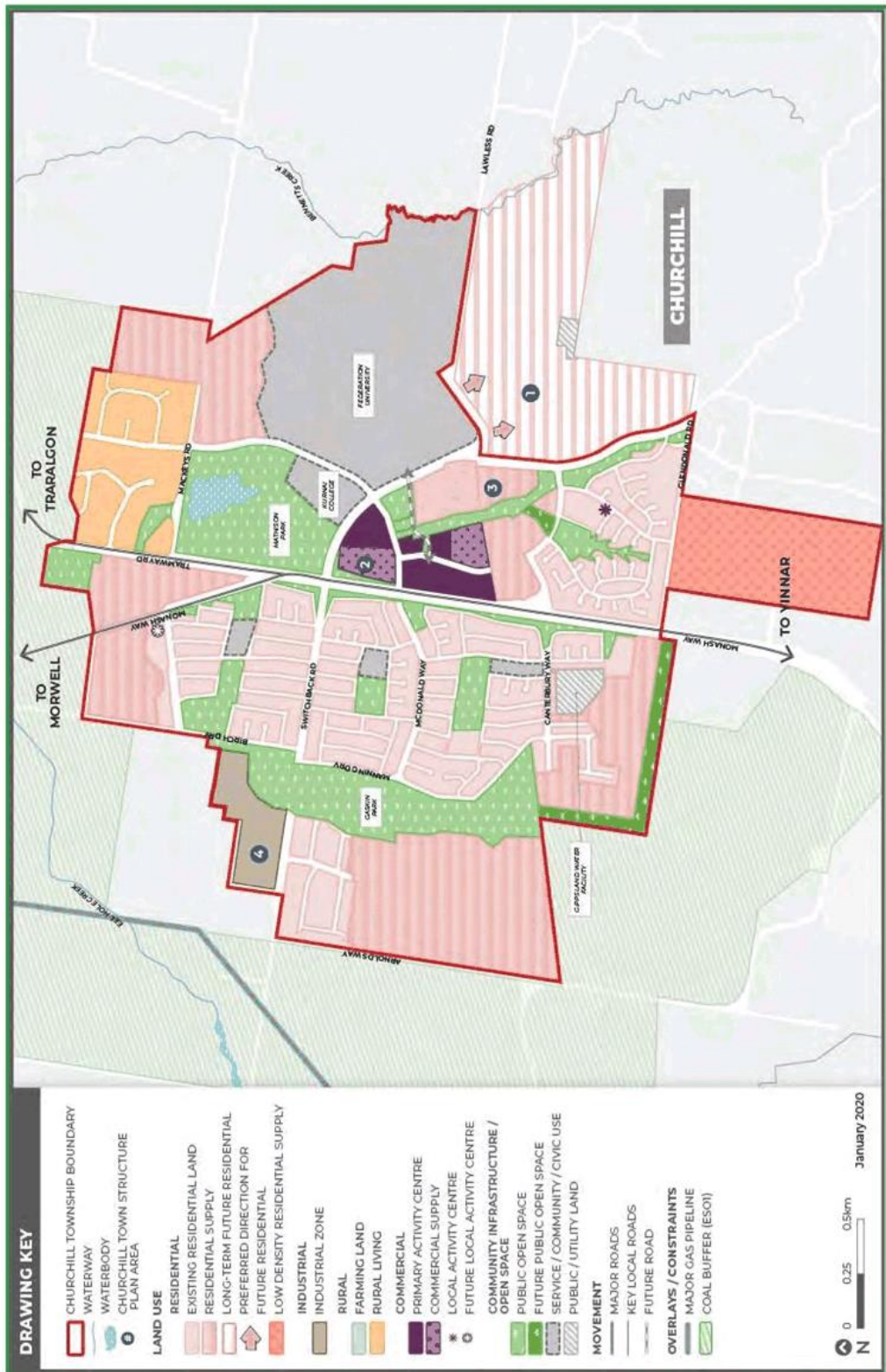
**Policy documents**

Consider as relevant:

- *Churchill Town Centre Plan* (Beca Pty Ltd, July 2007)
- *Churchill East West Link: Master Plan and Urban Design Framework* (Spiire Australia Pty Ltd, 2013)
- *Latrobe City Council Retail Strategy* (Essential Economics, 2019)
- *Latrobe Structure Plans – Churchill* (Beca Pty Ltd, August 2007)

LATROBE PLANNING SCHEME

Churchill Town Structure Plan (CTSP)



## LATROBE PLANNING SCHEME

**11.01-1L**

-----  
Proposed C122latr

**Moe-Newborough****Policy application**

This policy applies to land within the Moe-Newborough Town Structure Plan (MNTSP) in this clause.

**Strategies**

Encourage residential development along Narracan Drive (MNTSP Area 6).

Discourage retail and office development outside of the Primary Activity Centre (MNTSP Area 1), other than office developments at the former Moe Hospital at Ollerton Avenue, Newborough (MNTSP Area 2).

Design industrial development in MNTSP Area 3 to protect any adjoining native vegetation in MNTSP Area 4.

Encourage a 'landmark use', such as a convention centre, at MNTSP Area 5 that complements the Botanical Gardens.

Provide for public open space connections from Narracan Drive through MNTSP Area 8 and connecting to John Field Reserve.

Encourage a Neighbourhood/ Local Activity Centre at 1 Waterloo Road, Becks Bay Village Centre and Fernlea Village Centre, Lake Narracan.

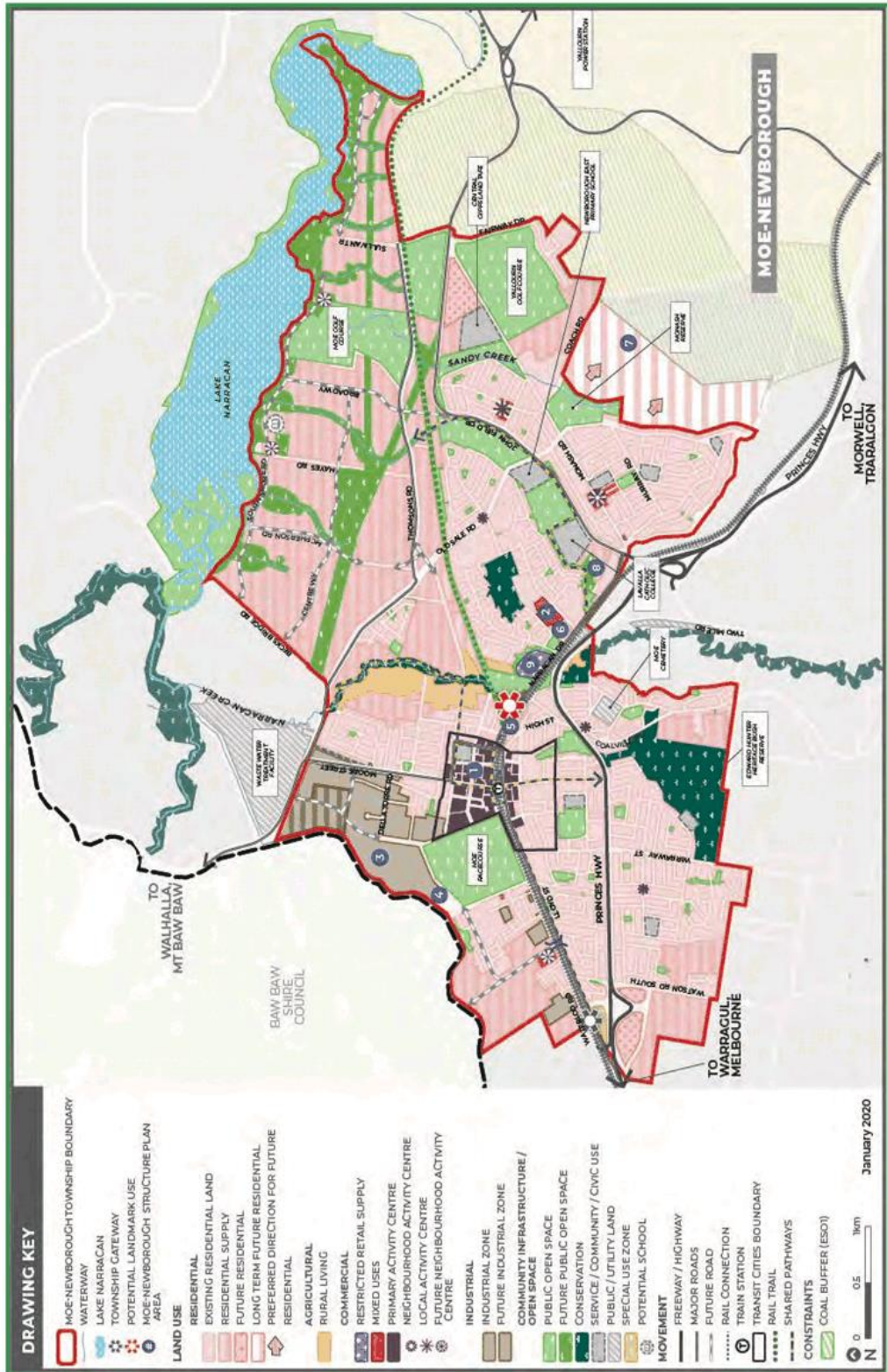
**Policy documents**

Consider as relevant:

- *Latrobe Structure Plan – Moe and Newborough* (Beca Pty Ltd, 2007)
- *Latrobe City Council Retail Strategy* (Essential Economics, 2019)
- *Strategic Outlook for Moe-Newborough and Lake Narracan* (Growth Areas Authority, 2013)

LATROBE PLANNING SCHEME

Moe-Newborough Town Structure Plan (MNTSP)



## LATROBE PLANNING SCHEME

**11.01-1L**

---  
Proposed C122latr

**Morwell****Policy application**

This policy applies to land within the Morwell Town Structure Plan (MTSP) in this clause.

**Strategies**

Encourage residential development within MTSP Areas 1 and 2.

Discourage increased housing densities south of Commercial Road (Area 3), until the completion of rehabilitation works to northern batter of the Hazelwood mine area.

Encourage retail, office and residential mixed use developments within Morwell Primary Activity Centre (MTSP Area 4) and Mid-Valley Primary Activity Centre (MTSP Area 10).

Discourage retail and office development outside of the Morwell Primary Activity Centre (MTSP Area 4), Mid-Valley Primary Activity Centre (MTSP Area 10) and Princes Drive, Morwell (MTSP Area 6).

Screen industry in MTSP Area 7 from residential areas along the western boundaries of the industrial precinct by providing a buffer of open space and vegetation.

Encourage a Local Activity Centre at Heritage Boulevard, Morwell.

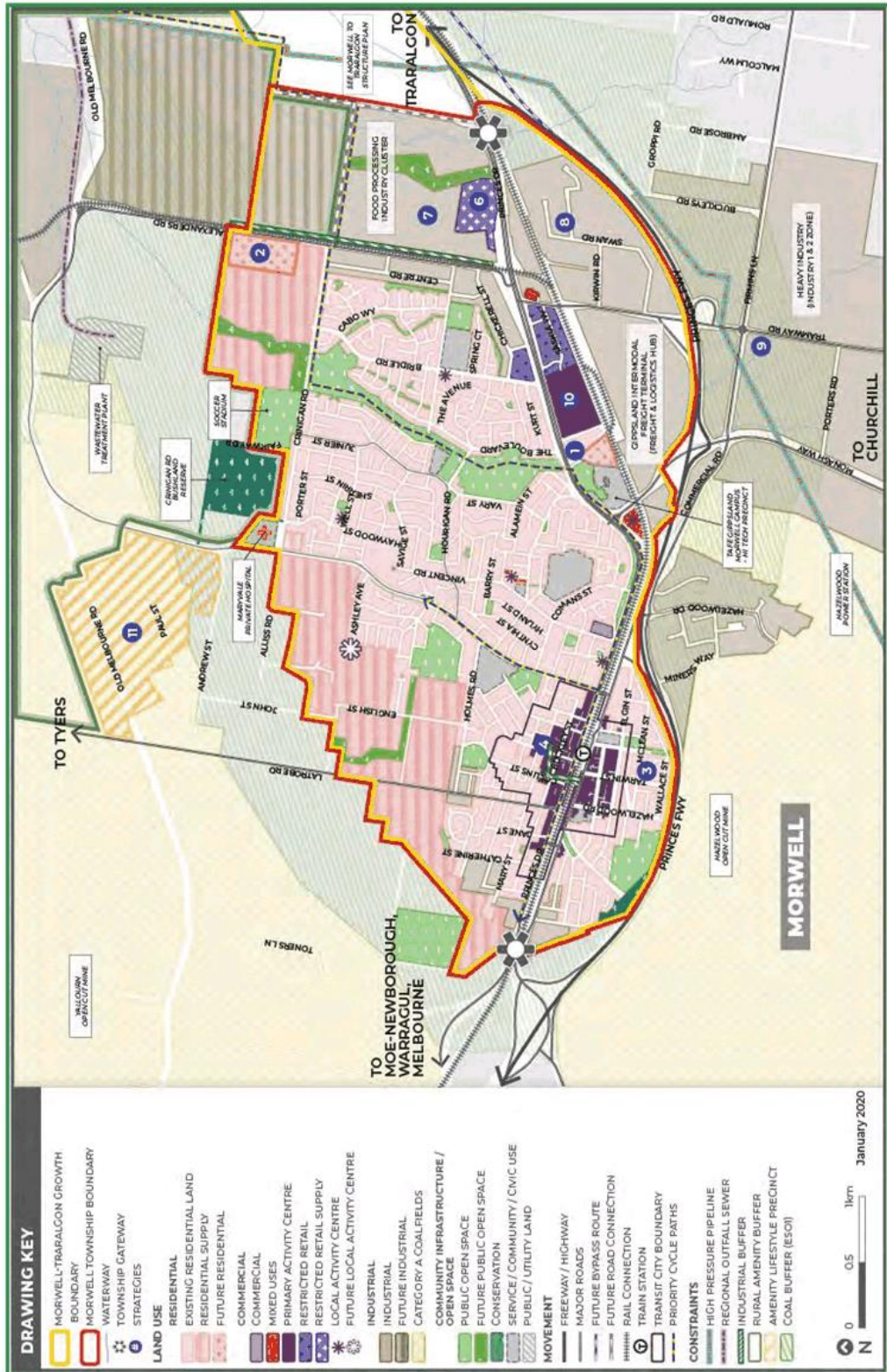
**Policy documents**

Consider as relevant:

- *Latrobe City Council Retail Strategy* (Essential Economic, 2019)
- *Latrobe Structure Plans - Morwell* (Beca Pty Ltd, 2007)

LATROBE PLANNING SCHEME

Morwell Town Structure Plan (MTSP)



## LATROBE PLANNING SCHEME

**11.01-1L**

---  
Proposed C122latr

**Glengarry****Policy application**

This policy applies to land within the Glengarry Town Structure Plan (GTSP) in this clause.

**Strategies**

Support Glengarry's role as a dormitory suburb of Traralgon.

Encourage development in GTSP Areas 1, 2, 3 and 4 that is sensitive to the Eaglehawk Creek environment and floodplains.

Encourage low density residential development in GTSP Area 5.

Encourage development of large allotments within existing residential areas GTSP Area 6.

Protect public open space areas including the Gippsland Rail Trail (GTSP Areas 8 & 9).

**Policy documents**

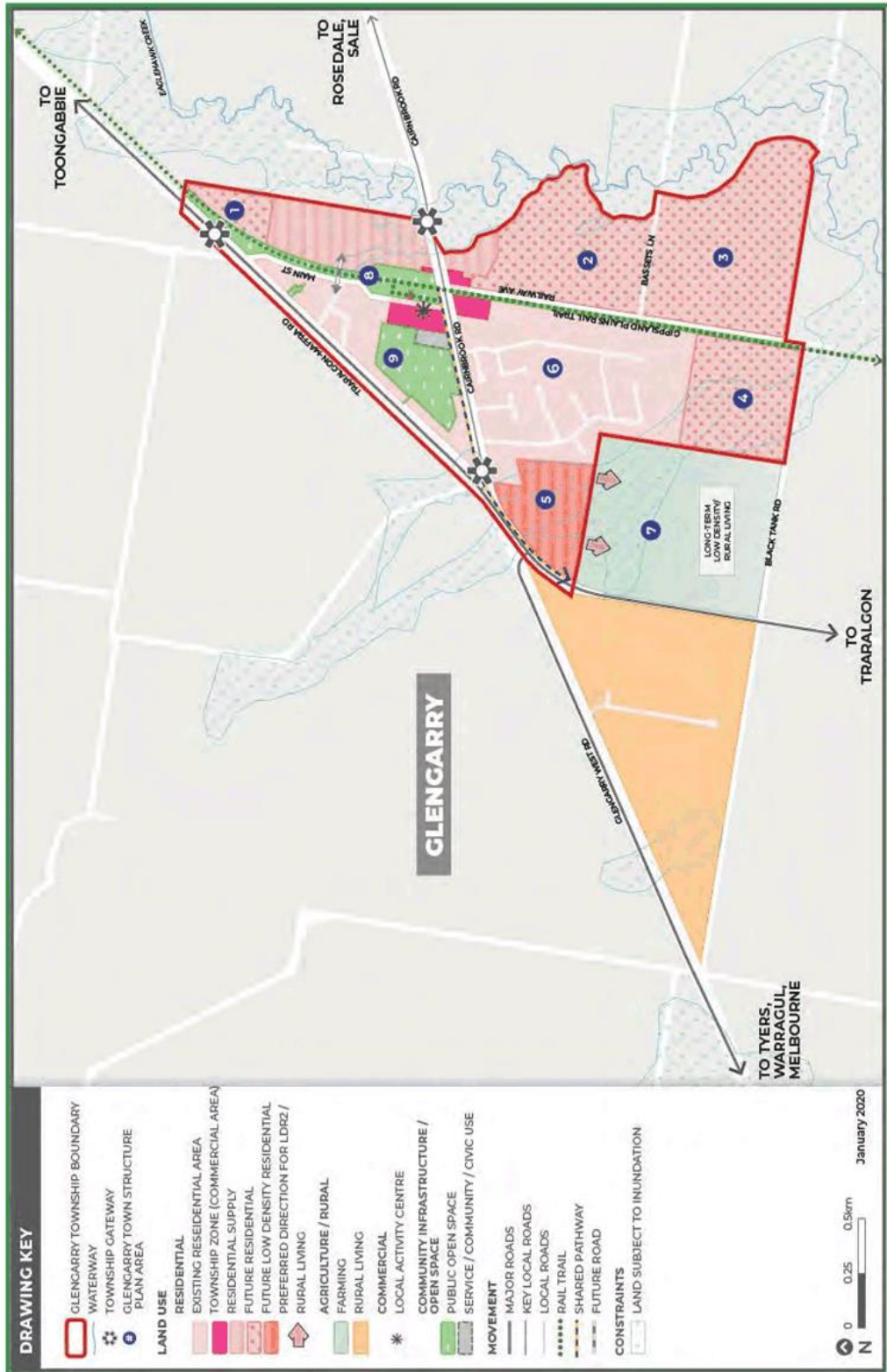
Consider as relevant:

- *Small Town Structure Plans: Boolarra, Glengarry & Tyers* (NBA Group Pty Ltd, 2009)
- *Traralgon Growth Area Framework* (Hansen Partnership, 2013)



LATROBE PLANNING SCHEME

Glengarry Town Structure Plan (GTSP)



## LATROBE PLANNING SCHEME

**11.01-1L**

---  
Proposed C122latr

**Tyres****Policy application**

This policy applies to land within the Tyers Town Structure Plan (TYTSP) in Clause 11.01-1L.

**Strategies**

Encourage increased diversity in residential allotment sizes, subject to availability of sewerage infrastructure.

Limit access from development and individual allotments to the Main Road (Moe-Glengarry Road) and Tyers Walhalla Road.

Encourage shared path link between future low density and rural living development (TYTSP Area 1 & 2) and the town centre (TYTSP Area 4).

Protect road reserves, such as Hinde Road (TYTSP Area 4), to allow for future access to proposed development areas.

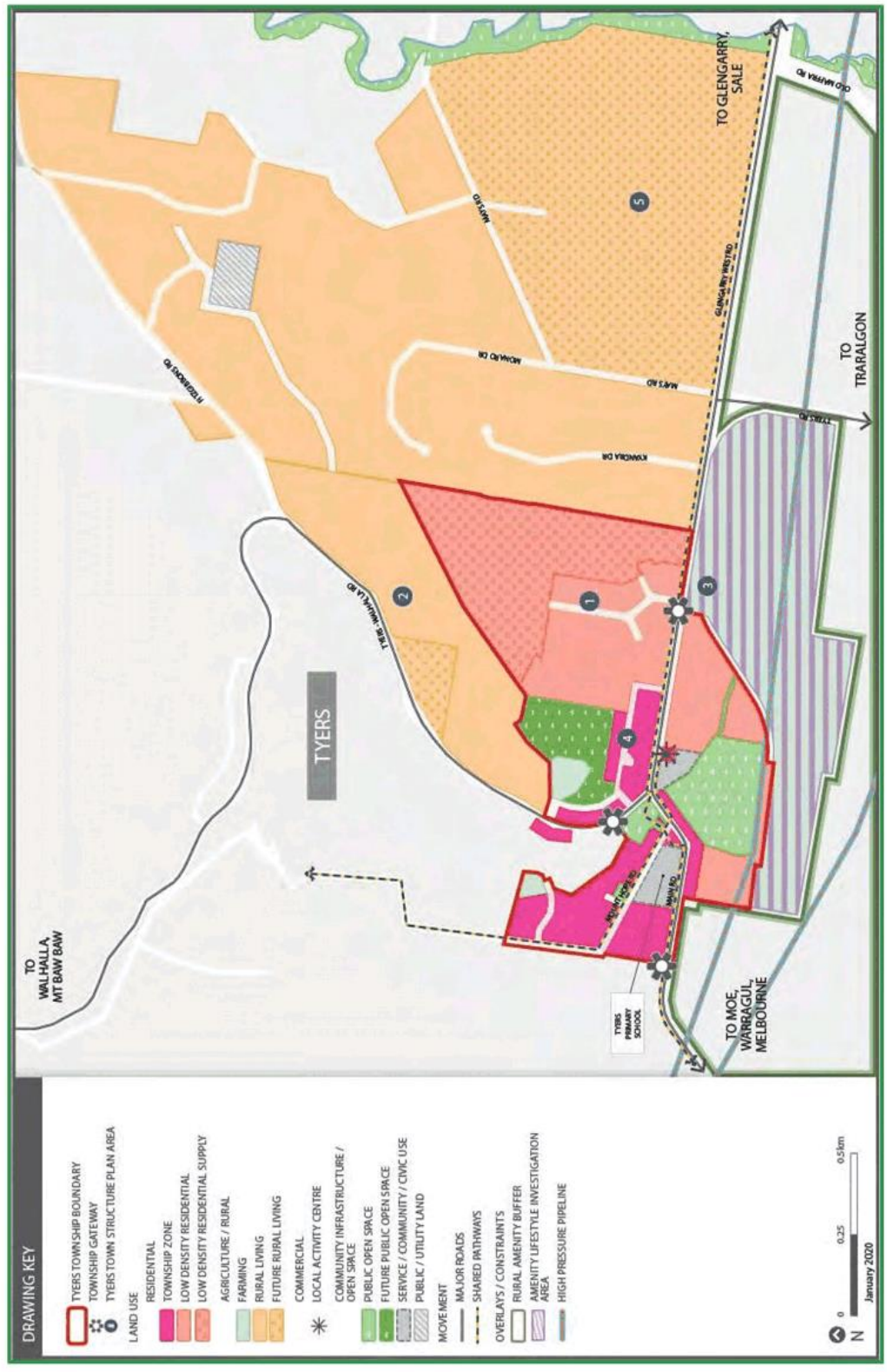
**Policy documents**

Consider as relevant:

- *Small Town Structure Plans: Boolarra, Glengarry & Tyers* (NBA Group Pty Ltd, 2009)
- *Traralgon Growth Area Framework* (Hansen Partnership, 2013)

LATROBE PLANNING SCHEME

Tyers Town Structure Plan (TYTSP)



LATROBE PLANNING SCHEME

**11.01**  
31/07/2018  
VC148

**VICTORIA**

## LATROBE PLANNING SCHEME

**11.01-1S**11/02/2020  
VC168**Settlement****Objective**

To promote the sustainable growth and development of Victoria and deliver choice and opportunity for all Victorians through a network of settlements.

**Strategies**

Develop sustainable communities through a settlement framework offering convenient access to jobs, services, infrastructure and community facilities.

Focus investment and growth in places of state significance in Metropolitan Melbourne and the major regional cities of Ballarat, Bendigo, Geelong, Horsham, Latrobe City, Mildura, Shepparton, Wangaratta, Warrnambool and Wodonga.

Support sustainable development of the regional centres of Ararat, Bacchus Marsh, Bairnsdale, Benalla, Castlemaine, Colac, Echuca, Gisborne, Hamilton, Kyneton, Leongatha, Maryborough, Portland, Sale, Swan Hill, Warragul/Drouin and Wonthaggi.

Ensure regions and their settlements are planned in accordance with their relevant regional growth plan.

Guide the structure, functioning and character of each settlement taking into account municipal and regional contexts and frameworks.

Create and reinforce settlement boundaries.

Provide for growth in population and development of facilities and services across a regional or sub-regional network.

Plan for development and investment opportunities along existing and planned transport infrastructure.

Promote transport, communications and economic linkages between settlements through the identification of servicing priorities in regional land use plans.

Strengthen transport links on national networks for the movement of commodities.

Deliver networks of high-quality integrated settlements that have a strong identity and sense of place, are prosperous and are sustainable by:

- Building on strengths and capabilities of each region across Victoria to respond sustainably to population growth and changing environments.
- Developing settlements that will support resilient communities and their ability to adapt and change.
- Balancing strategic objectives to achieve improved land use and development outcomes at a regional, catchment and local level.
- Preserving and protecting features of rural land and natural resources and features to enhance their contribution to settlements and landscapes.
- Encouraging an integrated planning response between settlements in regions and in adjoining regions and states in accordance with the relevant regional growth plan.
- Providing for appropriately located supplies of residential, commercial, and industrial land across a region, sufficient to meet community needs in accordance with the relevant regional growth plan.
- Improving transport network connections in and between regional cities, towns and Melbourne.

Encourage a form and density of settlements that supports sustainable transport to reduce greenhouse gas emissions.

Limit urban sprawl and direct growth into existing settlements.

**LATROBE PLANNING SCHEME**

Promote and capitalise on opportunities for urban renewal and infill redevelopment.

Develop compact urban areas that are based around existing or planned activity centres to maximise accessibility to facilities and services.

Ensure retail, office-based employment, community facilities and services are concentrated in central locations.

Ensure land that may be required for future urban expansion is not compromised.

**Policy documents**

Consider as relevant:

- Central Highlands Regional Growth Plan (Victorian Government, 2014)
- G21 Regional Growth Plan (Geelong Region Alliance, 2013)
- Gippsland Regional Growth Plan (Victorian Government, 2014)
- Great South Coast Regional Growth Plan (Victorian Government, 2014)
- Hume Regional Growth Plan (Victorian Government, 2014)
- Loddon Mallee North Regional Growth Plan (Victorian Government, 2014)
- Loddon Mallee South Regional Growth Plan (Victorian Government, 2014)
- Wimmera Southern Mallee Regional Growth Plan (Victorian Government, 2014)
- Plan Melbourne 2017-2050: Metropolitan Planning Strategy (Department of Environment, Land, Water and Planning, 2017)
- Plan Melbourne 2017-2050: Addendum 2019 (Department of Environment, Land, Water and Planning, 2019)

LATROBE PLANNING SCHEME

Victoria Settlement Framework



## LATROBE PLANNING SCHEME

**11.01-1R**31/07/2018  
VC148**Settlement - Gippsland****Strategies**

Support urban growth in Latrobe City as Gippsland's regional city, at Bairnsdale, Leongatha, Sale, Warragul/Drouin and Wonthaggi as regional centres, and in sub-regional networks of towns.

Support new urban growth fronts in regional centres where natural hazards and environmental risks can be avoided or managed.

Support the continuing role of towns and small settlements in providing services to their districts, recognising their relationships and dependencies with larger towns.

Create vibrant and prosperous town centres that are clearly defined and provide commercial and service activities that respond to changing population and market conditions.

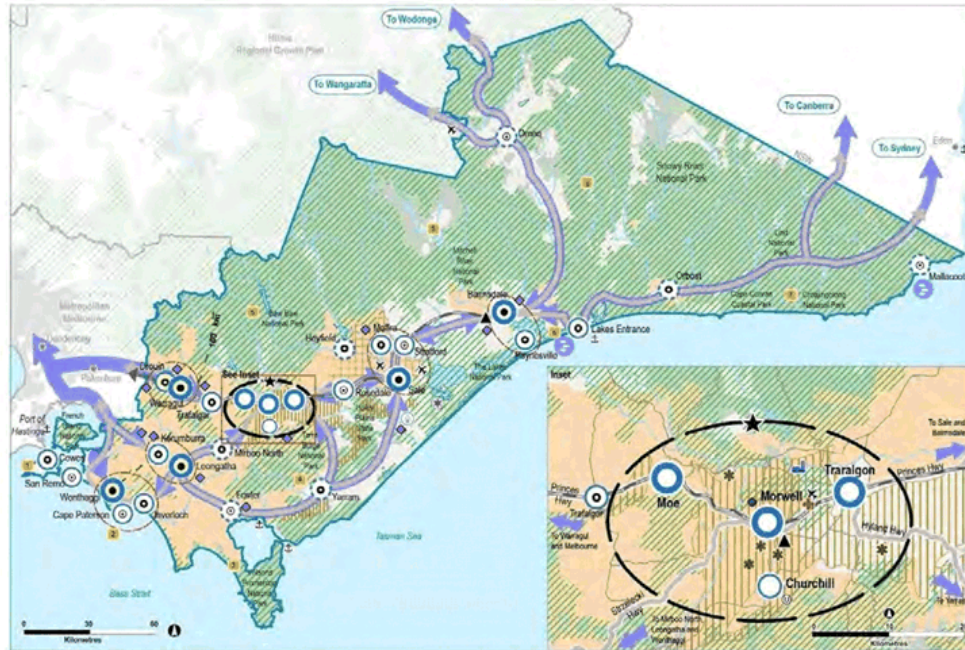
Provide regional social infrastructure in the regional city and regional centres.

Plan for increased seasonal demand on services and infrastructure in towns with high holiday home ownership.



LATROBE PLANNING SCHEME

Gippsland Regional Growth Plan



SETTLEMENTS

- Regional city - Latrobe City\*
  - Regional centre
  - Town
  - Small town
  - Promote growth
  - Support growth
  - Sustainable change
  - Designated identified growth centre in Plan Melbourne<sup>(1)</sup>
  - Sub regional network
  - Areas within 100 km of central Melbourne
  - Melbourne's urban area
- \*Latrobe City is the grouping of Traralgon, Morwell, Moe and Churchill

CONNECTIVITY AND TRANSPORT

(1) Plan Melbourne (Chapter 6 – State of Cities) identifies Warragul/Drouin, Wonthaggi and Leongatha as peri-urban towns with potential to attract housing and population growth out of Melbourne

- Networks supporting movement and access
- Potential freight and logistics precincts
- Key road corridor
- Key rail corridor
- Arterial road (insert map only)
- Airport
- Port

ECONOMIC DEVELOPMENT

- Food manufacturing hubs
- Key agriculture and forestry land
- Macalister Irrigation District
- Brown coal reserves
- Power station
- Longford gas plant
- Australian Paper Maryvale
- Organic recycling facility
- University
- Hospital
- Fishing port

STRATEGIC TOURISM INVESTMENT AREAS

- 1** Phillip Island
- 2** Bunurong Coast
- 3** Wilsons Promontory National Park
- 4** Tarra-Bulga National Park
- 5** Australian Alps
- 6** Gippsland Lakes
- 7** Croajingolong National Park

ENVIRONMENT

- Areas containing high value terrestrial habitat
- Public land
- Lakes
- Rivers

## LATROBE PLANNING SCHEME

**11.01-1L**

-----  
Proposed C122latr

**Latrobe settlement patterns****Strategies**

Maintain a clear separation between urban settlements, other than the Morwell to Traralgon Employment Corridor linking the urban areas of Morwell and Traralgon.

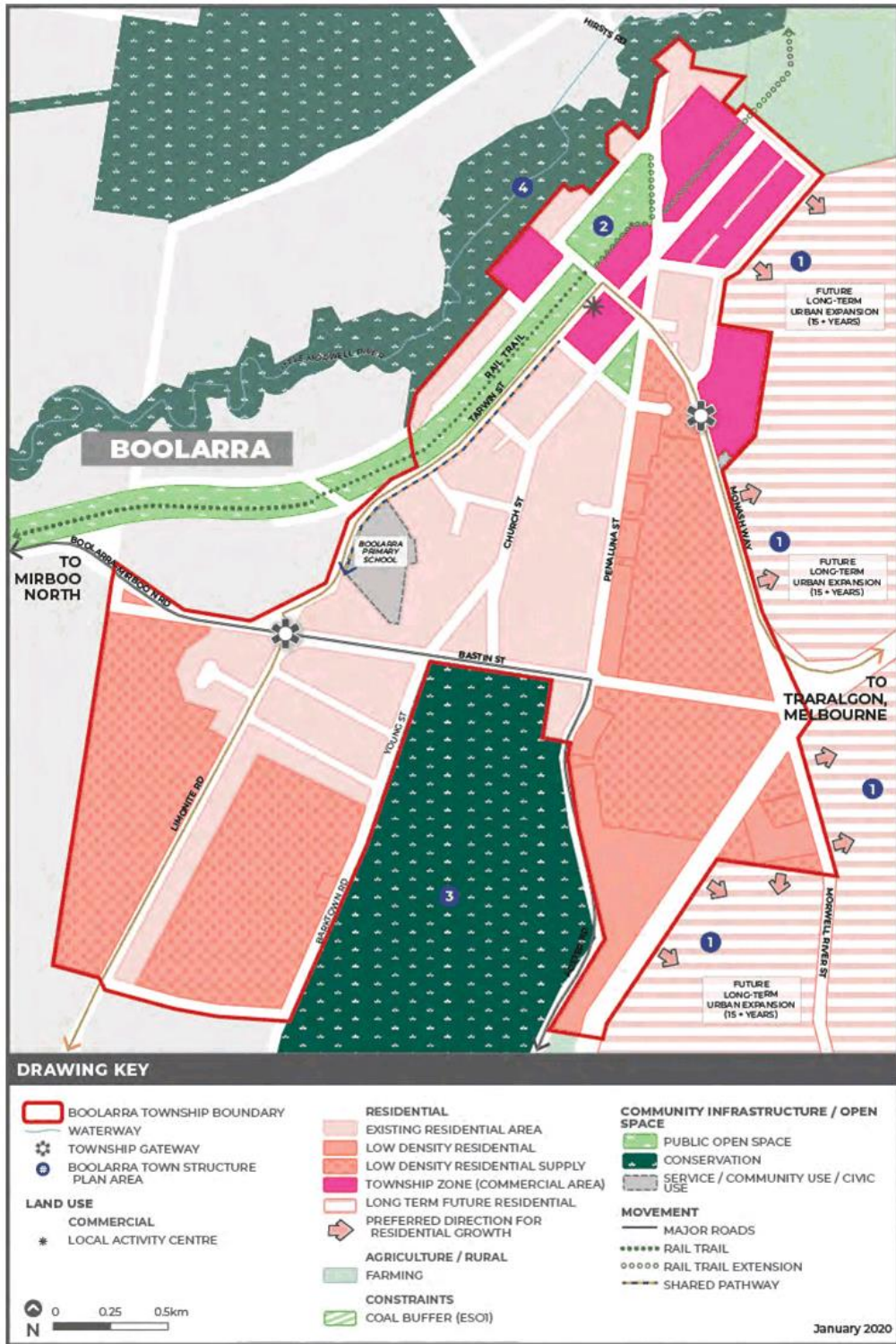
Discourage the fragmentation of rural land adjoining township boundaries until land is required for long term (15 or more years) urban development, including:

- Land southeast to the existing Churchill Township in Area 1 of the Churchill Town Structure Plan in Clause 11.01-1L (east of Northways Road and South of Lawless Road).
- Land along the eastern, north-western and western sides of the Moe-Newborough town boundary (Area 7 of the Moe-Newborough Town Structure Plan in Clause 11.01-1L).
- Land to the east of the existing urban area of Traralgon (Areas 9, 10 and 11 of the Traralgon Town Structure Plan in Clause 11.01-1L).
- Land to the east of Boolarra township (Area 1 in the Boolarra Township Structure Plan in Clause 11.01-1L).
- Land to the north, east and south of the Glengarry township (Areas 1, 2, 3, 4, and 7 of the Glengarry Town Structure Plan in Clause 11.01-1L).
- Land to the east and south of Mays Road in the Tyers Township (Area 5 of the Tyers Town Structure Plan in Clause 11.01-1L).

Manage growth in rural living precincts by discouraging further rezoning of land.

LATROBE PLANNING SCHEME

Boolarra Town Structure Plan (BTSP)



11.01-1L

Proposed C122latr

Churchill

Policy application

This policy applies to land within the Churchill Town Structure Plan (CTSP) in this clause.

**LATROBE PLANNING SCHEME****Strategies**

Encourage development of CTSP Area 2 for medium density residential, research or education purposes.

Encourage university accommodation or medium density residential development on the residential land directly east of Eel Hole Creek and west of Northways Road (CTSP Area 3).

Encourage a Local Activity Centre at 2-4 Acacia Way, Churchill.

**Policy documents**

Consider as relevant:

- *Churchill Town Centre Plan* (Beca Pty Ltd, July 2007)
- *Churchill East West Link: Master Plan and Urban Design Framework* (Spiire Australia Pty Ltd, 2013)
- *Latrobe City Council Retail Strategy* (Essential Economics, 2019)
- *Latrobe Structure Plans – Churchill* (Beca Pty Ltd, August 2007)

LATROBE PLANNING SCHEME

Churchill Town Structure Plan (CTSP)



## LATROBE PLANNING SCHEME

**11.01-1L**

-----  
Proposed C122latr

**Moe-Newborough****Policy application**

This policy applies to land within the Moe-Newborough Town Structure Plan (MNTSP) in this clause.

**Strategies**

Encourage residential development along Narracan Drive (MNTSP Area 6).

Discourage retail and office development outside of the Primary Activity Centre (MNTSP Area 1), other than office developments at the former Moe Hospital at Ollerton Avenue, Newborough (MNTSP Area 2).

Design industrial development in MNTSP Area 3 to protect any adjoining native vegetation in MNTSP Area 4.

Encourage a 'landmark use', such as a convention centre, at MNTSP Area 5 that complements the Botanical Gardens.

Provide for public open space connections from Narracan Drive through MNTSP Area 8 and connecting to John Field Reserve.

Encourage a Neighbourhood/ Local Activity Centre at 1 Waterloo Road, Becks Bay Village Centre and Fernlea Village Centre, Lake Narracan.

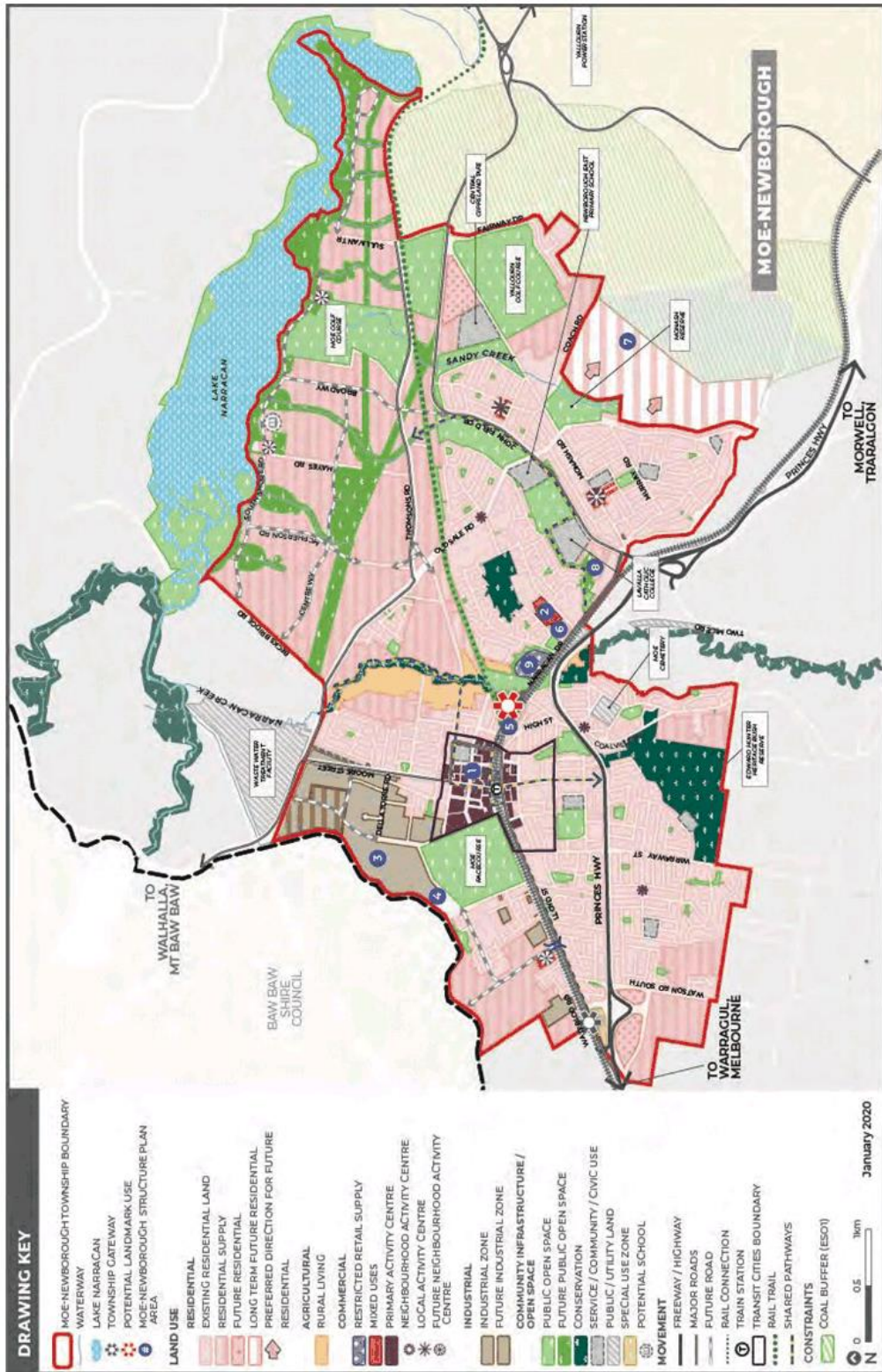
**Policy documents**

Consider as relevant:

- *Latrobe Structure Plan – Moe and Newborough* (Beca Pty Ltd, 2007)
- *Latrobe City Council Retail Strategy* (Essential Economics, 2019)
- *Strategic Outlook for Moe-Newborough and Lake Narracan* (Growth Areas Authority, 2013)

LATROBE PLANNING SCHEME

Moe-Newborough Town Structure Plan (MNTSP)



## LATROBE PLANNING SCHEME

**11.01-1L**

-----  
Proposed C122latr

**Morwell****Policy application**

This policy applies to land within the Morwell Town Structure Plan (MTSP) in this clause.

**Strategies**

Encourage residential development within MTSP Areas 1 and 2.

Discourage increased housing densities south of Commercial Road (Area 3), until the completion of rehabilitation works to northern batter of the Hazelwood mine area.

Encourage retail, office and residential mixed use developments within Morwell Primary Activity Centre (MTSP Area 4) and Mid-Valley Primary Activity Centre (MTSP Area 10).

Discourage retail and office development outside of the Morwell Primary Activity Centre (MTSP Area 4), Mid-Valley Primary Activity Centre (MTSP Area 10) and Princes Drive, Morwell (MTSP Area 6).

Screen industry in MTSP Area 7 from residential areas along the western boundaries of the industrial precinct by providing a buffer of open space and vegetation.

Encourage a Local Activity Centre at Heritage Boulevard, Morwell.

**Policy documents**

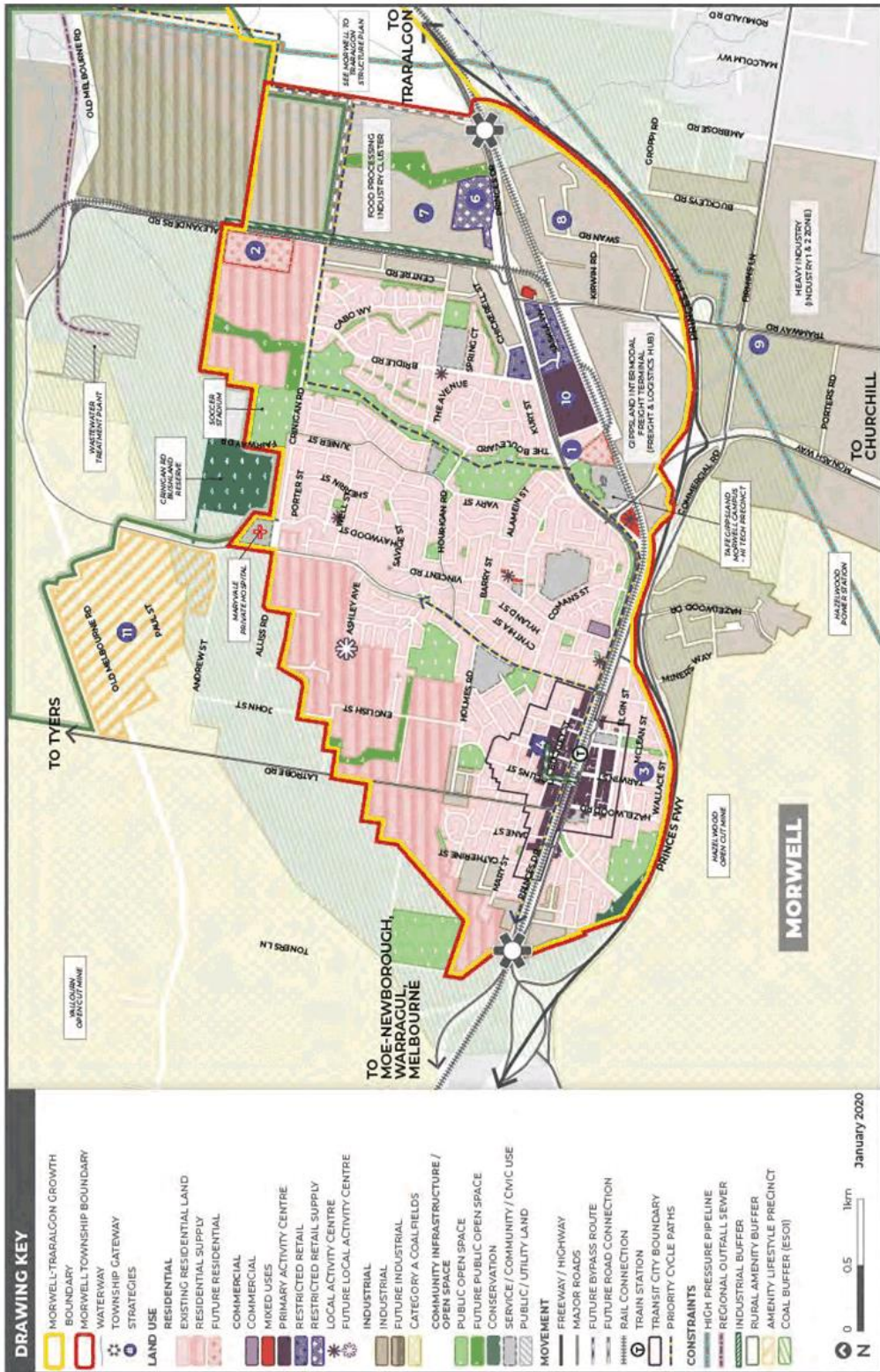
Consider as relevant:

- *Latrobe City Council Retail Strategy* (Essential Economic, 2019)
- *Latrobe Structure Plans - Morwell* (Beca Pty Ltd, 2007)



LATROBE PLANNING SCHEME

Morwell Town Structure Plan (MTSP)



## LATROBE PLANNING SCHEME

**11.01-1L**

~~11.01-1L~~  
Proposed C122latr

**Glengarry****Policy application**

This policy applies to land within the Glengarry Town Structure Plan (GTSP) in this clause.

**Strategies**

Support Glengarry's role as a dormitory suburb of Traralgon.

Encourage development in GTSP Areas 1, 2, 3 and 4 that is sensitive to the Eaglehawk Creek environment and floodplains.

Encourage low density residential development in GTSP Area 5.

Encourage development of large allotments within existing residential areas GTSP Area 6.

Protect public open space areas including the Gippsland Rail Trail (GTSP Areas 8 & 9).

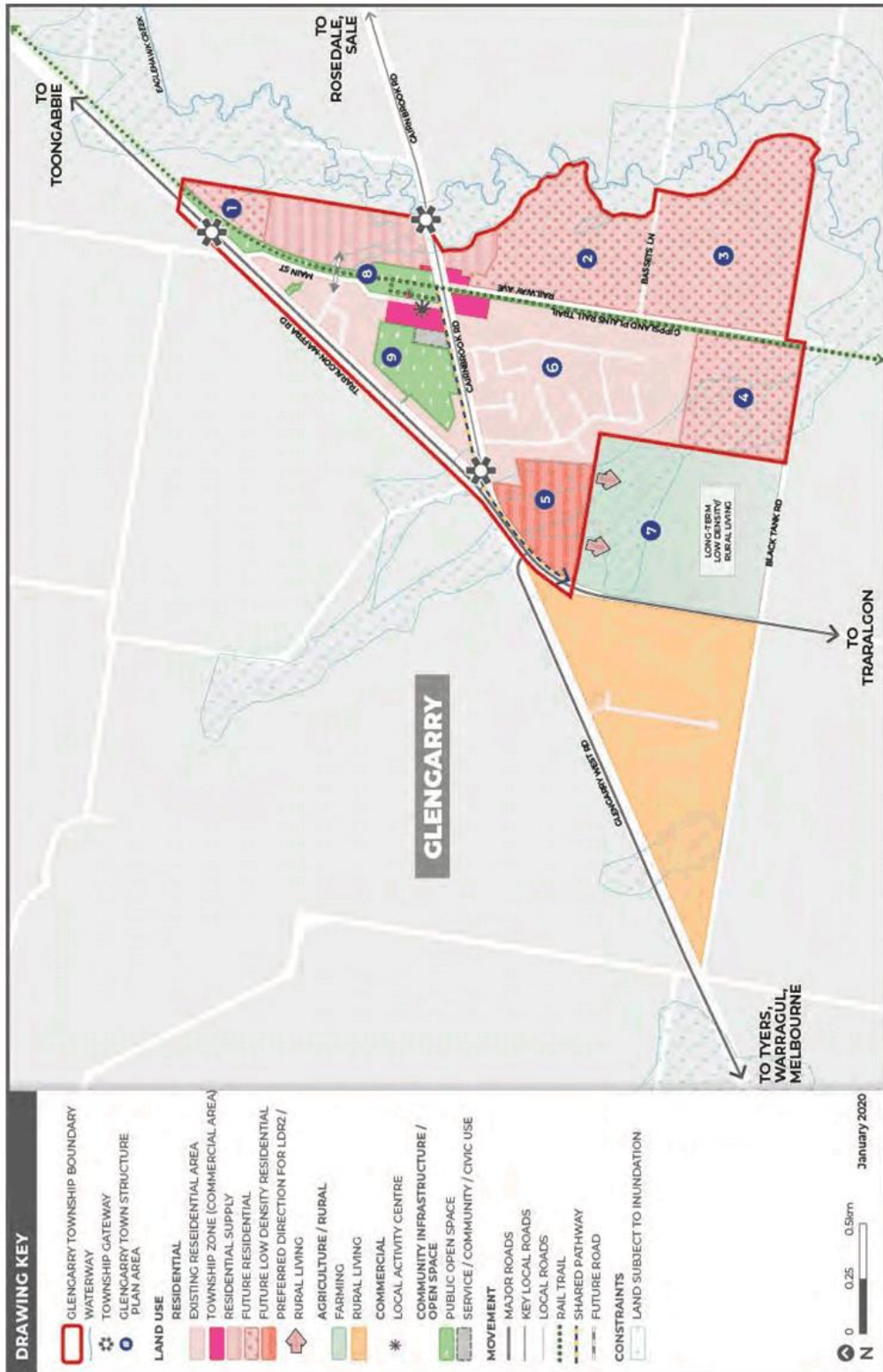
**Policy documents**

Consider as relevant:

- *Small Town Structure Plans: Boolarra, Glengarry & Tyers* (NBA Group Pty Ltd, 2009)
- *Traralgon Growth Area Framework* (Hansen Partnership, 2013)

LATROBE PLANNING SCHEME

Glengarry Town Structure Plan (GTSP)



## LATROBE PLANNING SCHEME

**11.01-1L**

-----  
Proposed C122latr

**Tyres****Policy application**

This policy applies to land within the Tyers Town Structure Plan (TYTSP) in Clause 11.01-1L.

**Strategies**

Encourage increased diversity in residential allotment sizes, subject to availability of sewerage infrastructure.

Limit access from development and individual allotments to the Main Road (Moe-Glengarry Road) and Tyers Walhalla Road.

Encourage shared path link between future low density and rural living development (TYTSP Area 1 & 2) and the town centre (TYTSP Area 4).

Protect road reserves, such as Hinde Road (TYTSP Area 4), to allow for future access to proposed development areas.

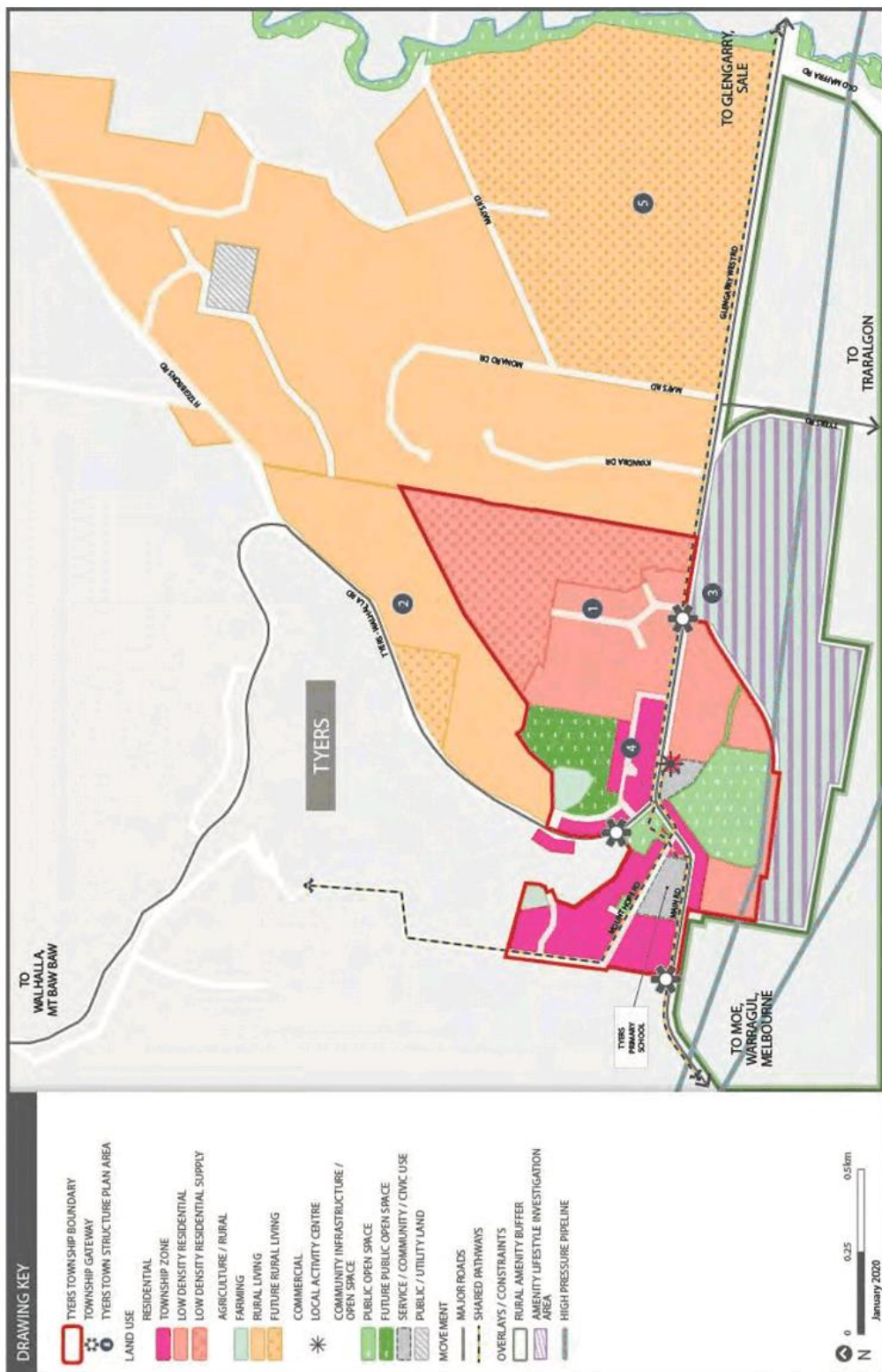
**Policy documents**

Consider as relevant:

- *Small Town Structure Plans: Boolarra, Glengarry & Tyers* (NBA Group Pty Ltd, 2009)
- *Traralgon Growth Area Framework* (Hansen Partnership, 2013)

LATROBE PLANNING SCHEME

Tyers Town Structure Plan (TYTSP)





- 
- 
- 
- 
- 

- *Urban Design Guidelines for Victoria*
- *Apartment Design Guidelines for Victoria*
- *Precinct Structure Planning Guidelines*

---



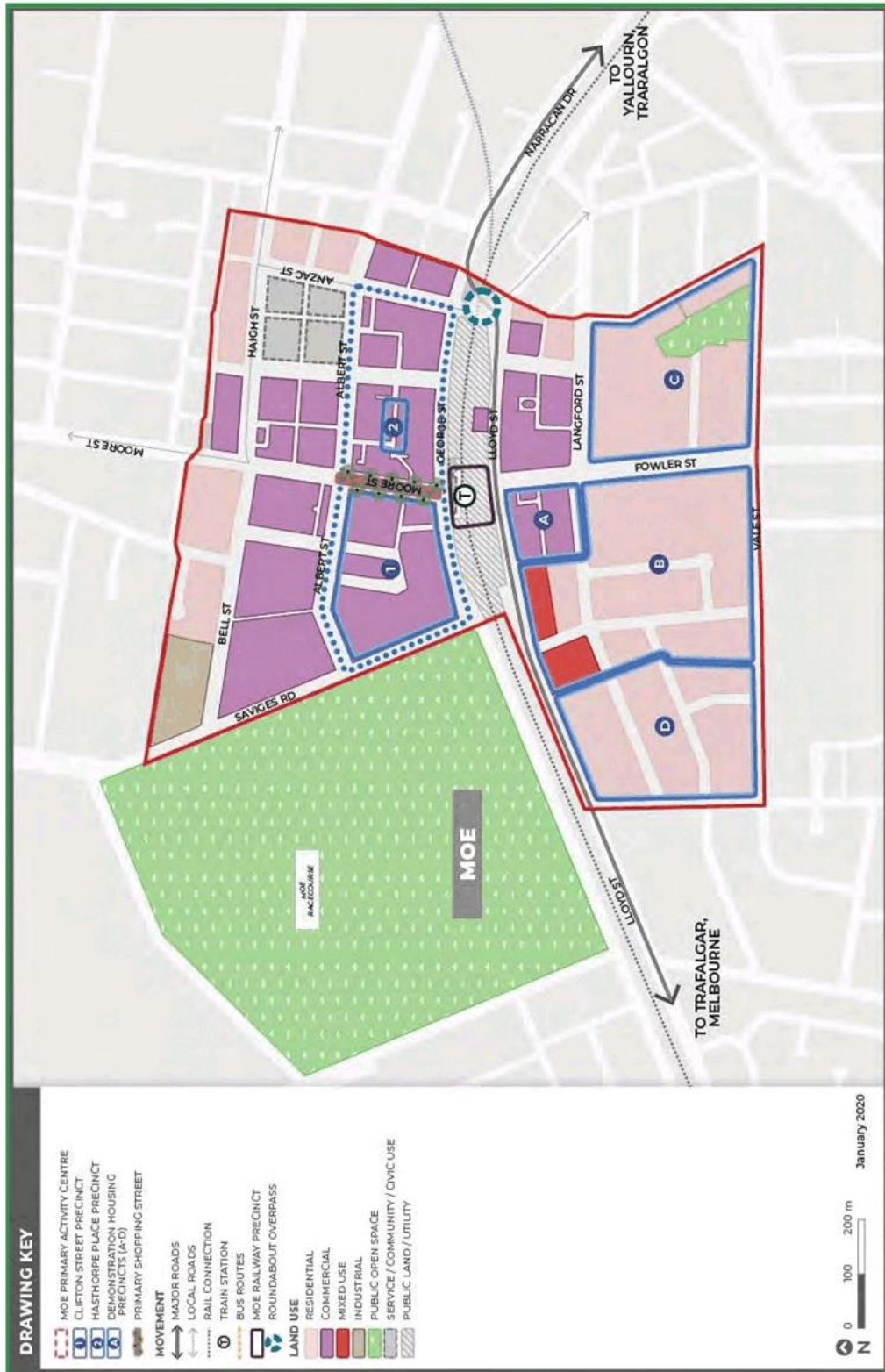
 *Latrobe Transit Centred Precincts*

 *Churchill Town Centre Plan*





- *Moe Activity Centre Plan*
- *Moe Rail Precinct Revitalisation Project: Master Plan*
- *Clifton Street Precinct Urban Design Guidelines*



- 
- 
- 
- 
- 
- 
- 
- 
- 
- 
- 
- 
- 
- 
- 
- 
- 

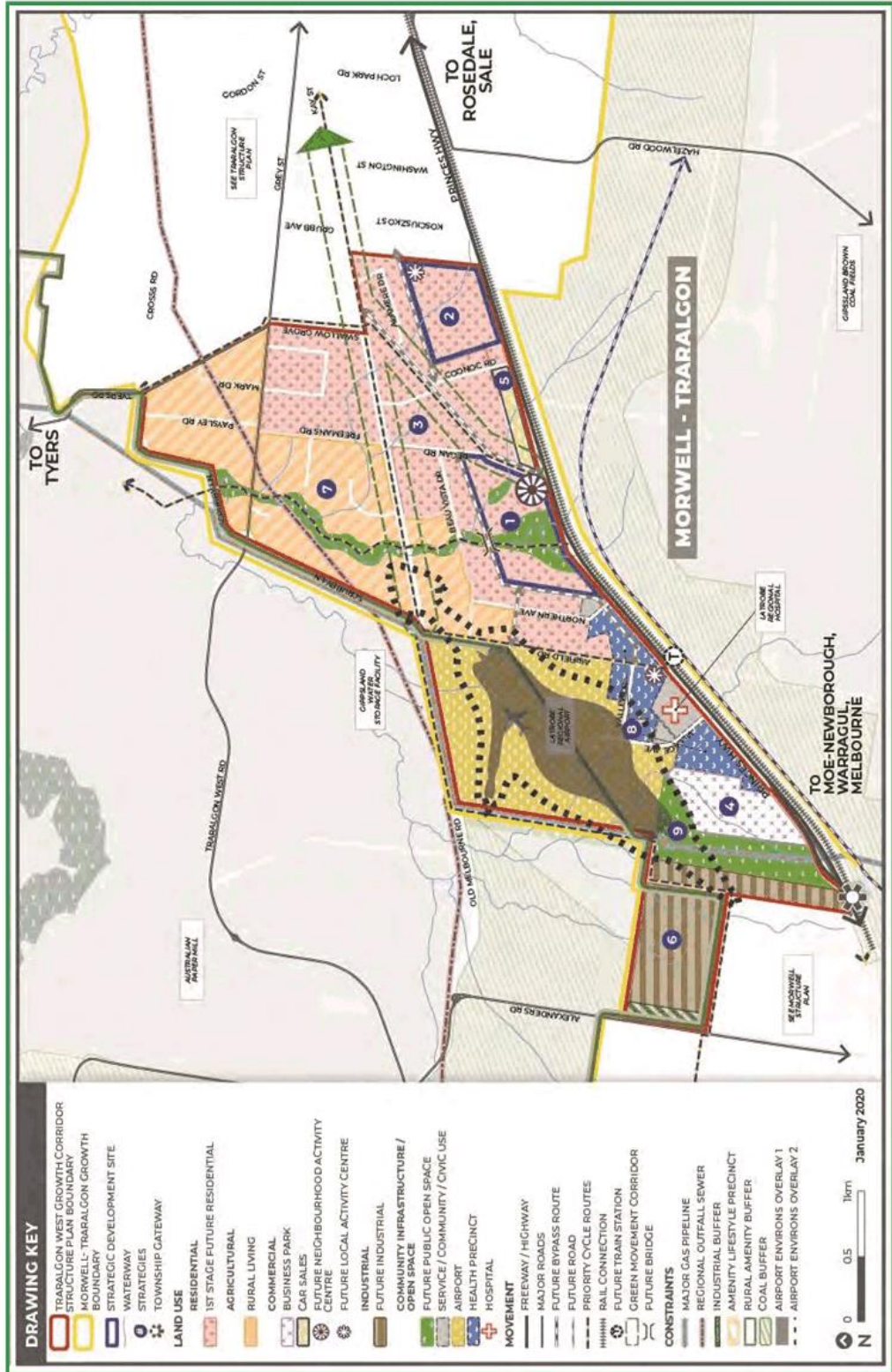
*Precinct Structure Planning Guidelines*



- 
- 
- 
  
- *The Victorian Transport Plan*
- 
  
- *Precinct Structure Planning Guidelines*
- *Ministerial Direction No. 12 – Urban Growth Areas*



-  *Traralgon Growth Area Framework*
-  *Morwell to Traralgon Employment Corridor Precinct Masterplan*
-  *Latrobe Regional Airport Master Plan 2015*







- *Victorian Coastal Strategy*
  - *G21 Regional Growth Plan*
  - *Gippsland Regional Growth Plan*
  - *Great South Coast Regional Growth Plan*
-

- *Bellarine Peninsula Localised Planning Statement*
- *Mornington Peninsula Localised Planning Statement*
- *Yarra Ranges Localised Planning Statement*



LATROBE PLANNING SCHEME

**11.03**  
31/07/2018  
VC148

**PLANNING FOR PLACES**

## LATROBE PLANNING SCHEME

**11.03-1S**31/07/2018  
VC148**Activity centres****Objective**

To encourage the concentration of major retail, residential, commercial, administrative, entertainment and cultural developments into activity centres that are highly accessible to the community.

**Strategies**

Build up activity centres as a focus for high-quality development, activity and living by developing a network of activity centres that:

- Comprises a range of centres that differ in size and function.
- Is a focus for business, shopping, working, leisure and community facilities.
- Provides different types of housing, including forms of higher density housing.
- Is connected by transport.
- Maximises choices in services, employment and social interaction.

Support the role and function of each centre in the context of its classification, the policies for housing intensification, and development of the public transport network.

Undertake strategic planning for the use and development of land in and around activity centres.

Give clear direction on preferred locations for investment.

Encourage a diversity of housing types at higher densities in and around activity centres.

Reduce the number of private motorised trips by concentrating activities that generate high numbers of (non-freight) trips in highly accessible activity centres.

Improve access by walking, cycling and public transport to services and facilities.

Support the continued growth and diversification of activity centres to give communities access to a wide range of goods and services, provide local employment and support local economies.

Encourage economic activity and business synergies.

Improve the social, economic and environmental performance and amenity of activity centres.

**Policy documents**

Consider as relevant:

- *Urban Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)
- *Apartment Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)
- *Precinct Structure Planning Guidelines* (Growth Areas Authority, 2009)

## LATROBE PLANNING SCHEME

**11.03-1L Activity centres**

---/---  
Proposed C122latr

**Strategies**

Facilitate development of regional commercial significance to locate within the Traralgon Primary Activity Centre.

Facilitate major office and institutions within the primary activity centre of Morwell.

Facilitate development in the activity centres of Moe and Churchill that support their role as secondary urban centres.

Support localised convenience retail, community and small business service needs within Neighbourhood and Local Activity Centres.

Establish Neighbourhood and Local Activity Centres in Traralgon, Morwell, Moe, Churchill as outlined in the Traralgon Town Structure Plan, Morwell Town Structure Plan, Moe-Newborough Town Structure Plan and Churchill Town Structure Plan in Clause 11.01-1L.

Discourage the establishment of new centres unless:

- There is demand to sustain its viability.
- Its establishment will not detrimentally affect existing centres, particularly existing main town neighbourhood and small town retail centres.

**Policy document**

Consider as relevant:

- *Latrobe Transit Centred Precincts* (David Lock Associates, SGS Economics & Planning, and PBAI Australia, 2004)

**11.03-1L Churchill activity centre**

---/---  
Proposed C122latr

**Policy application**

This policy applies to land within the Churchill Town Centre Plan (CTCP) in this clause.

**Strategies**

Encourage all retail or commercial development in the Churchill Town Centre to be consolidated within the primary activity centre (CTCP Area 1).

Establish regional education and research facilities in the service, community and civic use areas directly north and east of Northways Road (CTCP Area 2).

Encourage the expansion of the university facility to the east of Northways Road (CTCP Area 2).

Strengthen the east-west link between the existing Churchill primary activity centre and the University to the east by encouraging retail, office and mixed use residential developments along the link (CTCP Area A).

Design buildings with active frontages on the street and pedestrian links of Balfour Place and between Monash Way and Phillip Parade.

**Policy document**

Consider as relevant:

- *Churchill Town Centre Plan* (Beca Pty Ltd, 2007)

LATROBE PLANNING SCHEME

Churchill activity centre plan



## LATROBE PLANNING SCHEME

**11.03-1L**

-----  
Proposed C122latr

**Moe activity centre****Policy application**

This policy applies to land within the Moe Activity Centre Plan (MACP) in Clause 11.03-1L.

**Strategies**

Encourage retail, office and residential mixed use developments within Moe Primary Activity Centre.

Facilitate development of key sites adjacent to public transport, including bus routes and the Moe Train Station, that encourage pedestrian linkages between the private and public realm, including the expansion of shopping centres.

Develop the northern side of the railway line as an active urban environment and the southern side as a landscape focused area with passive recreation community spaces.

Enhance the image of the Railway Precinct as the focal point of Moe by establishing a civic hub at the Precinct that includes a pedestrian plaza and community-based facilities.

Design development to maintain views to and from the Rail Precinct and Station.

Activating the central green open spaces in the Railway Precinct by encouraging localised commercial activity and transit-oriented development.

Locate convenience retailing between the west end of the Service Station (opposite 37 Lloyd Street, Moe) and the south Station forecourt to provide active frontages to the pedestrian crossing in the Railway Precinct.

Encourage landscaping at the Lloyd Street frontage of the Service Station and the open space to the east.

Reinforce Moore Street as the primary shopping street in the town.

Support development that provides a high level of pedestrian amenity at Hasthorpe Place Precinct including pedestrian arcades to Moore Street and George Street (MACP Area 2).

Facilitate development that fronts car parking and the pedestrian network at the Clifton Street Precinct (MACP Area 1).

Support the redevelopment of higher density housing to the south of Moe town centre and train station through a demonstration project (MACP Area A to D).

**Policy documents**

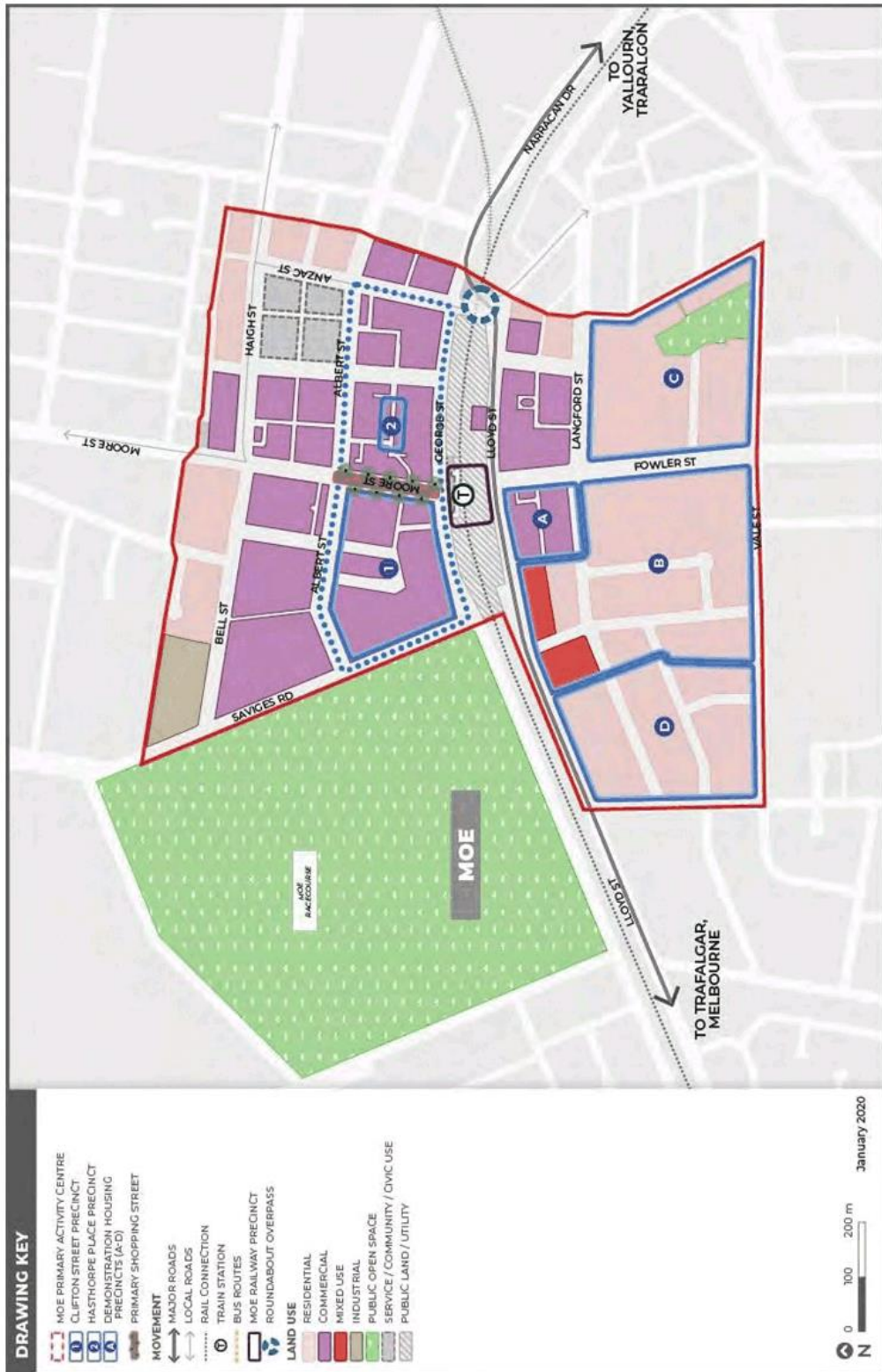
Consider as relevant:

- *Moe Activity Centre Plan* (Tract Consultants, 2007)
- *Moe Rail Precinct Revitalisation Project: Master Plan* (SJB Urban, SJB Architects, McCormick Rakin Cagney & Slattery Australia, 2009)
- *Clifton Street Precinct Urban Design Guidelines* (Tract Consultants, 2008)



LATROBE PLANNING SCHEME

Moe activity centre plan



## LATROBE PLANNING SCHEME

**11.03-2S**31/07/2018  
VC148**Growth areas****Objective**

To locate urban growth close to transport corridors and services and provide efficient and effective infrastructure to create sustainability benefits while protecting primary production, major sources of raw materials and valued environmental areas.

**Strategies**

Concentrate urban expansion into growth areas that are served by high-capacity public transport. Implement the strategic directions in the Growth Area Framework Plans.

Encourage average overall residential densities in the growth areas of a minimum of 15 dwellings per net developable hectare, and over time, seek an overall increase in residential densities to more than 20 dwellings per net developable hectare.

Deliver timely and adequate provision of public transport and local and regional infrastructure and services, in line with a preferred sequence of land release.

Provide for significant amounts of local employment opportunities and in some areas, provide large scale industrial or other more regional employment generators.

Create a network of mixed-use activity centres that are high quality, well designed and create a sense of place.

Provide a diversity of housing type and distribution.

Retain unique characteristics of established areas impacted by growth.

Protect and manage natural resources and areas of heritage, cultural and environmental significance.

Create well planned, easy to maintain and safe streets and neighbourhoods that reduce opportunities for crime, improve perceptions of safety and increase levels of community participation.

Develop Growth Area Framework Plans that will:

- Include objectives for each growth area.
- Identify the long term pattern of urban growth.
- Identify the location of broad urban development types, for example activity centre, residential, employment, freight centres and mixed use employment.
- Identify the boundaries of individual communities, landscape values and, as appropriate, the need for discrete urban breaks and how land uses in these breaks will be managed.
- Identify transport networks and options for investigation, such as future railway lines and stations, freight activity centres, freeways and arterial roads.
- Identify the location of open space to be retained for recreation, and/or biodiversity protection and/or flood risk reduction purposes guided and directed by regional biodiversity conservation strategies.
- Show significant waterways as opportunities for creating linear trails, along with areas required to be retained for biodiversity protection and/or flood risk reduction purposes.
- Identify appropriate uses for constrained areas, including quarry buffers.

Develop precinct structure plans consistent with the *Precinct Structure Planning Guidelines* (Growth Areas Authority, 2009) approved by the Minister for Planning to:

- Establish a sense of place and community.
- Create greater housing choice, diversity and affordable places to live.
- Create highly accessible and vibrant activity centres.
- Provide for local employment and business activity.

**LATROBE PLANNING SCHEME**

- Provide better transport choices.
- Respond to climate change and increase environmental sustainability.
- Deliver accessible, integrated and adaptable community infrastructure.

**Policy documents**

Consider as relevant:

- *The Victorian Transport Plan* (Victorian Government, 2008)
- Any applicable Growth Area Framework Plans (Department of Sustainability and Environment, 2006)
- *Precinct Structure Planning Guidelines* (Growth Areas Authority, 2009)
- *Ministerial Direction No. 12 – Urban Growth Areas*

## LATROBE PLANNING SCHEME

**11.03-2L Morwell to Traralgon Structure Plan**

---/---  
Proposed C122latr

**Policy application**

This policy applies to the land identified on the Morwell to Traralgon Structure Plan (MTTSP) in this clause.

**Strategies**

Encourage the relocation of the Traralgon Golf Course (MTTSP Area 2) and its development for residential purposes.

Encourage residential development in MTTSP Area 3 that protects the operations of Latrobe Regional Airport.

Support retirement village, aged care and higher density residential developments in MTTSP Area 8 near the Latrobe Regional Hospital.

Encourage employment intensive businesses, once land is rezoned, that are associated with health and aeronautics in MTTSP Area 4.

Encourage the development of a Local Activity Centre near the intersection of Princes Highway and Airfield Road that includes an area of public open space close to the Latrobe Regional Hospital.

Encourage the development of a Neighbourhood Activity Centre adjoining the intersection of Bradford Drive and Princes Highway only if it:

- Achieves a standalone catchment area.
- Minimises the economic impacts on other activity centres.

Discourage further expansion of the existing area used for car sales along Princes Highway (MTTSP Area 5).

Provide a landscaped buffer along the western and eastern edges of the industrial precinct in MTTSP Area 6.

Encourage development of a green movement corridor along Old Melbourne Road and the Coopers Road Reserve that incorporates pedestrian and cycle pathways, sections of the proposed Traralgon–Morwell shared path and important areas of native vegetation.

Encourage creation of an open space corridor through MTTSP Areas 1, 3 and 7 and 9 along the waterway.

**Policy guideline**

Consider as relevant:

- Encouraging incremental growth on land within 200 metres of the Neighbourhood Activity Centre once Farming zoned land has been rezoned to residential use.

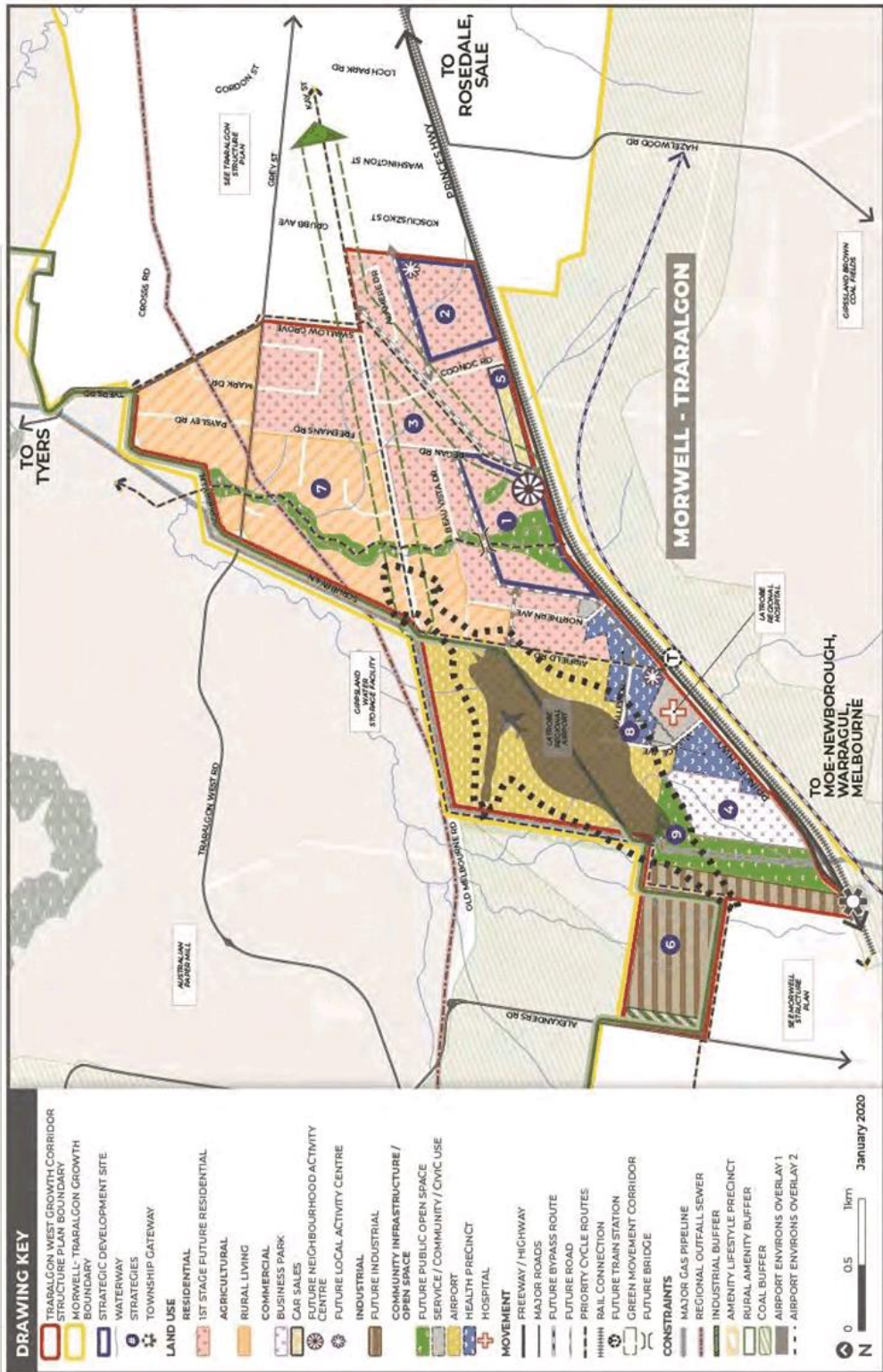
**Policy documents**

Consider as relevant:

- *Traralgon Growth Area Framework* (Hansen Partnership, 2013)
- *Morwell to Traralgon Employment Corridor Precinct Masterplan* (Urban Enterprise, 2020)
- *Latrobe Regional Airport Master Plan 2015* (Updated 2019) (Rhebein Airport Consulting, 2019)

LATROBE PLANNING SCHEME

Morwell to Traralgon Structure Plan (MTTSP)



## LATROBE PLANNING SCHEME

**11.03-3S**31/07/2018  
VC148**Peri-urban areas****Objective**

To manage growth in peri-urban areas to protect and enhance their identified valued attributes.

**Strategies**

Identify and protect areas that are strategically important for the environment, biodiversity, landscape, open space, water, agriculture, energy, recreation, tourism, environment, cultural heritage, infrastructure, extractive and other natural resources.

Provide for development in established settlements that have capacity for growth having regard to complex ecosystems, landscapes, agricultural and recreational activities including in Warragul-Drouin, Bacchus Marsh, Torquay-Jan Juc, Gisborne, Kyneton, Wonthaggi, Kilmore, Broadford, Seymour and Ballan and other towns identified by Regional Growth Plans as having potential for growth.

Establish growth boundaries for peri-urban towns to avoid urban sprawl and protect agricultural land and environmental assets.

Enhance the character, identity, attractiveness and amenity of peri-urban towns.

Prevent dispersed settlement and provide for non-urban breaks between urban areas.

Ensure development is linked to the timely and viable provision of physical and social infrastructure.

Improve connections to regional and metropolitan transport services.

## LATROBE PLANNING SCHEME

**11.03-4S**31/07/2018  
VC148**Coastal settlement****Objective**

To plan for sustainable coastal development.

**Strategies**

Plan and manage coastal population growth and increased visitation so that impacts do not cause unsustainable use of coastal resources.

Support a network of diverse coastal settlements that provide for a broad range of housing types, economic opportunities and services.

Encourage urban renewal and redevelopment opportunities in existing settlements to reduce the demand for urban sprawl.

Identify a clear settlement boundary around coastal settlements to ensure that growth in coastal areas is planned and coastal values are protected. Where no settlement boundary is identified, the extent of a settlement is defined by the extent of existing urban zoned land and any land identified on a plan in the planning scheme for future urban settlement.

Direct new residential and other urban development and infrastructure to locations within defined settlement boundaries of existing settlements that are capable of accommodating growth.

Support the sustainable management of growth around coastal, estuary and marine assets to protect environmental values, and to achieve regional economic and community benefits.

Avoid linear urban sprawl along the coastal edge and ribbon development in rural landscapes.

Protect areas between settlements for non-urban use.

Avoid development on ridgelines, primary coastal dune systems and low lying coastal areas.

Encourage the restructure of old and inappropriate subdivisions to reduce development impacts on the environment.

Ensure a sustainable water supply, stormwater and sewerage treatment for all development.

Minimise the quantity and enhance the quality of stormwater discharge from new development into the ocean, bays and estuaries.

**Policy documents**

Consider as relevant:

- *Victorian Coastal Strategy* (Victorian Coastal Council, 2014)
- *G21 Regional Growth Plan* (Geelong Region Alliance, 2013)
- *Gippsland Regional Growth Plan* (Victorian Government, 2014)
- *Great South Coast Regional Growth Plan* (Victorian Government, 2014)

## LATROBE PLANNING SCHEME

**11.03-5S**31/07/2018  
VC148**Distinctive areas and landscapes****Objective**

To protect and enhance the valued attributes of identified distinctive areas and landscapes.

**Strategies**

Recognise the significant geographic and physical features of these areas.

Recognise the important role these areas play in the state as tourist destinations.

Protect the identified key values and activities of these areas.

Support use and development where it enhances the valued characteristics of these areas.

Avoid use and development that could undermine the long-term natural or non-urban use of land in these areas.

Protect areas that are important for food production.

Develop Localised Planning Statements for the Bellarine Peninsula, Macedon Ranges, Mornington Peninsula and the Yarra Valley and Dandenong Ranges.

**Policy documents**

Consider as relevant:

- *Bellarine Peninsula Localised Planning Statement* (Victorian Government, 2015)
- *Mornington Peninsula Localised Planning Statement* (Victorian Government, 2014)
- *Yarra Ranges Localised Planning Statement* (Victorian Government, 2017)



## LATROBE PLANNING SCHEME

**11.03-6S**

31/07/2018  
VC148

**Regional and local places****Objective**

To facilitate integrated place-based planning.

**Strategies**

Integrate relevant planning considerations to provide specific direction for the planning of sites, places, neighbourhoods and towns.

Consider the distinctive characteristics and needs of regional and local places in planning for future land use and development.

LATROBE PLANNING SCHEME

**12.01**  
31/07/2018  
VC148

**BIODIVERSITY**

## LATROBE PLANNING SCHEME

**12.01-1S**31/07/2018  
VC148**Protection of biodiversity****Objective**

To assist the protection and conservation of Victoria's biodiversity.

**Strategies**

Use biodiversity information to identify important areas of biodiversity, including key habitat for rare or threatened species and communities, and strategically valuable biodiversity sites.

Strategically plan for the protection and conservation of Victoria's important areas of biodiversity.

Ensure that decision making takes into account the impacts of land use and development on Victoria's biodiversity, including consideration of:

- Cumulative impacts.
- Fragmentation of habitat.
- The spread of pest plants, animals and pathogens into natural ecosystems.

Avoid impacts of land use and development on important areas of biodiversity.

Consider impacts of any change in land use or development that may affect the biodiversity value of national parks and conservation reserves or nationally and internationally significant sites; including wetlands and wetland wildlife habitat designated under the Convention on Wetlands of International Importance (the Ramsar Convention) and sites utilised by species listed under the Japan-Australia Migratory Birds Agreement (JAMBA), the China-Australia Migratory Birds Agreement (CAMBA), or the Republic of Korea-Australia Migratory Bird Agreement (ROKAMBA).

Assist in the identification, protection and management of important areas of biodiversity.

Assist in the establishment, protection and re-establishment of links between important areas of biodiversity, including through a network of green spaces and large-scale native vegetation corridor projects.

**Policy guidelines**

Consider as relevant:

- State biodiversity information maintained by the Department of Environment, Land, Water and Planning.

**Policy documents**

Consider as relevant:

- *Protecting Victoria's Environment – Biodiversity 2037* (Department of Environment, Land, Water and Planning, 2017)
- *Guidelines for the removal, destruction or lopping of native vegetation* (Department of Environment, Land, Water and Planning, 2017)
- Any applicable biodiversity strategies, including the relevant Regional Catchment Strategy (prepared under Part 4 of the *Catchment and Land Protection Act 1994*)

## LATROBE PLANNING SCHEME

**12.01-1L Protection of biodiversity**

---/---  
Proposed C122latr

**Strategies**

Adopt the precautionary principle where there are threats of environmental damage, such as damage or destruction of habitat.

Protect habitats that contain indigenous flora and fauna, particularly where those species are threatened.

Ensure that the enhancement of biodiversity outcomes does not pose an unacceptable increase in bushfire risk to community and infrastructure.

Facilitate the creation of a biolink from the Strzelecki Ranges bioregion to the Southern Fall bioregion, as shown on the Rural Framework Plan in Clause 02.04.

Protect the environmental features and habitat values of the Boolarra-Mirboo North Rail Trail (Areas 2, 3 & 4 of the Boolarra Town Structure Plan in Clause 11.01-1L).

Protect roadside vegetation, especially in the Strzelecki Ranges from Boolarra to Gormandale, that provides linkages between public and private remnant native vegetation.

Retain native vegetation on roadsides, waterways and public and private land to facilitate healthy habitats to improve biodiversity.

**Policy guideline**

Consider as relevant:

- Encouraging rural landholders to pursue a target of 30 per cent of native vegetation coverage across their properties and the landscape as a critical threshold for biodiversity conservation, particularly within the Strzelecki – Alpine bio-link.

## LATROBE PLANNING SCHEME

**12.01-2S**31/07/2018  
VC148**Native vegetation management****Objective**

To ensure that there is no net loss to biodiversity as a result of the removal, destruction or lopping of native vegetation.

**Strategies**

Ensure decisions that involve, or will lead to, the removal, destruction or lopping of native vegetation, apply the three-step approach in accordance with the *Guidelines for the removal, destruction or lopping of native vegetation* (Department of Environment, Land, Water and Planning, 2017):

- Avoid the removal, destruction or lopping of native vegetation.
- Minimise impacts from the removal, destruction or lopping of native vegetation that cannot be avoided.
- Provide an offset to compensate for the biodiversity impact from the removal, destruction or lopping of native vegetation.

**Policy guidelines**

Consider as relevant:

- State biodiversity information maintained by the Department of Environment, Land, Water and Planning.

**Policy documents**

Consider as relevant:

- *Guidelines for the removal, destruction or lopping of native vegetation* (Department of Environment, Land, Water and Planning, 2017)
- *Assessor's handbook – applications to remove, destroy or lop native vegetation* (Department of Environment, Land, Water and Planning, 2017)

LATROBE PLANNING SCHEME

**12.01**  
31/07/2018  
VC148

**BIODIVERSITY**

## LATROBE PLANNING SCHEME

**12.01-1S**31/07/2018  
VC148**Protection of biodiversity****Objective**

To assist the protection and conservation of Victoria's biodiversity.

**Strategies**

Use biodiversity information to identify important areas of biodiversity, including key habitat for rare or threatened species and communities, and strategically valuable biodiversity sites.

Strategically plan for the protection and conservation of Victoria's important areas of biodiversity.

Ensure that decision making takes into account the impacts of land use and development on Victoria's biodiversity, including consideration of:

- Cumulative impacts.
- Fragmentation of habitat.
- The spread of pest plants, animals and pathogens into natural ecosystems.

Avoid impacts of land use and development on important areas of biodiversity.

Consider impacts of any change in land use or development that may affect the biodiversity value of national parks and conservation reserves or nationally and internationally significant sites; including wetlands and wetland wildlife habitat designated under the Convention on Wetlands of International Importance (the Ramsar Convention) and sites utilised by species listed under the Japan-Australia Migratory Birds Agreement (JAMBA), the China-Australia Migratory Birds Agreement (CAMBA), or the Republic of Korea-Australia Migratory Bird Agreement (ROKAMBA).

Assist in the identification, protection and management of important areas of biodiversity.

Assist in the establishment, protection and re-establishment of links between important areas of biodiversity, including through a network of green spaces and large-scale native vegetation corridor projects.

**Policy guidelines**

Consider as relevant:

- State biodiversity information maintained by the Department of Environment, Land, Water and Planning.

**Policy documents**

Consider as relevant:

- *Protecting Victoria's Environment – Biodiversity 2037* (Department of Environment, Land, Water and Planning, 2017)
- *Guidelines for the removal, destruction or lopping of native vegetation* (Department of Environment, Land, Water and Planning, 2017)
- Any applicable biodiversity strategies, including the relevant Regional Catchment Strategy (prepared under Part 4 of the *Catchment and Land Protection Act 1994*)

## LATROBE PLANNING SCHEME

**12.01-1L Protection of biodiversity**

---/---  
Proposed C122latr

**Strategies**

Adopt the precautionary principle where there are threats of environmental damage, such as damage or destruction of habitat.

Protect habitats that contain indigenous flora and fauna, particularly where those species are threatened.

Ensure that the enhancement of biodiversity outcomes does not pose an unacceptable increase in bushfire risk to community and infrastructure.

Facilitate the creation of a biolink from the Strzelecki Ranges bioregion to the Southern Fall bioregion, as shown on the Rural Framework Plan in Clause 02.04.

Protect the environmental features and habitat values of the Boolarra-Mirboo North Rail Trail (Areas 2, 3 & 4 of the Boolarra Town Structure Plan in Clause 11.01-1L).

Protect roadside vegetation, especially in the Strzelecki Ranges from Boolarra to Gormandale, that provides linkages between public and private remnant native vegetation.

Retain native vegetation on roadsides, waterways and public and private land to facilitate healthy habitats to improve biodiversity.

**Policy guideline**

Consider as relevant:

- Encouraging rural landholders to pursue a target of 30 per cent of native vegetation coverage across their properties and the landscape as a critical threshold for biodiversity conservation, particularly within the Strzelecki – Alpine bio-link.



## LATROBE PLANNING SCHEME

**12.01-2S**31/07/2018  
VC148**Native vegetation management****Objective**

To ensure that there is no net loss to biodiversity as a result of the removal, destruction or lopping of native vegetation.

**Strategies**

Ensure decisions that involve, or will lead to, the removal, destruction or lopping of native vegetation, apply the three-step approach in accordance with the *Guidelines for the removal, destruction or lopping of native vegetation* (Department of Environment, Land, Water and Planning, 2017):

- Avoid the removal, destruction or lopping of native vegetation.
- Minimise impacts from the removal, destruction or lopping of native vegetation that cannot be avoided.
- Provide an offset to compensate for the biodiversity impact from the removal, destruction or lopping of native vegetation.

**Policy guidelines**

Consider as relevant:

- State biodiversity information maintained by the Department of Environment, Land, Water and Planning.

**Policy documents**

Consider as relevant:

- *Guidelines for the removal, destruction or lopping of native vegetation* (Department of Environment, Land, Water and Planning, 2017)
- *Assessor's handbook – applications to remove, destroy or lop native vegetation* (Department of Environment, Land, Water and Planning, 2017)

LATROBE PLANNING SCHEME

**13.02**  
31/07/2018  
VC148

**BUSHFIRE**

## LATROBE PLANNING SCHEME

**13.02-1S**31/07/2018  
VC148**Bushfire planning****Policy application**

This policy must be applied to all planning and decision making under the *Planning and Environment Act 1987* relating to land that is:

- Within a designated bushfire prone area;
- Subject to a Bushfire Management Overlay; or
- Proposed to be used or developed in a way that may create a bushfire hazard.

**Objective**

To strengthen the resilience of settlements and communities to bushfire through risk-based planning that prioritises the protection of human life.

**Strategies****Protection of human life**

Give priority to the protection of human life by:

- Prioritising the protection of human life over all other policy considerations.
- Directing population growth and development to low risk locations and ensuring the availability of, and safe access to, areas where human life can be better protected from the effects of bushfire.
- Reducing the vulnerability of communities to bushfire through the consideration of bushfire risk in decision making at all stages of the planning process.

**Bushfire hazard identification and assessment**

Identify bushfire hazard and undertake appropriate risk assessment by:

- Applying the best available science to identify vegetation, topographic and climatic conditions that create a bushfire hazard.
- Considering the best available information about bushfire hazard including the map of designated bushfire prone areas prepared under the *Building Act 1993* or regulations made under that Act.
- Applying the Bushfire Management Overlay to areas where the extent of vegetation can create an extreme bushfire hazard.
- Considering and assessing the bushfire hazard on the basis of:
  - Landscape conditions - meaning conditions in the landscape within 20 kilometres (and potentially up to 75 kilometres) of a site;
  - Local conditions - meaning conditions in the area within approximately 1 kilometre of a site;
  - Neighbourhood conditions - meaning conditions in the area within 400 metres of a site; and
  - The site for the development.
- Consulting with emergency management agencies and the relevant fire authority early in the process to receive their recommendations and implement appropriate bushfire protection measures.
- Ensuring that strategic planning documents, planning scheme amendments, planning permit applications and development plan approvals properly assess bushfire risk and include appropriate bushfire protection measures.
- Not approving development where a landowner or proponent has not satisfactorily demonstrated that the relevant policies have been addressed, performance measures satisfied or bushfire protection measures can be adequately implemented.

**LATROBE PLANNING SCHEME****Settlement planning**

Plan to strengthen the resilience of settlements and communities and prioritise protection of human life by:

- Directing population growth and development to low risk locations, being those locations assessed as having a radiant heat flux of less than 12.5 kilowatts/square metre under *AS 3959-2009 Construction of Buildings in Bushfire-prone Areas* (Standards Australia, 2009).
- Ensuring the availability of, and safe access to, areas assessed as a BAL-LOW rating under *AS 3959-2009 Construction of Buildings in Bushfire-prone Areas* (Standards Australia, 2009) where human life can be better protected from the effects of bushfire.
- Ensuring the bushfire risk to existing and future residents, property and community infrastructure will not increase as a result of future land use and development.
- Achieving no net increase in risk to existing and future residents, property and community infrastructure, through the implementation of bushfire protection measures and where possible reducing bushfire risk overall.
- Assessing and addressing the bushfire hazard posed to the settlement and the likely bushfire behaviour it will produce at a landscape, settlement, local, neighbourhood and site scale, including the potential for neighbourhood-scale destruction.
- Assessing alternative low risk locations for settlement growth on a regional, municipal, settlement, local and neighbourhood basis.
- Not approving any strategic planning document, local planning policy, or planning scheme amendment that will result in the introduction or intensification of development in an area that has, or will on completion have, more than a BAL-12.5 rating under *AS 3959-2009 Construction of Buildings in Bushfire-prone Areas* (Standards Australia, 2009).

**Areas of biodiversity conservation value**

Ensure settlement growth and development approvals can implement bushfire protection measures without unacceptable biodiversity impacts by discouraging settlement growth and development in bushfire affected areas that are important areas of biodiversity.

**Use and development control in a Bushfire Prone Area**

In a bushfire prone area designated in accordance with regulations made under the *Building Act 1993*, bushfire risk should be considered when assessing planning applications for the following uses and development:

- Subdivisions of more than 10 lots.
- Accommodation.
- Child care centre.
- Education centre.
- Emergency services facility.
- Hospital.
- Indoor recreation facility.
- Major sports and recreation facility.
- Place of assembly.
- Any application for development that will result in people congregating in large numbers.

When assessing a planning permit application for the above uses and development:

- Consider the risk of bushfire to people, property and community infrastructure.

**LATROBE PLANNING SCHEME**

- Require the implementation of appropriate bushfire protection measures to address the identified bushfire risk.
- Ensure new development can implement bushfire protection measures without unacceptable biodiversity impacts.

**Policy guidelines**

Consider as relevant:

- Any applicable approved state, regional and municipal fire prevention plan.

**Policy documents**

Consider as relevant:

- *AS 3959-2009 Construction of Buildings in Bushfire-prone Areas* (Standards Australia, 2009)
- *Building in bushfire-prone areas - CSIRO & Standards Australia* (SAA HB36-1993, 1993)
- Any bushfire prone area map prepared under the *Building Act 1993* or regulations made under that Act

## LATROBE PLANNING SCHEME

**13.02-1L Planning in the Bushfire Management Overlay**

---  
Proposed C122latr

**Policy application**

This policy applies to all land affected by the Bushfire Management Overlay.

**Strategy**

Set back development in the Farming Zone Schedule 2 from any bushfire hazard to achieve a BAL construction standard no higher than BAL-29, unless there are significant siting constraints.

**Policy document**

Consider as relevant:

- *Latrobe City Municipal Fire Management Plan 2018* (Latrobe City Council, 2018)

**13.02-1L Bushfire prone areas**

---  
Proposed C122latr

**Policy application**

This policy applies to all land in a designated Bushfire Prone Area as outlined in the *Building Regulations 2006*, that is not already covered by a Bushfire Management Overlay.

**Strategies**

Ensure that development, subdivision and uses identified in Clause 13.02-1S (Use and development control in a Bushfire Prone Area) incorporate measures to mitigate bushfire risk, including:

- For subdivisions of more than 10 lots, a lot layout that responds to the risk and incorporates a perimeter road and two ways in and out of the development.
- A construction standard no higher than BAL-29 unless there are significant siting constraints, with commensurate vegetation management for defensible space.
- A reliable water supply for property protection and fire fighting.
- Adequate access for emergency management vehicles.
- A Bushfire Emergency Management Plan (BEMP), including triggers for closure or restricted operation on days of elevated fire danger.

**Policy guidelines**

Consider as relevant:

- For a subdivision or dwelling within a Bushfire Prone Area that is in a Farming Zone, a section 173 agreement pursuant to *Planning and Environment Act 1987* to ensure ongoing maintenance of defensible space and other bushfire protection measures for bushfire risk mitigation.
- Limiting hours of operation, including maximum daily visitors for tourism development in the Farming Zone Schedule 1 or 2 to minimise bushfire risk.
- The views of the Country Fire Authority on whether an application for tourism accommodation in the Farming Zone Schedule 1 or 2 (other than a dwelling or dependent persons unit) reduces bushfire risk to an acceptable level.

**Policy document**

Consider as relevant:

- *Latrobe City Municipal Fire Management Plan 2018* (Latrobe City Council, 2018)

LATROBE PLANNING SCHEME

**13.02**  
31/07/2018  
VC148

**BUSHFIRE**

## LATROBE PLANNING SCHEME

**13.02-1S**31/07/2018  
VC148**Bushfire planning****Policy application**

This policy must be applied to all planning and decision making under the *Planning and Environment Act 1987* relating to land that is:

- Within a designated bushfire prone area;
- Subject to a Bushfire Management Overlay; or
- Proposed to be used or developed in a way that may create a bushfire hazard.

**Objective**

To strengthen the resilience of settlements and communities to bushfire through risk-based planning that prioritises the protection of human life.

**Strategies****Protection of human life**

Give priority to the protection of human life by:

- Prioritising the protection of human life over all other policy considerations.
- Directing population growth and development to low risk locations and ensuring the availability of, and safe access to, areas where human life can be better protected from the effects of bushfire.
- Reducing the vulnerability of communities to bushfire through the consideration of bushfire risk in decision making at all stages of the planning process.

**Bushfire hazard identification and assessment**

Identify bushfire hazard and undertake appropriate risk assessment by:

- Applying the best available science to identify vegetation, topographic and climatic conditions that create a bushfire hazard.
- Considering the best available information about bushfire hazard including the map of designated bushfire prone areas prepared under the *Building Act 1993* or regulations made under that Act.
- Applying the Bushfire Management Overlay to areas where the extent of vegetation can create an extreme bushfire hazard.
- Considering and assessing the bushfire hazard on the basis of:
  - Landscape conditions - meaning conditions in the landscape within 20 kilometres (and potentially up to 75 kilometres) of a site;
  - Local conditions - meaning conditions in the area within approximately 1 kilometre of a site;
  - Neighbourhood conditions - meaning conditions in the area within 400 metres of a site; and
  - The site for the development.
- Consulting with emergency management agencies and the relevant fire authority early in the process to receive their recommendations and implement appropriate bushfire protection measures.
- Ensuring that strategic planning documents, planning scheme amendments, planning permit applications and development plan approvals properly assess bushfire risk and include appropriate bushfire protection measures.
- Not approving development where a landowner or proponent has not satisfactorily demonstrated that the relevant policies have been addressed, performance measures satisfied or bushfire protection measures can be adequately implemented.



## LATROBE PLANNING SCHEME

### Settlement planning

Plan to strengthen the resilience of settlements and communities and prioritise protection of human life by:

- Directing population growth and development to low risk locations, being those locations assessed as having a radiant heat flux of less than 12.5 kilowatts/square metre under *AS 3959-2009 Construction of Buildings in Bushfire-prone Areas* (Standards Australia, 2009).
- Ensuring the availability of, and safe access to, areas assessed as a BAL-LOW rating under *AS 3959-2009 Construction of Buildings in Bushfire-prone Areas* (Standards Australia, 2009) where human life can be better protected from the effects of bushfire.
- Ensuring the bushfire risk to existing and future residents, property and community infrastructure will not increase as a result of future land use and development.
- Achieving no net increase in risk to existing and future residents, property and community infrastructure, through the implementation of bushfire protection measures and where possible reducing bushfire risk overall.
- Assessing and addressing the bushfire hazard posed to the settlement and the likely bushfire behaviour it will produce at a landscape, settlement, local, neighbourhood and site scale, including the potential for neighbourhood-scale destruction.
- Assessing alternative low risk locations for settlement growth on a regional, municipal, settlement, local and neighbourhood basis.
- Not approving any strategic planning document, local planning policy, or planning scheme amendment that will result in the introduction or intensification of development in an area that has, or will on completion have, more than a BAL-12.5 rating under *AS 3959-2009 Construction of Buildings in Bushfire-prone Areas* (Standards Australia, 2009).

### Areas of biodiversity conservation value

Ensure settlement growth and development approvals can implement bushfire protection measures without unacceptable biodiversity impacts by discouraging settlement growth and development in bushfire affected areas that are important areas of biodiversity.

### Use and development control in a Bushfire Prone Area

In a bushfire prone area designated in accordance with regulations made under the *Building Act 1993*, bushfire risk should be considered when assessing planning applications for the following uses and development:

- Subdivisions of more than 10 lots.
- Accommodation.
- Child care centre.
- Education centre.
- Emergency services facility.
- Hospital.
- Indoor recreation facility.
- Major sports and recreation facility.
- Place of assembly.
- Any application for development that will result in people congregating in large numbers.

When assessing a planning permit application for the above uses and development:

- Consider the risk of bushfire to people, property and community infrastructure.

**LATROBE PLANNING SCHEME**

- Require the implementation of appropriate bushfire protection measures to address the identified bushfire risk.
- Ensure new development can implement bushfire protection measures without unacceptable biodiversity impacts.

**Policy guidelines**

Consider as relevant:

- Any applicable approved state, regional and municipal fire prevention plan.

**Policy documents**

Consider as relevant:

- *AS 3959-2009 Construction of Buildings in Bushfire-prone Areas* (Standards Australia, 2009)
- *Building in bushfire-prone areas - CSIRO & Standards Australia* (SAA HB36-1993, 1993)
- Any bushfire prone area map prepared under the *Building Act 1993* or regulations made under that Act

## LATROBE PLANNING SCHEME

**13.02-1L Planning in the Bushfire Management Overlay**

---  
Proposed C122latr

**Policy application**

This policy applies to all land affected by the Bushfire Management Overlay.

**Strategy**

Set back development in the Farming Zone Schedule 2 from any bushfire hazard to achieve a BAL construction standard no higher than BAL-29, unless there are significant siting constraints.

**Policy document**

Consider as relevant:

- *Latrobe City Municipal Fire Management Plan 2018* (Latrobe City Council, 2018)

**13.02-1L Bushfire prone areas**

---  
Proposed C122latr

**Policy application**

This policy applies to all land in a designated Bushfire Prone Area as outlined in the *Building Regulations 2006*, that is not already covered by a Bushfire Management Overlay.

**Strategies**

Ensure that development, subdivision and uses identified in Clause 13.02-1S (Use and development control in a Bushfire Prone Area) incorporate measures to mitigate bushfire risk, including:

- For subdivisions of more than 10 lots, a lot layout that responds to the risk and incorporates a perimeter road and two ways in and out of the development.
- A construction standard no higher than BAL-29 unless there are significant siting constraints, with commensurate vegetation management for defensible space.
- A reliable water supply for property protection and fire fighting.
- Adequate access for emergency management vehicles.
- A Bushfire Emergency Management Plan (BEMP), including triggers for closure or restricted operation on days of elevated fire danger.

**Policy guidelines**

Consider as relevant:

- For a subdivision or dwelling within a Bushfire Prone Area that is in a Farming Zone, a section 173 agreement pursuant to *Planning and Environment Act 1987* to ensure ongoing maintenance of defensible space and other bushfire protection measures for bushfire risk mitigation.
- Limiting hours of operation, including maximum daily visitors for tourism development in the Farming Zone Schedule 1 or 2 to minimise bushfire risk.
- The views of the Country Fire Authority on whether an application for tourism accommodation in the Farming Zone Schedule 1 or 2 (other than a dwelling or dependent persons unit) reduces bushfire risk to an acceptable level.

**Policy document**

Consider as relevant:

- *Latrobe City Municipal Fire Management Plan 2018* (Latrobe City Council, 2018)

LATROBE PLANNING SCHEME

**13.07**  
26/05/2020  
VC175

**AMENITY, HUMAN HEALTH AND SAFETY**

## LATROBE PLANNING SCHEME

**13.07-1S**26/05/2020  
VC175**Land use compatibility****Objective**

To protect community amenity, human health and safety while facilitating appropriate commercial, industrial, infrastructure or other uses with potential adverse off-site impacts.

**Strategies**

- Ensure that use or development of land is compatible with adjoining and nearby land uses.
- Avoid locating incompatible uses in areas that may be impacted by adverse off-site impacts from commercial, industrial and other uses.
- Avoid or otherwise minimise adverse off-site impacts from commercial, industrial and other uses through land use separation, siting, building design and operational measures.
- Protect existing commercial, industrial and other uses from encroachment by use or development that would compromise the ability of those uses to function safely and effectively.

**Policy documents**

Consider as relevant:

*Recommended separation distances for industrial residual air emissions* (Environment Protection Authority, 2013).

## LATROBE PLANNING SCHEME

**13.07-1L**

Proposed C122latr

**Land use compatibility****General strategies**

Discourage subdivision or the rezoning of Farming Zone and Rural Living Zone land within:

- The Amenity Lifestyle Precinct (Area 7 of the Morwell to Traralgon Structure Plan in Clause 11.03-2L and Area 11 of the Morwell Town Structure Plan in Clause 11.01-1L) due to its proximity to the Australian Paper Mill.
- The Amenity Lifestyle Investigation Area (Area 3 of the Tyers Town Structure Plan in Clause 11.01-1L).

Encourage industrial uses that have limited off-site amenity impacts and other compatible uses as a buffer between residential areas and more intensive industrial uses.

**Gippsland Water assets strategies**

Discourage development that would encroach on the easement for the Gippsland Water Regional Outfall Sewer.

Locate use and development that mitigates interface amenity issues with sensitive uses around Gippsland Water's emergency storage facilities.

## LATROBE PLANNING SCHEME

**13.07-2S**26/10/2018  
VC152**Major hazard facilities****Objective**

To minimise the potential for human and property exposure to risk from incidents that may occur at a major hazard facility and to ensure the ongoing viability of major hazard facilities.

**Strategies**

Ensure major hazard facilities are sited, designed and operated to minimise risk to surrounding communities and the environment.

Consider the risks associated with increasing the intensity of use and development within the threshold distance of an existing major hazard facility.

Apply appropriate threshold distances from sensitive land uses for new major hazard facilities and between major hazard facilities.

Protect registered or licenced major hazard facilities as defined under Regulation 5 of the Occupational Health and Safety Regulations 2017 from encroachment of sensitive land uses.

LATROBE PLANNING SCHEME

**13.07**  
26/05/2020  
VC175

**AMENITY, HUMAN HEALTH AND SAFETY**



## LATROBE PLANNING SCHEME

**13.07-1S**26/05/2020  
VC175**Land use compatibility****Objective**

To protect community amenity, human health and safety while facilitating appropriate commercial, industrial, infrastructure or other uses with potential adverse off-site impacts.

**Strategies**

- Ensure that use or development of land is compatible with adjoining and nearby land uses.
- Avoid locating incompatible uses in areas that may be impacted by adverse off-site impacts from commercial, industrial and other uses.
- Avoid or otherwise minimise adverse off-site impacts from commercial, industrial and other uses through land use separation, siting, building design and operational measures.
- Protect existing commercial, industrial and other uses from encroachment by use or development that would compromise the ability of those uses to function safely and effectively.

**Policy documents**

Consider as relevant:

*Recommended separation distances for industrial residual air emissions* (Environment Protection Authority, 2013).

## LATROBE PLANNING SCHEME

**13.07-1L**

-----  
Proposed C122latr

**Land use compatibility****General strategies**

Discourage subdivision or the rezoning of Farming Zone and Rural Living Zone land within:

- The Amenity Lifestyle Precinct (Area 7 of the Morwell to Traralgon Structure Plan in Clause 11.03-2L and Area 11 of the Morwell Town Structure Plan in Clause 11.01-1L) due to its proximity to the Australian Paper Mill.
- The Amenity Lifestyle Investigation Area (Area 3 of the Tyers Town Structure Plan in Clause 11.01-1L).

Encourage industrial uses that have limited off-site amenity impacts and other compatible uses as a buffer between residential areas and more intensive industrial uses.

**Gippsland Water assets strategies**

Discourage development that would encroach on the easement for the Gippsland Water Regional Outfall Sewer.

Locate use and development that mitigates interface amenity issues with sensitive uses around Gippsland Water's emergency storage facilities.

## LATROBE PLANNING SCHEME

**13.07-2S**26/10/2018  
VC152**Major hazard facilities****Objective**

To minimise the potential for human and property exposure to risk from incidents that may occur at a major hazard facility and to ensure the ongoing viability of major hazard facilities.

**Strategies**

Ensure major hazard facilities are sited, designed and operated to minimise risk to surrounding communities and the environment.

Consider the risks associated with increasing the intensity of use and development within the threshold distance of an existing major hazard facility.

Apply appropriate threshold distances from sensitive land uses for new major hazard facilities and between major hazard facilities.

Protect registered or licenced major hazard facilities as defined under Regulation 5 of the Occupational Health and Safety Regulations 2017 from encroachment of sensitive land uses.

LATROBE PLANNING SCHEME

**14.01**  
31/07/2018  
VC148

**AGRICULTURE**

## LATROBE PLANNING SCHEME

**14.01-1S**31/07/2018  
VC148**Protection of agricultural land****Objective**

To protect the state's agricultural base by preserving productive farmland.

**Strategies**

Identify areas of productive agricultural land, including land for primary production and intensive agriculture.

Consider state, regional and local, issues and characteristics when assessing agricultural quality and productivity.

Avoid permanent removal of productive agricultural land from the state's agricultural base without consideration of the economic importance of the land for the agricultural production and processing sectors.

Protect productive farmland that is of strategic significance in the local or regional context.

Protect productive agricultural land from unplanned loss due to permanent changes in land use.

Prevent inappropriately dispersed urban activities in rural areas.

Protect strategically important agricultural and primary production land from incompatible uses.

Limit new housing development in rural areas by:

- Directing housing growth into existing settlements.
- Discouraging development of isolated small lots in the rural zones from use for dwellings or other incompatible uses.
- Encouraging consolidation of existing isolated small lots in rural zones.

Identify areas of productive agricultural land by consulting with the Department of Economic Development, Jobs, Transport and Resources and using available information.

In considering a proposal to use, subdivide or develop agricultural land, consider the:

- Desirability and impacts of removing the land from primary production, given its agricultural productivity.
- Impacts on the continuation of primary production on adjacent land, with particular regard to land values and the viability of infrastructure for such production.
- Compatibility between the proposed or likely development and the existing use of the surrounding land.
- The potential impacts of land use and development on the spread of plant and animal pests from areas of known infestation into agricultural areas.
- Land capability.

Avoid the subdivision of productive agricultural land from diminishing the long-term productive capacity of the land.

Give priority to the re-structure of inappropriate subdivisions where they exist on productive agricultural land.

Balance the potential off-site effects of a use or development proposal (such as degradation of soil or water quality and land salinisation) against the benefits of the proposal.

## LATROBE PLANNING SCHEME

**14.01-1R Protection of agricultural land - Gippsland**

31/07/2018  
VC148

**Strategy**

Protect productive land and irrigation assets, including the Macalister Irrigation District, that help grow the state as an important food bowl for Australia and Asia.

## LATROBE PLANNING SCHEME

**14.01-1L**

---  
Proposed C122latr

**Protection of agricultural land****Policy application**

This policy applies to land in the Farming Zone.

**Strategies**

Discourage non-agricultural uses from locating or developing in a manner that will inhibit the expansion of farming uses.

Discourage rural subdivision of land that results in the creation of a lot below the minimum lot size as specified in the Schedule to the Farming Zone.

Discourage excisions that isolate key rural infrastructure from the remnant parcel of the land for subdivision in a Farming Zone.

Site buildings so that they do not encroach on industry buffer and separation distances, including that of as-of-right animal production land uses.

Ensure the siting of a building does not compromise the operation of nearby commercial agricultural enterprises, including its impacts on noise, odour, sight lines and infrastructure and livestock movements.

**Policy guidelines**

Consider as relevant:

- Discouraging accommodation within 100 metres of:
  - Any agricultural production infrastructure.
  - Any activity node (such as effluent ponds, stock yards etc).
  - Any intensive animal production.
- Where a parcel less than the minimum lot size is proposed to be re-subdivided or subdivided, a section 173 agreement pursuant to the *Planning and Environment Act 1987*:
  - To prevent further subdivision of the remnant parcel.
  - To prevent a further dwelling to be placed on the vacant parcel.
- Where an application proposes the creation of a lot for an existing dwelling, whether the balance lot is at least the minimum specified in the schedule to the zone.
- Whether previous lot excisions have had a cumulative impact that reduces the viability of the parent lot for agriculture or related use.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCg and Planisphere, 2019)

**14.01-1L**

---  
Proposed C122latr

**Dwelling in the Farming Zone Schedule 1****Policy application**

This policy applies to an application for a dwelling in the Farming Zone Schedule 1.

**Strategies**

Discourage dwellings not associated with the agricultural use of the land.

## LATROBE PLANNING SCHEME

Where there is an existing dwelling, discourage more than one dwelling unless the additional dwelling is required for the permanent operation, supervision or care of the agricultural use and is located on the same lot as the existing dwelling and the agricultural use.

**Policy guideline**

Consider as relevant:

- A section 173 agreement under the Act to prevent the future excision of the dwelling from the parent lot.
- Discouraging dwellings on lots less than 100 hectares in the intensive agricultural precincts as shown in the Rural Framework Plan in Clause 02.04, unless the dwelling is required in association with an agricultural use of the land.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

**14.01-1L**

---/---  
Proposed C122latr

**Dwelling in the Farming Zone Schedule 2****Policy application**

This policy applies to the use or development of a dwelling in the Farming Zone Schedule 2.

**Strategies**

Support the use and development of land for a dwelling only if:

- No detriment is likely to result to adjoining agricultural activities.
- It will result in improved land management, rehabilitation for conservation purposes, or improvements to degraded land.
- All wastewater can be retained onsite.
- Any risk from bushfire is reduced to an acceptable level and any bushfire protection measures can be implemented.

Encourage dwellings and associated development to cluster together in the landscape by having similar setbacks from road frontages.

**Policy guideline**

Consider as relevant:

- For a proposed dwelling required in association with improved land management or conservation outcome, a section 173 agreement under the Act to ensure an environmental management or rehabilitation plan is enacted in perpetuity.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

**14.01-1L**

---/---  
Proposed C122latr

**Subdivision in Farming Zone Schedule 1****Policy application**

This policy applies to an application for the subdivision of land in the Farming Zone Schedule 1.



**LATROBE PLANNING SCHEME****Strategies**

Avoid subdivisions that do not support agriculture use.

Encourage the creation of large land parcels through consolidation or re-subdivision.

Enable the excision of dwellings from existing lots only where:

- There are beneficial agricultural outcomes, such as the expansion of an existing agricultural operation.
- It is the re-subdivision of land so that the number of lots is not increased, or includes the consolidation of a number of small allotments.
- The dwelling is located close to a road.
- No detriment is likely to result to adjoining agricultural activities.

Discourage the creation of irregular shaped or small lots, including long narrow lots, 'battle-axe' or island style lots.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**14.01-2S**21/09/2018  
VC150**Sustainable agricultural land use****Objective**

To encourage sustainable agricultural land use.

**Strategies**

Ensure agricultural and productive rural land use activities are managed to maintain the long-term sustainable use and management of existing natural resources.

Support the development of innovative and sustainable approaches to agricultural and associated rural land use practices.

Support adaptation of the agricultural sector to respond to the potential risks arising from climate change.

Encourage diversification and value-adding of agriculture through effective agricultural production and processing, rural industry and farm-related retailing.

Assist genuine farming enterprises to embrace opportunities and adjust flexibly to market changes.

Support agricultural investment through the protection and enhancement of appropriate infrastructure.

Facilitate ongoing productivity and investment in high value agriculture.

Facilitate the establishment and expansion of cattle feedlots, pig farms, poultry farms and other intensive animal industries in a manner consistent with orderly and proper planning and protection of the environment.

Ensure that the use and development of land for animal keeping or training is appropriately located and does not detrimentally impact the environment, the operation of surrounding land uses and the amenity of the surrounding area.

**Policy documents**

Consider as relevant:

- *Victorian Code for Cattle Feedlots* (Department of Agriculture, Energy and Minerals, 1995)
- *Victorian Code for Broiler Farms* (Department of Primary Industries, 2009, plus 2018 amendments)
- *Apiary Code of Practice* (Department of Planning and Community Development, 2011)
- *Planning Guidelines for Land Based Aquaculture in Victoria* (Department of Primary Industries, No. 21, 2005)
- *Victorian Low Density Mobile Outdoor Poultry Farm Planning Permit Guidelines* (Department of Economic Development, Jobs, Transport and Resources, June 2018)
- *Victorian Low Density Mobile Outdoor Pig Farm Planning Permit Guidelines* (Department of Economic Development, Jobs, Transport and Resources, June 2018)

## LATROBE PLANNING SCHEME

**14.01-2L**

---/---  
Proposed C122latr

**Intensive agriculture****Policy application**

This policy applies to an application to use or develop land in the Farming Zone Schedule 1 for intensive agriculture, that is, any of the following:

- Animal husbandry, where more than 50 per cent of the animals' feed is imported from outside the enclosure.
- Horticulture, where a structure is required to modify growing conditions.
- Plant nursery, where a structure is required to modify growing conditions.

**Strategies**

Encourage separation distances to a sensitive use to be contained within property boundaries.

Encourage stormwater management that provides for nil increase in run-off from the site with the construction and subsequent operation of the intensive agriculture use.

Design and site development to minimise odour and noise impacts on neighbouring properties.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**14.01-3S**31/07/2018  
VC148**Forestry and timber production****Objective**

To facilitate the establishment, management and harvesting of plantations and the harvesting of timber from native forests.

**Strategies**

Identify areas that may be suitably used and developed for plantation timber production.

Promote the establishment of softwood and hardwood plantations on predominantly cleared land, as well as other areas that are subject to or contributing to land and water degradation.

Ensure protection of water quality and soil.

Ensure timber production in native forests is conducted in a sustainable manner.

Conduct timber production (except agroforestry, windbreaks and commercial plantations of 5 hectares or less) in accordance with the *Code of Practice for Timber Production* (Department of Environment and Primary Industries, 2014).

Ensure Victoria's greenhouse sinks are protected and enhanced by controlling land clearing, containing the growth of urban areas and supporting revegetation programs.

**Policy documents**

Consider as relevant:

- *Code of Practice for Timber Production* (Department of Environment and Primary Industries, 2014)

**14.01-3L**-of-  
Proposed C122latr**Forestry and timber production****Strategies**

Encourage environmentally sustainable timber production.

Encourage timber processing and value-adding industries to expand and support the timber industry.

Encourage expansion of plantation forestry opportunities including within the proposed Strzelecki-Alpine Biolink.

Avoid non-agricultural uses from locating or developing in a manner that will inhibit the expansion or operation of forestry uses.

Ensure timber production complements the orderly development of the coal resource.

LATROBE PLANNING SCHEME

**14.01**  
31/07/2018  
VC148

**AGRICULTURE**

## LATROBE PLANNING SCHEME

**14.01-1S**31/07/2018  
VC148**Protection of agricultural land****Objective**

To protect the state's agricultural base by preserving productive farmland.

**Strategies**

Identify areas of productive agricultural land, including land for primary production and intensive agriculture.

Consider state, regional and local, issues and characteristics when assessing agricultural quality and productivity.

Avoid permanent removal of productive agricultural land from the state's agricultural base without consideration of the economic importance of the land for the agricultural production and processing sectors.

Protect productive farmland that is of strategic significance in the local or regional context.

Protect productive agricultural land from unplanned loss due to permanent changes in land use.

Prevent inappropriately dispersed urban activities in rural areas.

Protect strategically important agricultural and primary production land from incompatible uses.

Limit new housing development in rural areas by:

- Directing housing growth into existing settlements.
- Discouraging development of isolated small lots in the rural zones from use for dwellings or other incompatible uses.
- Encouraging consolidation of existing isolated small lots in rural zones.

Identify areas of productive agricultural land by consulting with the Department of Economic Development, Jobs, Transport and Resources and using available information.

In considering a proposal to use, subdivide or develop agricultural land, consider the:

- Desirability and impacts of removing the land from primary production, given its agricultural productivity.
- Impacts on the continuation of primary production on adjacent land, with particular regard to land values and the viability of infrastructure for such production.
- Compatibility between the proposed or likely development and the existing use of the surrounding land.
- The potential impacts of land use and development on the spread of plant and animal pests from areas of known infestation into agricultural areas.
- Land capability.

Avoid the subdivision of productive agricultural land from diminishing the long-term productive capacity of the land.

Give priority to the re-structure of inappropriate subdivisions where they exist on productive agricultural land.

Balance the potential off-site effects of a use or development proposal (such as degradation of soil or water quality and land salinisation) against the benefits of the proposal.

## LATROBE PLANNING SCHEME

**14.01-1R Protection of agricultural land - Gippsland**

31/07/2018  
VC148

**Strategy**

Protect productive land and irrigation assets, including the Macalister Irrigation District, that help grow the state as an important food bowl for Australia and Asia.

## LATROBE PLANNING SCHEME

**14.01-1L Protection of agricultural land**

--/--/-----  
Proposed C122latr

**Policy application**

This policy applies to land in the Farming Zone.

**Strategies**

Discourage non-agricultural uses from locating or developing in a manner that will inhibit the expansion of farming uses.

Discourage rural subdivision of land that results in the creation of a lot below the minimum lot size as specified in the Schedule to the Farming Zone.

Discourage excisions that isolate key rural infrastructure from the remnant parcel of the land for subdivision in a Farming Zone.

Site buildings so that they do not encroach on industry buffer and separation distances, including that of as-of-right animal production land uses.

Ensure the siting of a building does not compromise the operation of nearby commercial agricultural enterprises, including its impacts on noise, odour, sight lines and infrastructure and livestock movements.

**Policy guidelines**

Consider as relevant:

- Discouraging accommodation within 100 metres of:
  - Any agricultural production infrastructure.
  - Any activity node (such as effluent ponds, stock yards etc).
  - Any intensive animal production.
- Where a parcel less than the minimum lot size is proposed to be re-subdivided or subdivided, a section 173 agreement pursuant to the *Planning and Environment Act 1987*:
  - To prevent further subdivision of the remnant parcel.
  - To prevent a further dwelling to be placed on the vacant parcel.
- Where an application proposes the creation of a lot for an existing dwelling, whether the balance lot is at least the minimum specified in the schedule to the zone.
- Whether previous lot excisions have had a cumulative impact that reduces the viability of the parent lot for agriculture or related use.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCg and Planisphere, 2019)

**14.01-1L Dwelling in the Farming Zone Schedule 1**

--/--/-----  
Proposed C122latr

**Policy application**

This policy applies to an application for a dwelling in the Farming Zone Schedule 1.

**Strategies**

Discourage dwellings not associated with the agricultural use of the land.



## LATROBE PLANNING SCHEME

Where there is an existing dwelling, discourage more than one dwelling unless the additional dwelling is required for the permanent operation, supervision or care of the agricultural use and is located on the same lot as the existing dwelling and the agricultural use.

**Policy guideline**

Consider as relevant:

- A section 173 agreement under the Act to prevent the future excision of the dwelling from the parent lot.
- Discouraging dwellings on lots less than 100 hectares in the intensive agricultural precincts as shown in the Rural Framework Plan in Clause 02.04, unless the dwelling is required in association with an agricultural use of the land.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

**14.01-1L Dwelling in the Farming Zone Schedule 2**

---/---  
Proposed C122latr

**Policy application**

This policy applies to the use or development of a dwelling in the Farming Zone Schedule 2.

**Strategies**

Support the use and development of land for a dwelling only if:

- No detriment is likely to result to adjoining agricultural activities.
- It will result in improved land management, rehabilitation for conservation purposes, or improvements to degraded land.
- All wastewater can be retained onsite.
- Any risk from bushfire is reduced to an acceptable level and any bushfire protection measures can be implemented.

Encourage dwellings and associated development to cluster together in the landscape by having similar setbacks from road frontages.

**Policy guideline**

Consider as relevant:

- For a proposed dwelling required in association with improved land management or conservation outcome, a section 173 agreement under the Act to ensure an environmental management or rehabilitation plan is enacted in perpetuity.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

**14.01-1L Subdivision in Farming Zone Schedule 1**

---/---  
Proposed C122latr

**Policy application**

This policy applies to an application for the subdivision of land in the Farming Zone Schedule 1.

**LATROBE PLANNING SCHEME****Strategies**

Avoid subdivisions that do not support agriculture use.

Encourage the creation of large land parcels through consolidation or re-subdivision.

Enable the excision of dwellings from existing lots only where:

- There are beneficial agricultural outcomes, such as the expansion of an existing agricultural operation.
- It is the re-subdivision of land so that the number of lots is not increased, or includes the consolidation of a number of small allotments.
- The dwelling is located close to a road.
- No detriment is likely to result to adjoining agricultural activities.

Discourage the creation of irregular shaped or small lots, including long narrow lots, 'battle-axe' or island style lots.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**14.01-2S**21/09/2018  
VC150**Sustainable agricultural land use****Objective**

To encourage sustainable agricultural land use.

**Strategies**

Ensure agricultural and productive rural land use activities are managed to maintain the long-term sustainable use and management of existing natural resources.

Support the development of innovative and sustainable approaches to agricultural and associated rural land use practices.

Support adaptation of the agricultural sector to respond to the potential risks arising from climate change.

Encourage diversification and value-adding of agriculture through effective agricultural production and processing, rural industry and farm-related retailing.

Assist genuine farming enterprises to embrace opportunities and adjust flexibly to market changes.

Support agricultural investment through the protection and enhancement of appropriate infrastructure.

Facilitate ongoing productivity and investment in high value agriculture.

Facilitate the establishment and expansion of cattle feedlots, pig farms, poultry farms and other intensive animal industries in a manner consistent with orderly and proper planning and protection of the environment.

Ensure that the use and development of land for animal keeping or training is appropriately located and does not detrimentally impact the environment, the operation of surrounding land uses and the amenity of the surrounding area.

**Policy documents**

Consider as relevant:

- *Victorian Code for Cattle Feedlots* (Department of Agriculture, Energy and Minerals, 1995)
- *Victorian Code for Broiler Farms* (Department of Primary Industries, 2009, plus 2018 amendments)
- *Apiary Code of Practice* (Department of Planning and Community Development, 2011)
- *Planning Guidelines for Land Based Aquaculture in Victoria* (Department of Primary Industries, No. 21, 2005)
- *Victorian Low Density Mobile Outdoor Poultry Farm Planning Permit Guidelines* (Department of Economic Development, Jobs, Transport and Resources, June 2018)
- *Victorian Low Density Mobile Outdoor Pig Farm Planning Permit Guidelines* (Department of Economic Development, Jobs, Transport and Resources, June 2018)

## LATROBE PLANNING SCHEME

**14.01-2L Intensive agriculture**

---/---  
Proposed C122latr

**Policy application**

This policy applies to an application to use or develop land in the Farming Zone Schedule 1 for intensive agriculture, that is, any of the following:

- Animal husbandry, where more than 50 per cent of the animals' feed is imported from outside the enclosure.
- Horticulture, where a structure is required to modify growing conditions.
- Plant nursery, where a structure is required to modify growing conditions.

**Strategies**

Encourage separation distances to a sensitive use to be contained within property boundaries.

Encourage stormwater management that provides for nil increase in run-off from the site with the construction and subsequent operation of the intensive agriculture use.

Design and site development to minimise odour and noise impacts on neighbouring properties.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**14.01-3S**31/07/2018  
VC148**Forestry and timber production****Objective**

To facilitate the establishment, management and harvesting of plantations and the harvesting of timber from native forests.

**Strategies**

Identify areas that may be suitably used and developed for plantation timber production.

Promote the establishment of softwood and hardwood plantations on predominantly cleared land, as well as other areas that are subject to or contributing to land and water degradation.

Ensure protection of water quality and soil.

Ensure timber production in native forests is conducted in a sustainable manner.

Conduct timber production (except agroforestry, windbreaks and commercial plantations of 5 hectares or less) in accordance with the *Code of Practice for Timber Production* (Department of Environment and Primary Industries, 2014).

Ensure Victoria's greenhouse sinks are protected and enhanced by controlling land clearing, containing the growth of urban areas and supporting revegetation programs.

**Policy documents**

Consider as relevant:

- *Code of Practice for Timber Production* (Department of Environment and Primary Industries, 2014)

**14.01-3L**-of-  
Proposed C122latr**Forestry and timber production****Strategies**

Encourage environmentally sustainable timber production.

Encourage timber processing and value-adding industries to expand and support the timber industry.

Encourage expansion of plantation forestry opportunities including within the proposed Strzelecki-Alpine Biolink.

Avoid non-agricultural uses from locating or developing in a manner that will inhibit the expansion or operation of forestry uses.

Ensure timber production complements the orderly development of the coal resource.

## LATROBE PLANNING SCHEME

**14.03-1R**17/02/2020  
VC166**RESOURCE EXPLORATION AND EXTRACTION - GIPPSLAND COAL RESOURCE****Policy application**

This policy applies to the land identified as protected coal resource areas and coal buffers as shown on the Gippsland Coalfields Policy Area map. The protected coal resource areas are indicated in the planning scheme as either Special Use Zone or State Resource Overlay. The coal buffers are indicated in the planning scheme as an Environmental Significance Overlay.

**Objective**

To protect the Gippsland brown coal resource and associated buffer areas.

**Coal resource strategies**

Ensure the extraction and use of coal is the primary planning consideration in protected coal resource areas.

Minimise the social and environmental impact of coal development.

Encourage land uses that do not impede coal development in the protected coal resource areas.

Use the following categorisations to identify the location and staging of when the coal resource may be used:

- Category A coal fields – first stage for coal development.
- Category B coal fields – second stage for coal development.
- Category C coal fields – third stage for coal development.
- Uncategorised coal fields – allocated for development at any time.

Ensure coal excavations, overburden dumps and other associated developments are planned, managed and progressively rehabilitated to facilitate the highest practicable future use.

Provide for use and development in coal resource areas identified on the Gippsland Coalfields Policy Area map that does not compromise the existing and future use of the coal resource.

Manage land in the coal resource areas to mutually protect urban amenity and coal resource development.

Discourage non-coal related land use or development in coal resource areas that would be costly or difficult to remove.

Prevent established towns and urban areas from being subject to coal mining, and direct urban growth away from coal resource areas.

Protect and maintain main transport corridors.

Ensure coal resource development complements and integrates with water supply and river systems and underground waters.

Minimise fire risk to open cuts, coal related industries and storage of coal.

Ensure that timber production maximises effective fire protection for the coal resource.

Encourage grazing, animal production and other rural land uses.

Encourage existing uses on coal resource areas to continue until such time as the land is required for coal winning or processing.

Discourage the encroachment of incompatible use or development on coal resource areas.

Ensure that coal excavations, overburden dumps and other associated developments are planned, managed and progressively rehabilitated to facilitate the highest practicable future use.

## LATROBE PLANNING SCHEME

Discourage uses that could prejudice the winning or processing of the protected coal resource, including:

- Urban uses.
- Non-coal related industrial uses.
- Major overburden dumps.
- Rural living and rural residential uses.
- Commercial uses.

### Coal buffer strategies

Maintain adequate buffer widths, based on:

- Buffer areas that extend for 750(+ or -75) metres from any urban settlement boundary to the perimeter of a 250 metre wide coal operational area.
- The total separation area between an urban settlement boundary and the crest of any future open cut development should not be less than 1 kilometre in width.

Separate existing and future coal related development from urban settlement and main transport corridors within the buffer areas.

Maintain buffers that protect urban areas and main transport corridors from the adverse effects of existing and potential coal-related industry, energy generation and mining.

Maintain buffers that protect coal resource areas and associated development from encroachment by adjacent urban areas.

Provide buffers between existing and proposed urban zones and coal resource areas that reduce the likely effects of earth subsidence, noise emission, dust, fire hazard and visual intrusion.

Protect coal buffers from inappropriate use and development within the buffer.

Encourage high amenity and low intensity uses such as farming and broad scale recreation within buffer areas.

Discourage incompatible use and development within buffer areas, including:

- Residential including rural living.
- Commercial.
- Industrial unless ancillary to coal development and within 250 metres of the coalfield side of the buffer.

Design development in buffer areas to minimise the potential impact from coal mining activity such as earth subsidence, noise, dust, fire hazard and visual intrusion through, for example, landscaping, building design and orientation.

Ensure the management, use or development of land in buffer areas minimises the potential fire risk to open cut mining.

### Coal resource policy guidelines

Consider as relevant:

- The broader social and economic context and the physical resources of the region when planning for the management of land overlying the coal resource, to maximise community wellbeing for the region.
- Places of recognised value for nature conservation, recreation, tourism and landscape quality in planning for coal resource development.

**LATROBE PLANNING SCHEME**

- Temporary use or development in the coal resource areas that will not compromise the development of the coal resource, having regard to the following factors:
  - When the land is expected to be required for development of the coal resource.
  - The nature and scale of the use or development.
  - The relationship between the proposed use or development and development of the coal resource.
  - Whether the proposed use or development can be located elsewhere.
  - Protection of the coal resource area from fire.
  - The financial or social cost of removal of the use or development.

**Coal buffer policy guidelines**

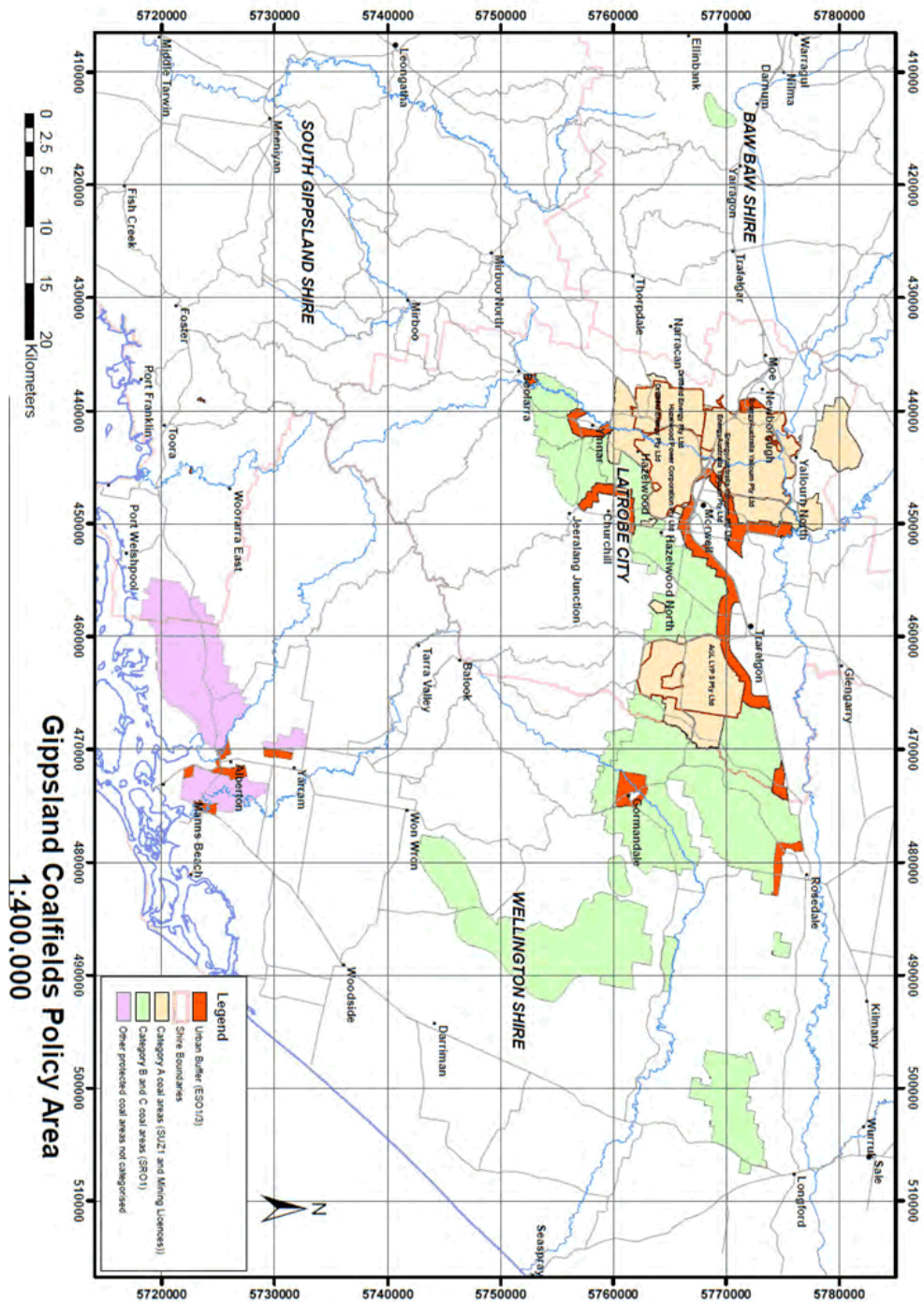
Consider as relevant:

- Discouraging the subdivision of land to create lots of less than one hectare.
- Discouraging the subdivision of land that would create average lot densities of more than one lot per 10 hectares.
- Discouraging the construction of a house on a lot of less than one hectare created prior to 13 April 1988.
- Ensuring that rural living within the buffer is within 200 metres of the nearest urban side of the buffer area boundary.
- Discouraging the construction of a house more than 200 metres from the nearest urban side of the urban buffer unless:
  - the land is vacant;
  - the land existed as a separate lot prior to 13 April 1988;
  - there are no suitable building sites within 200 metres of the nearest urban side of the urban buffer boundary.



LATROBE PLANNING SCHEME

Gippsland Coalfields Policy Area Map



14.03-1L

Proposed C122latr

Coal resources

Strategies

Encourage Categories B and C areas identified in the Gippsland Coalfields Policy Area Map in Clause 14.03-1R to be used for agricultural uses.

## LATROBE PLANNING SCHEME

Design and site open cut mines to minimise fire risk, including through establishing buffers between open cut mines and timber plantations.

Prioritising the extraction of coal and agricultural land use activity over timber production unless the timber production is economically viable.

**Policy guidelines**

Consider as relevant:

- The views of the Minister administering the *Mineral Resources (Sustainable Development) Act 1990* regarding the assessment of geotechnical risk within 2,000 metres from the crest of the mine around the southern boundary of Traralgon prior to supporting the rezoning of land, subdivision, or an increase in dwelling density in Areas 5, 12b, 19 and 21 of the Traralgon Town Structure Plan in Clause 11.01-1L.

## LATROBE PLANNING SCHEME

**14.03-1R**17/02/2020  
VC166**RESOURCE EXPLORATION AND EXTRACTION - GIPPSLAND COAL RESOURCE****Policy application**

This policy applies to the land identified as protected coal resource areas and coal buffers as shown on the Gippsland Coalfields Policy Area map. The protected coal resource areas are indicated in the planning scheme as either Special Use Zone or State Resource Overlay. The coal buffers are indicated in the planning scheme as an Environmental Significance Overlay.

**Objective**

To protect the Gippsland brown coal resource and associated buffer areas.

**Coal resource strategies**

Ensure the extraction and use of coal is the primary planning consideration in protected coal resource areas.

Minimise the social and environmental impact of coal development.

Encourage land uses that do not impede coal development in the protected coal resource areas.

Use the following categorisations to identify the location and staging of when the coal resource may be used:

- Category A coal fields – first stage for coal development.
- Category B coal fields – second stage for coal development.
- Category C coal fields – third stage for coal development.
- Uncategorised coal fields – allocated for development at any time.

Ensure coal excavations, overburden dumps and other associated developments are planned, managed and progressively rehabilitated to facilitate the highest practicable future use.

Provide for use and development in coal resource areas identified on the Gippsland Coalfields Policy Area map that does not compromise the existing and future use of the coal resource.

Manage land in the coal resource areas to mutually protect urban amenity and coal resource development.

Discourage non-coal related land use or development in coal resource areas that would be costly or difficult to remove.

Prevent established towns and urban areas from being subject to coal mining, and direct urban growth away from coal resource areas.

Protect and maintain main transport corridors.

Ensure coal resource development complements and integrates with water supply and river systems and underground waters.

Minimise fire risk to open cuts, coal related industries and storage of coal.

Ensure that timber production maximises effective fire protection for the coal resource.

Encourage grazing, animal production and other rural land uses.

Encourage existing uses on coal resource areas to continue until such time as the land is required for coal winning or processing.

Discourage the encroachment of incompatible use or development on coal resource areas.

Ensure that coal excavations, overburden dumps and other associated developments are planned, managed and progressively rehabilitated to facilitate the highest practicable future use.

## LATROBE PLANNING SCHEME

Discourage uses that could prejudice the winning or processing of the protected coal resource, including:

- Urban uses.
- Non-coal related industrial uses.
- Major overburden dumps.
- Rural living and rural residential uses.
- Commercial uses.

### Coal buffer strategies

Maintain adequate buffer widths, based on:

- Buffer areas that extend for 750(+ or -75) metres from any urban settlement boundary to the perimeter of a 250 metre wide coal operational area.
- The total separation area between an urban settlement boundary and the crest of any future open cut development should not be less than 1 kilometre in width.

Separate existing and future coal related development from urban settlement and main transport corridors within the buffer areas.

Maintain buffers that protect urban areas and main transport corridors from the adverse effects of existing and potential coal-related industry, energy generation and mining.

Maintain buffers that protect coal resource areas and associated development from encroachment by adjacent urban areas.

Provide buffers between existing and proposed urban zones and coal resource areas that reduce the likely effects of earth subsidence, noise emission, dust, fire hazard and visual intrusion.

Protect coal buffers from inappropriate use and development within the buffer.

Encourage high amenity and low intensity uses such as farming and broad scale recreation within buffer areas.

Discourage incompatible use and development within buffer areas, including:

- Residential including rural living.
- Commercial.
- Industrial unless ancillary to coal development and within 250 metres of the coalfield side of the buffer.

Design development in buffer areas to minimise the potential impact from coal mining activity such as earth subsidence, noise, dust, fire hazard and visual intrusion through, for example, landscaping, building design and orientation.

Ensure the management, use or development of land in buffer areas minimises the potential fire risk to open cut mining.

### Coal resource policy guidelines

Consider as relevant:

- The broader social and economic context and the physical resources of the region when planning for the management of land overlying the coal resource, to maximise community wellbeing for the region.
- Places of recognised value for nature conservation, recreation, tourism and landscape quality in planning for coal resource development.

**LATROBE PLANNING SCHEME**

- Temporary use or development in the coal resource areas that will not compromise the development of the coal resource, having regard to the following factors:
  - When the land is expected to be required for development of the coal resource.
  - The nature and scale of the use or development.
  - The relationship between the proposed use or development and development of the coal resource.
  - Whether the proposed use or development can be located elsewhere.
  - Protection of the coal resource area from fire.
  - The financial or social cost of removal of the use or development.

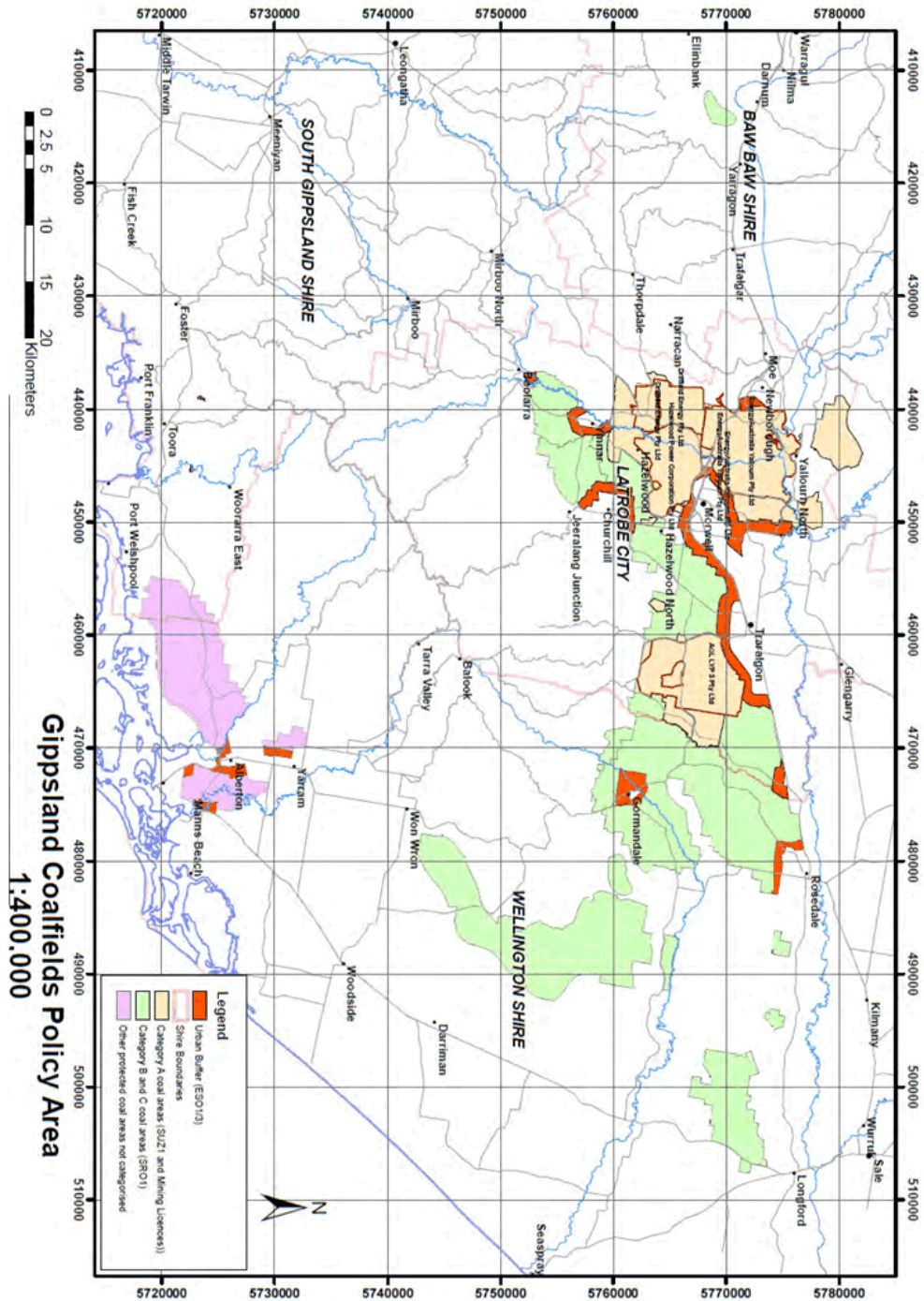
**Coal buffer policy guidelines**

Consider as relevant:

- Discouraging the subdivision of land to create lots of less than one hectare.
- Discouraging the subdivision of land that would create average lot densities of more than one lot per 10 hectares.
- Discouraging the construction of a house on a lot of less than one hectare created prior to 13 April 1988.
- Ensuring that rural living within the buffer is within 200 metres of the nearest urban side of the buffer area boundary.
- Discouraging the construction of a house more than 200 metres from the nearest urban side of the urban buffer unless:
  - the land is vacant;
  - the land existed as a separate lot prior to 13 April 1988;
  - there are no suitable building sites within 200 metres of the nearest urban side of the urban buffer boundary.

LATROBE PLANNING SCHEME

Gippsland Coalfields Policy Area Map



14.03-1L

Coal resources

Proposed C122latr

Strategies

Encourage Categories B and C areas identified in the Gippsland Coalfields Policy Area Map in Clause 14.03-1R to be used for agricultural uses.

**LATROBE PLANNING SCHEME**

Design and site open cut mines to minimise fire risk, including through establishing buffers between open cut mines and timber plantations.

Prioritising the extraction of coal and agricultural land use activity over timber production unless the timber production is economically viable.

**Policy guidelines**

Consider as relevant:

- The views of the Minister administering the *Mineral Resources (Sustainable Development) Act 1990* regarding the assessment of geotechnical risk within 2,000 metres from the crest of the mine around the southern boundary of Traralgon prior to supporting the rezoning of land, subdivision, or an increase in dwelling density in Areas 5, 12b, 19 and 21 of the Traralgon Town Structure Plan in Clause 11.01-1L.

LATROBE PLANNING SCHEME

**15.01**  
31/07/2018  
VC148

**BUILT ENVIRONMENT**



## LATROBE PLANNING SCHEME

**15.01-1S**31/07/2018  
VC148**Urban design****Objective**

To create urban environments that are safe, healthy, functional and enjoyable and that contribute to a sense of place and cultural identity.

**Strategies**

Require development to respond to its context in terms of character, cultural identity, natural features, surrounding landscape and climate.

Ensure development contributes to community and cultural life by improving the quality of living and working environments, facilitating accessibility and providing for inclusiveness.

Ensure the interface between the private and public realm protects and enhances personal safety.

Ensure development supports public realm amenity and safe access to walking and cycling environments and public transport.

Ensure that the design and location of publicly accessible private spaces, including car parking areas, forecourts and walkways, is of a high standard, creates a safe environment for users and enables easy and efficient use.

Ensure that development provides landscaping that supports the amenity, attractiveness and safety of the public realm.

Ensure that development, including signs, minimises detrimental impacts on amenity, on the natural and built environment and on the safety and efficiency of roads.

Promote good urban design along and abutting transport corridors.

**Policy documents**

Consider as relevant:

- *Urban Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)

## LATROBE PLANNING SCHEME

**15.01-1L**

---/---  
Proposed C122latr

**Urban design****Strategies**

Encourage built form that provides and enhances passive surveillance.

Encourage all retail outlets to provide active street frontages, including low level signs to street frontages and minimising blank walls to street facades.

Improve the visual appearance of key transport routes, main road approaches to urban centres, streets and town entrances through urban design and landscaping in accordance with the *Latrobe City Council Urban Design Guidelines* (Latrobe City, 2019).

Support the upgrade of degraded areas (including commercial and industrial land), in particular at town entrances and primary transport routes, in accordance with the *Latrobe City Council Urban Design Guidelines* (Latrobe City, 2019).

**Policy documents**

Consider as relevant:

- *Healthy Urban Design Good Practice Guideline* (Latrobe City Council, 2008)
- *Latrobe City Council Retail Strategy* (Essential Economics 2019)
- *Latrobe City Council Urban Design Guidelines* (Hanson Pty Ltd in association with Latrobe City Council, 2019).

**Expiry**

This local policy expires three years from the date of gazettal of Amendment C122latr.

## LATROBE PLANNING SCHEME

**15.01-2S**24/01/2020  
VC160**Building design****Objective**

To achieve building design outcomes that contribute positively to the local context and enhance the public realm.

**Strategies**

Ensure a comprehensive site analysis forms the starting point of the design process and provides the basis for the consideration of height, scale and massing of new development.

Ensure development responds and contributes to the strategic and cultural context of its location.

Minimise the detrimental impact of development on neighbouring properties, the public realm and the natural environment.

Ensure the form, scale, and appearance of development enhances the function and amenity of the public realm.

Ensure buildings and their interface with the public realm support personal safety, perceptions of safety and property security.

Ensure development is designed to protect and enhance valued landmarks, views and vistas.

Ensure development provides safe access and egress for pedestrians, cyclists and vehicles.

Ensure development provides landscaping that responds to its site context, enhances the built form and creates safe and attractive spaces.

Encourage development to retain existing vegetation.

**Policy documents**

Consider as relevant:

- *Urban Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)
- *Apartment Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)

## LATROBE PLANNING SCHEME

**15.01-3S**31/07/2018  
VC148**Subdivision design****Objective**

To ensure the design of subdivisions achieves attractive, safe, accessible, diverse and sustainable neighbourhoods.

**Strategies**

In the development of new residential areas and in the redevelopment of existing areas, subdivision should be designed to create liveable and sustainable communities by:

- Creating compact neighbourhoods that have walkable distances between activities.
- Developing activity centres in appropriate locations with a mix of uses and services and access to public transport.
- Creating neighbourhood centres that include services to meet day to day needs.
- Creating urban places with a strong sense of place that are functional, safe and attractive.
- Providing a range of lot sizes to suit a variety of dwelling and household types to meet the needs and aspirations of different groups of people.
- Creating landscaped streets and a network of open spaces to meet a variety of needs with links to regional parks where possible.
- Protecting and enhancing native habitat.
- Facilitating an urban structure where neighbourhoods are clustered to support larger activity centres served by high quality public transport.
- Reduce car dependency by allowing for:
  - Convenient and safe public transport.
  - Safe and attractive spaces and networks for walking and cycling.
  - Subdivision layouts that allow easy movement within and between neighbourhoods.
  - A convenient and safe road network.
- Being accessible to people with disabilities.
- Creating an urban structure and providing utilities and services that enable energy efficiency, resource conservation, integrated water management and minimisation of waste and air pollution.

**Policy documents**

Consider as relevant:

- *Urban Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)

## LATROBE PLANNING SCHEME

**15.01-3L**

---/---  
Proposed C122latr

**Subdivision design****Strategies**

Locate shops, community centres, public open space and activity centres within walking distance to dwellings.

In residential areas, ensure there is scope for canopy tree planting within street reservations.

Provide reserve widths or tree reserves that enhance road safety, protect power lines and contribute to neighbourhood character.

Locate dwellings within walking distance to:

- Pedestrian and cycle paths that provide shade, toilet facilities, drinking taps, cycle racks, seating and directional signage.
- A community centre.
- Public transport.

**Policy guideline**

Consider as relevant:

- Encouraging developments to include community spaces or buildings within walking distance (less than 800 metres) from all dwellings.

## LATROBE PLANNING SCHEME

**15.01-4S**31/07/2018  
VC148**Healthy neighbourhoods****Objective**

To achieve neighbourhoods that foster healthy and active living and community wellbeing.

**Strategies**

Design neighbourhoods that foster community interaction and make it easy for people of all ages and abilities to live healthy lifestyles and engage in regular physical activity by providing:

- Connected, safe, pleasant and attractive walking and cycling networks that enable and promote walking and cycling as a part of daily life.
- Streets with direct, safe and convenient access to destinations.
- Conveniently located public spaces for active recreation and leisure.
- Accessibly located public transport stops.
- Amenities and protection to support physical activity in all weather conditions.

**Policy documents**

Consider as relevant:

- *Urban Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)

## LATROBE PLANNING SCHEME

**15.01-5S**31/07/2018  
VC148**Neighbourhood character****Objective**

To recognise, support and protect neighbourhood character, cultural identity, and sense of place.

**Strategies**

Ensure development responds to cultural identity and contributes to existing or preferred neighbourhood character.

Ensure development responds to its context and reinforces a sense of place and the valued features and characteristics of the local environment and place by emphasising the:

- Pattern of local urban structure and subdivision.
- Underlying natural landscape character and significant vegetation.
- Heritage values and built form that reflect community identity.

## LATROBE PLANNING SCHEME

**15.01-5L**

---/---  
Proposed C122latr

**Neighbourhood character****Strategies**

Encourage the retention of intact, older buildings and features that contribute to the character of an area.

Facilitate the development of streetscapes that:

- Reinforce the regional suburban character.
- Comprise built form that addresses public areas.
- Comprise wide streets in newly developing areas.
- Provide generous front setbacks and space between dwellings.

Minimise the loss of backyard areas and established vegetation in development.

Ensure that multi-unit housing is landscaped, with tree and shrub selection.

Ensure there is scope for canopy tree planting in private residential properties.

Encourage residential allotment sizes that respect the existing subdivision pattern in District and Small Towns.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Housing Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)



## LATROBE PLANNING SCHEME

**15.01-6S**31/07/2018  
VC148**Design for rural areas****Objective**

To ensure development respects valued areas of rural character.

**Strategies**

Ensure that the siting, scale and appearance of development protects and enhances rural character.

Protect the visual amenity of valued rural landscapes and character areas along township approaches and sensitive tourist routes by ensuring new development is sympathetically located.

Site and design development to minimise visual impacts on surrounding natural scenery and landscape features including ridgelines, hill tops, waterways, lakes and wetlands.

LATROBE PLANNING SCHEME

**15.01-6L**

~~15.01-6L~~  
Proposed C122latr

**Design for rural areas**

**Strategy**

Encourage buildings to locate away from ridgelines and hilltops and be designed so that they blend into the landscape.

LATROBE PLANNING SCHEME

**15.01**  
31/07/2018  
VC148

**BUILT ENVIRONMENT**

## LATROBE PLANNING SCHEME

**15.01-1S**31/07/2018  
VC148**Urban design****Objective**

To create urban environments that are safe, healthy, functional and enjoyable and that contribute to a sense of place and cultural identity.

**Strategies**

Require development to respond to its context in terms of character, cultural identity, natural features, surrounding landscape and climate.

Ensure development contributes to community and cultural life by improving the quality of living and working environments, facilitating accessibility and providing for inclusiveness.

Ensure the interface between the private and public realm protects and enhances personal safety.

Ensure development supports public realm amenity and safe access to walking and cycling environments and public transport.

Ensure that the design and location of publicly accessible private spaces, including car parking areas, forecourts and walkways, is of a high standard, creates a safe environment for users and enables easy and efficient use.

Ensure that development provides landscaping that supports the amenity, attractiveness and safety of the public realm.

Ensure that development, including signs, minimises detrimental impacts on amenity, on the natural and built environment and on the safety and efficiency of roads.

Promote good urban design along and abutting transport corridors.

**Policy documents**

Consider as relevant:

- *Urban Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)

## LATROBE PLANNING SCHEME

**15.01-1L Urban design**

---/---  
Proposed C122latr

**Strategies**

Encourage built form that provides and enhances passive surveillance.

Encourage all retail outlets to provide active street frontages, including low level signs to street frontages and minimising blank walls to street facades.

Improve the visual appearance of key transport routes, main road approaches to urban centres, streets and town entrances through urban design and landscaping in accordance with the *Latrobe City Council Urban Design Guidelines* (Latrobe City, 2019).

Support the upgrade of degraded areas (including commercial and industrial land), in particular at town entrances and primary transport routes, in accordance with the *Latrobe City Council Urban Design Guidelines* (Latrobe City, 2019).

**Policy documents**

Consider as relevant:

- *Healthy Urban Design Good Practice Guideline* (Latrobe City Council, 2008)
- *Latrobe City Council Retail Strategy* (Essential Economics 2019)
- *Latrobe City Council Urban Design Guidelines* (Hanson Pty Ltd in association with Latrobe City Council, 2019).

**Expiry**

This local policy expires three years from the date of gazettal of Amendment C122latr.

## LATROBE PLANNING SCHEME

**15.01-2S**24/01/2020  
VC160**Building design****Objective**

To achieve building design outcomes that contribute positively to the local context and enhance the public realm.

**Strategies**

Ensure a comprehensive site analysis forms the starting point of the design process and provides the basis for the consideration of height, scale and massing of new development.

Ensure development responds and contributes to the strategic and cultural context of its location.

Minimise the detrimental impact of development on neighbouring properties, the public realm and the natural environment.

Ensure the form, scale, and appearance of development enhances the function and amenity of the public realm.

Ensure buildings and their interface with the public realm support personal safety, perceptions of safety and property security.

Ensure development is designed to protect and enhance valued landmarks, views and vistas.

Ensure development provides safe access and egress for pedestrians, cyclists and vehicles.

Ensure development provides landscaping that responds to its site context, enhances the built form and creates safe and attractive spaces.

Encourage development to retain existing vegetation.

**Policy documents**

Consider as relevant:

- *Urban Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)
- *Apartment Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)

## LATROBE PLANNING SCHEME

**15.01-3S**31/07/2018  
VC148**Subdivision design****Objective**

To ensure the design of subdivisions achieves attractive, safe, accessible, diverse and sustainable neighbourhoods.

**Strategies**

In the development of new residential areas and in the redevelopment of existing areas, subdivision should be designed to create liveable and sustainable communities by:

- Creating compact neighbourhoods that have walkable distances between activities.
- Developing activity centres in appropriate locations with a mix of uses and services and access to public transport.
- Creating neighbourhood centres that include services to meet day to day needs.
- Creating urban places with a strong sense of place that are functional, safe and attractive.
- Providing a range of lot sizes to suit a variety of dwelling and household types to meet the needs and aspirations of different groups of people.
- Creating landscaped streets and a network of open spaces to meet a variety of needs with links to regional parks where possible.
- Protecting and enhancing native habitat.
- Facilitating an urban structure where neighbourhoods are clustered to support larger activity centres served by high quality public transport.
- Reduce car dependency by allowing for:
  - Convenient and safe public transport.
  - Safe and attractive spaces and networks for walking and cycling.
  - Subdivision layouts that allow easy movement within and between neighbourhoods.
  - A convenient and safe road network.
- Being accessible to people with disabilities.
- Creating an urban structure and providing utilities and services that enable energy efficiency, resource conservation, integrated water management and minimisation of waste and air pollution.

**Policy documents**

Consider as relevant:

- *Urban Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)

## LATROBE PLANNING SCHEME

**15.01-3L Subdivision design**

---/---  
Proposed C122latr

**Strategies**

Locate shops, community centres, public open space and activity centres within walking distance to dwellings.

In residential areas, ensure there is scope for canopy tree planting within street reservations.

Provide reserve widths or tree reserves that enhance road safety, protect power lines and contribute to neighbourhood character.

Locate dwellings within walking distance to:

- Pedestrian and cycle paths that provide shade, toilet facilities, drinking taps, cycle racks, seating and directional signage.
- A community centre.
- Public transport.

**Policy guideline**

Consider as relevant:

- Encouraging developments to include community spaces or buildings within walking distance (less than 800 metres) from all dwellings.



## LATROBE PLANNING SCHEME

**15.01-4S**31/07/2018  
VC148**Healthy neighbourhoods****Objective**

To achieve neighbourhoods that foster healthy and active living and community wellbeing.

**Strategies**

Design neighbourhoods that foster community interaction and make it easy for people of all ages and abilities to live healthy lifestyles and engage in regular physical activity by providing:

- Connected, safe, pleasant and attractive walking and cycling networks that enable and promote walking and cycling as a part of daily life.
- Streets with direct, safe and convenient access to destinations.
- Conveniently located public spaces for active recreation and leisure.
- Accessibly located public transport stops.
- Amenities and protection to support physical activity in all weather conditions.

**Policy documents**

Consider as relevant:

- *Urban Design Guidelines for Victoria* (Department of Environment, Land, Water and Planning, 2017)

## LATROBE PLANNING SCHEME

**15.01-5S**31/07/2018  
VC148**Neighbourhood character****Objective**

To recognise, support and protect neighbourhood character, cultural identity, and sense of place.

**Strategies**

Ensure development responds to cultural identity and contributes to existing or preferred neighbourhood character.

Ensure development responds to its context and reinforces a sense of place and the valued features and characteristics of the local environment and place by emphasising the:

- Pattern of local urban structure and subdivision.
- Underlying natural landscape character and significant vegetation.
- Heritage values and built form that reflect community identity.

## LATROBE PLANNING SCHEME

**15.01-5L Neighbourhood character**

---/---  
Proposed C122latr

**Strategies**

Encourage the retention of intact, older buildings and features that contribute to the character of an area.

Facilitate the development of streetscapes that:

- Reinforce the regional suburban character.
- Comprise built form that addresses public areas.
- Comprise wide streets in newly developing areas.
- Provide generous front setbacks and space between dwellings.

Minimise the loss of backyard areas and established vegetation in development.

Ensure that multi-unit housing is landscaped, with tree and shrub selection.

Ensure there is scope for canopy tree planting in private residential properties.

Encourage residential allotment sizes that respect the existing subdivision pattern in District and Small Towns.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Housing Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**15.01-6S**31/07/2018  
VC148**Design for rural areas****Objective**

To ensure development respects valued areas of rural character.

**Strategies**

Ensure that the siting, scale and appearance of development protects and enhances rural character.

Protect the visual amenity of valued rural landscapes and character areas along township approaches and sensitive tourist routes by ensuring new development is sympathetically located.

Site and design development to minimise visual impacts on surrounding natural scenery and landscape features including ridgelines, hill tops, waterways, lakes and wetlands.

## LATROBE PLANNING SCHEME

**15.01-6L Design for rural areas**

~~15.01-6L~~  
Proposed C122latr

**Strategy**

Encourage buildings to locate away from ridgelines and hilltops and be designed so that they blend into the landscape.

LATROBE PLANNING SCHEME

**15.02**  
31/07/2018  
VC148

**SUSTAINABLE DEVELOPMENT**

## LATROBE PLANNING SCHEME

**15.02-1S**31/07/2018  
VC148**Energy and resource efficiency****Objective**

To encourage land use and development that is energy and resource efficient, supports a cooler environment and minimises greenhouse gas emissions.

**Strategies**

Improve the energy, water and waste performance of buildings and subdivisions through environmentally sustainable development.

Promote consolidation of urban development and integration of land use and transport.

Improve efficiency in energy use through greater use of renewable energy technologies and other energy efficiency upgrades.

Support low energy forms of transport such as walking and cycling.

Reduce the urban heat island effect by greening urban areas, buildings, transport corridors and open spaces with vegetation.

Encourage retention of existing vegetation and planting of new vegetation as part of development and subdivision proposals.

LATROBE PLANNING SCHEME

**15.02-1L**

---  
Proposed C122latr

**Energy and resource efficiency**

**Strategy**

Encourage development to incorporate energy efficient design measures.





LATROBE PLANNING SCHEME

**15.02**  
31/07/2018  
VC148

**SUSTAINABLE DEVELOPMENT**

## LATROBE PLANNING SCHEME

**15.02-1S**31/07/2018  
VC148**Energy and resource efficiency****Objective**

To encourage land use and development that is energy and resource efficient, supports a cooler environment and minimises greenhouse gas emissions.

**Strategies**

Improve the energy, water and waste performance of buildings and subdivisions through environmentally sustainable development.

Promote consolidation of urban development and integration of land use and transport.

Improve efficiency in energy use through greater use of renewable energy technologies and other energy efficiency upgrades.

Support low energy forms of transport such as walking and cycling.

Reduce the urban heat island effect by greening urban areas, buildings, transport corridors and open spaces with vegetation.

Encourage retention of existing vegetation and planting of new vegetation as part of development and subdivision proposals.

LATROBE PLANNING SCHEME

**15.02-1L Energy and resource efficiency**

~~15.02-1L~~  
Proposed C122latr

**Strategy**

Encourage development to incorporate energy efficient design measures.

LATROBE PLANNING SCHEME

**15.03**  
31/07/2018  
VC148

**HERITAGE**

## LATROBE PLANNING SCHEME

**15.03-1S**26/10/2018  
VC155**Heritage conservation****Objective**

To ensure the conservation of places of heritage significance.

**Strategies**

Identify, assess and document places of natural and cultural heritage significance as a basis for their inclusion in the planning scheme.

Provide for the protection of natural heritage sites and man-made resources.

Provide for the conservation and enhancement of those places that are of aesthetic, archaeological, architectural, cultural, scientific or social significance.

Encourage appropriate development that respects places with identified heritage values.

Retain those elements that contribute to the importance of the heritage place.

Encourage the conservation and restoration of contributory elements of a heritage place.

Ensure an appropriate setting and context for heritage places is maintained or enhanced.

Support adaptive reuse of heritage buildings where their use has become redundant.

Consider whether it is appropriate to require the restoration or reconstruction of a heritage building in a Heritage Overlay that has been unlawfully or unintentionally demolished in order to retain or interpret the cultural heritage significance of the building, streetscape or area.

**Policy guidelines**

Consider as relevant:

- The findings and recommendations of the Victorian Heritage Council.
- The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance, 2013.

## LATROBE PLANNING SCHEME

**15.03-1L Heritage conservation**

---/---  
Proposed C122latr

**Strategies**

Discourage demolition of heritage structures and trees unless the demolition will result in net community benefit.

Design and site development so that it does not adversely affect the significance of the heritage place or any adjoining heritage place.

**Policy document**

Consider as relevant:

- *Latrobe City Heritage Study* (Context Pty Ltd, 2010)

## LATROBE PLANNING SCHEME

**15.03-2S**31/07/2018  
VC148**Aboriginal cultural heritage****Objective**

To ensure the protection and conservation of places of Aboriginal cultural heritage significance.

**Strategies**

Identify, assess and document places of Aboriginal cultural heritage significance, in consultation with relevant Registered Aboriginal Parties, as a basis for their inclusion in the planning scheme.

Provide for the protection and conservation of pre-contact and post-contact Aboriginal cultural heritage places.

Ensure that permit approvals align with the recommendations of any relevant Cultural Heritage Management Plan approved under the *Aboriginal Heritage Act 2006*.

**Policy guidelines**

Consider as relevant:

- The findings and recommendations of the Aboriginal Heritage Council.
- The findings and recommendations of the Victorian Heritage Council for post-contact Aboriginal heritage places.

**Policy documents**

Consider as relevant:

- *Aboriginal Heritage Act 2006*

LATROBE PLANNING SCHEME

**15.03**  
31/07/2018  
VC148

**HERITAGE**



## LATROBE PLANNING SCHEME

**15.03-1S**26/10/2018  
VC155**Heritage conservation****Objective**

To ensure the conservation of places of heritage significance.

**Strategies**

Identify, assess and document places of natural and cultural heritage significance as a basis for their inclusion in the planning scheme.

Provide for the protection of natural heritage sites and man-made resources.

Provide for the conservation and enhancement of those places that are of aesthetic, archaeological, architectural, cultural, scientific or social significance.

Encourage appropriate development that respects places with identified heritage values.

Retain those elements that contribute to the importance of the heritage place.

Encourage the conservation and restoration of contributory elements of a heritage place.

Ensure an appropriate setting and context for heritage places is maintained or enhanced.

Support adaptive reuse of heritage buildings where their use has become redundant.

Consider whether it is appropriate to require the restoration or reconstruction of a heritage building in a Heritage Overlay that has been unlawfully or unintentionally demolished in order to retain or interpret the cultural heritage significance of the building, streetscape or area.

**Policy guidelines**

Consider as relevant:

- The findings and recommendations of the Victorian Heritage Council.
- The Burra Charter: The Australia ICOMOS Charter for Places of Cultural Significance, 2013.

## LATROBE PLANNING SCHEME

**15.03-1L Heritage conservation**

---/---  
Proposed C122latr

**Strategies**

Discourage demolition of heritage structures and trees unless the demolition will result in net community benefit.

Design and site development so that it does not adversely affect the significance of the heritage place or any adjoining heritage place.

**Policy document**

Consider as relevant:

- *Latrobe City Heritage Study* (Context Pty Ltd, 2010)

## LATROBE PLANNING SCHEME

**15.03-2S**31/07/2018  
VC148**Aboriginal cultural heritage****Objective**

To ensure the protection and conservation of places of Aboriginal cultural heritage significance.

**Strategies**

Identify, assess and document places of Aboriginal cultural heritage significance, in consultation with relevant Registered Aboriginal Parties, as a basis for their inclusion in the planning scheme.

Provide for the protection and conservation of pre-contact and post-contact Aboriginal cultural heritage places.

Ensure that permit approvals align with the recommendations of any relevant Cultural Heritage Management Plan approved under the *Aboriginal Heritage Act 2006*.

**Policy guidelines**

Consider as relevant:

- The findings and recommendations of the Aboriginal Heritage Council.
- The findings and recommendations of the Victorian Heritage Council for post-contact Aboriginal heritage places.

**Policy documents**

Consider as relevant:

- *Aboriginal Heritage Act 2006*

## LATROBE PLANNING SCHEME

**16.01-3S**31/07/2018  
VC148**Housing diversity****Objective**

To provide for a range of housing types to meet diverse needs.

**Strategies**

Ensure housing stock matches changing demand by widening housing choice.

Facilitate diverse housing that offers choice and meets changing household needs through:

- A mix of housing types.
- Adaptable internal dwelling design.
- Universal design.

Encourage the development of well-designed medium-density housing that:

- Respects the neighbourhood character.
- Improves housing choice.
- Makes better use of existing infrastructure.
- Improves energy efficiency of housing.

Support opportunities for a range of income groups to choose housing in well-serviced locations.

Ensure planning for growth areas provides for a mix of housing types through a variety of lot sizes, including higher housing densities in and around activity centres.

LATROBE PLANNING SCHEME

**16.01**  
31/07/2018  
VC148

**RESIDENTIAL DEVELOPMENT**

## LATROBE PLANNING SCHEME

**16.01-3L**

~~16.01-3L~~  
Proposed C122latr

**Housing diversity****Strategies**

Encourage the development of smaller housing types, particularly one and two bedroom dwellings in Substantial Change Areas and Incremental Change Areas as indicated on the Housing Framework Plans for each town in Clause 16.01-2L.

Support development that is flexible for different age groups and abilities without the need for major adaptation post construction.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Housing Strategy* (Latrobe City Council MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**16.01-4S**31/07/2018  
VC148**Housing affordability****Objective**

To deliver more affordable housing closer to jobs, transport and services.

**Strategies**

Improve housing affordability by:

- Ensuring land supply continues to be sufficient to meet demand.
- Increasing choice in housing type, tenure and cost to meet the needs of households as they move through life cycle changes and to support diverse communities.
- Promoting good housing and urban design to minimise negative environmental impacts and keep costs down for residents and the wider community.
- Encouraging a significant proportion of new development to be affordable for households on very low to moderate incomes.

Increase the supply of well-located affordable housing by:

- Facilitating a mix of private, affordable and social housing in suburbs, activity centres and urban renewal precincts.
- Ensuring the redevelopment and renewal of public housing stock better meets community needs.

Facilitate the delivery of social housing by identifying surplus government land suitable for housing.

**Policy documents**

Consider as relevant:

- *Homes for Victorians - Affordability, Access and Choice* (Victorian Government, 2017)

## LATROBE PLANNING SCHEME

**16.01-5S**21/09/2018  
VC150**Rural residential development****Objective**

To identify land suitable for rural residential development.

**Strategies**

Manage development in rural areas to protect agriculture and avoid inappropriate rural residential development.

Encourage the consolidation of new housing in existing settlements where investment in physical and community infrastructure and services has already been made.

Demonstrate need and identify locations for rural residential development through a housing and settlement strategy.

Ensure planning for rural residential development avoids or significantly reduces adverse economic, social and environmental impacts by:

- Maintaining the long-term sustainable use and management of existing natural resource attributes in activities including agricultural production, water, mineral and energy resources.
- Protecting existing landscape values and environmental qualities such as water quality, native vegetation, biodiversity and habitat.
- Minimising or avoiding property servicing costs carried by local and state governments.
- Maintaining an adequate buffer distance between rural residential development and animal production.

Ensure land is not zoned for rural residential development if it will encroach on high quality productive agricultural land or adversely impact on waterways or other natural resources.

Discourage development of small lots in rural zones for residential use or other incompatible uses.

Encourage consolidation of existing isolated small lots in rural zones.

Ensure land is only zoned for rural residential development where it:

- Is located close to existing towns and urban centres, but not in areas that will be required for fully serviced urban development.
- Can be supplied with electricity, water and good quality road access.



## LATROBE PLANNING SCHEME

**16.01-5L Rural residential development**

---/---  
Proposed C122latr

**Strategies**

Encourage rural living where there will be minimal negative environmental impact or conflict with commercial agriculture.

Support rural living where it will result in improved land management outcomes.

Encourage facilities and services required by rural residents to locate in existing townships.

Discourage rural living or low density residential use and development on the fringes of major towns where land is designated as a long-term urban growth corridor.

Discourage domestic animal husbandry and racing dog husbandry in rural living areas.

Discourage rural living on existing timber haulage routes to avoid road safety and amenity issues.

Support rural living in low bushfire risk locations or where bushfire risk can be reduced to an acceptable level.

## LATROBE PLANNING SCHEME

**16.01-6S**26/10/2018  
VC152**Community care accommodation****Objective**

To facilitate the establishment of community care accommodation and support their location being kept confidential.

**Strategies**

Planning schemes should not require a planning permit for or prohibit the use of land in a residential area for community care accommodation that accommodates no more than 20 clients and that is funded by, or conducted by or on behalf of, a government department or public authority, including a public authority established for a public purpose under a Commonwealth Act.

Facilitate the confidential establishment of community care accommodation through appropriate permit, notice and review exemptions.

## LATROBE PLANNING SCHEME

**16.01-7S**31/07/2018  
VC148**Residential aged care facilities****Objective**

To facilitate the development of well-designed and appropriately located residential aged care facilities.

**Strategies**

Recognise that residential aged care facilities contribute to housing diversity and choice, and are an appropriate use in a residential area.

Recognise that residential aged care facilities are different to dwellings in their purpose and function, and will have a different built form (including height, scale and mass).

Ensure local housing strategies, precinct structure plans and activity centre structure plans provide for residential aged care facilities.

Ensure that residential aged care facilities are located in residential areas, activity centres and urban renewal precincts, close to services and public transport.

Encourage planning for housing that:

- Delivers an adequate supply of land or redevelopment opportunities for residential aged care facilities.
- Enables older people to live in appropriate housing in their local community.

Provide for a mix of housing for older people with appropriate access to care and support services.

Ensure that proposals to establish residential aged care facilities early in the life of a growth area are in locations that will have early access to services and public transport.

Ensure that residential aged care facilities are designed to respond to the site and its context.

Promote a high standard of urban design and architecture in residential aged care facilities.

**Policy guidelines**

Consider as relevant:

- The Commonwealth Government's Responsible ratios for the provision of aged care places under the *Aged Care Act 1997*.

**16.01-7L**---/---  
Proposed C122latr**Residential aged care facilities****Strategy**

Locate specialised aged care facilities in sites that are:

- Close to retail, community and recreational facilities.
- Serviced by public or community transport.
- Generally flat without significant obstacles to accessing facilities, services and transport (e.g. main roads without safe pedestrian crossing points).
- Not prone to natural hazards such as bushfire and flooding.

LATROBE PLANNING SCHEME

**16.01**  
31/07/2018  
VC148

**RESIDENTIAL DEVELOPMENT**

## LATROBE PLANNING SCHEME

**16.01-3S**31/07/2018  
VC148**Housing diversity****Objective**

To provide for a range of housing types to meet diverse needs.

**Strategies**

Ensure housing stock matches changing demand by widening housing choice.

Facilitate diverse housing that offers choice and meets changing household needs through:

- A mix of housing types.
- Adaptable internal dwelling design.
- Universal design.

Encourage the development of well-designed medium-density housing that:

- Respects the neighbourhood character.
- Improves housing choice.
- Makes better use of existing infrastructure.
- Improves energy efficiency of housing.

Support opportunities for a range of income groups to choose housing in well-serviced locations.

Ensure planning for growth areas provides for a mix of housing types through a variety of lot sizes, including higher housing densities in and around activity centres.

## LATROBE PLANNING SCHEME

**16.01-3L Housing diversity**

~~16.01-3L~~  
Proposed C122latr

**Strategies**

Encourage the development of smaller housing types, particularly one and two bedroom dwellings in Substantial Change Areas and Incremental Change Areas as indicated on the Housing Framework Plans for each town in Clause 16.01-2L.

Support development that is flexible for different age groups and abilities without the need for major adaptation post construction.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Housing Strategy* (Latrobe City Council MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**16.01-4S**31/07/2018  
VC148**Housing affordability****Objective**

To deliver more affordable housing closer to jobs, transport and services.

**Strategies**

Improve housing affordability by:

- Ensuring land supply continues to be sufficient to meet demand.
- Increasing choice in housing type, tenure and cost to meet the needs of households as they move through life cycle changes and to support diverse communities.
- Promoting good housing and urban design to minimise negative environmental impacts and keep costs down for residents and the wider community.
- Encouraging a significant proportion of new development to be affordable for households on very low to moderate incomes.

Increase the supply of well-located affordable housing by:

- Facilitating a mix of private, affordable and social housing in suburbs, activity centres and urban renewal precincts.
- Ensuring the redevelopment and renewal of public housing stock better meets community needs.

Facilitate the delivery of social housing by identifying surplus government land suitable for housing.

**Policy documents**

Consider as relevant:

- *Homes for Victorians - Affordability, Access and Choice* (Victorian Government, 2017)

## LATROBE PLANNING SCHEME

**16.01-5S**21/09/2018  
VC150**Rural residential development****Objective**

To identify land suitable for rural residential development.

**Strategies**

Manage development in rural areas to protect agriculture and avoid inappropriate rural residential development.

Encourage the consolidation of new housing in existing settlements where investment in physical and community infrastructure and services has already been made.

Demonstrate need and identify locations for rural residential development through a housing and settlement strategy.

Ensure planning for rural residential development avoids or significantly reduces adverse economic, social and environmental impacts by:

- Maintaining the long-term sustainable use and management of existing natural resource attributes in activities including agricultural production, water, mineral and energy resources.
- Protecting existing landscape values and environmental qualities such as water quality, native vegetation, biodiversity and habitat.
- Minimising or avoiding property servicing costs carried by local and state governments.
- Maintaining an adequate buffer distance between rural residential development and animal production.

Ensure land is not zoned for rural residential development if it will encroach on high quality productive agricultural land or adversely impact on waterways or other natural resources.

Discourage development of small lots in rural zones for residential use or other incompatible uses.

Encourage consolidation of existing isolated small lots in rural zones.

Ensure land is only zoned for rural residential development where it:

- Is located close to existing towns and urban centres, but not in areas that will be required for fully serviced urban development.
- Can be supplied with electricity, water and good quality road access.



## LATROBE PLANNING SCHEME

**16.01-5L Rural residential development**

---/---  
Proposed C122latr

**Strategies**

Encourage rural living where there will be minimal negative environmental impact or conflict with commercial agriculture.

Support rural living where it will result in improved land management outcomes.

Encourage facilities and services required by rural residents to locate in existing townships.

Discourage rural living or low density residential use and development on the fringes of major towns where land is designated as a long-term urban growth corridor.

Discourage domestic animal husbandry and racing dog husbandry in rural living areas.

Discourage rural living on existing timber haulage routes to avoid road safety and amenity issues.

Support rural living in low bushfire risk locations or where bushfire risk can be reduced to an acceptable level.

## LATROBE PLANNING SCHEME

**16.01-6S**26/10/2018  
VC152**Community care accommodation****Objective**

To facilitate the establishment of community care accommodation and support their location being kept confidential.

**Strategies**

Planning schemes should not require a planning permit for or prohibit the use of land in a residential area for community care accommodation that accommodates no more than 20 clients and that is funded by, or conducted by or on behalf of, a government department or public authority, including a public authority established for a public purpose under a Commonwealth Act.

Facilitate the confidential establishment of community care accommodation through appropriate permit, notice and review exemptions.

## LATROBE PLANNING SCHEME

**16.01-7S**31/07/2018  
VC148**Residential aged care facilities****Objective**

To facilitate the development of well-designed and appropriately located residential aged care facilities.

**Strategies**

Recognise that residential aged care facilities contribute to housing diversity and choice, and are an appropriate use in a residential area.

Recognise that residential aged care facilities are different to dwellings in their purpose and function, and will have a different built form (including height, scale and mass).

Ensure local housing strategies, precinct structure plans and activity centre structure plans provide for residential aged care facilities.

Ensure that residential aged care facilities are located in residential areas, activity centres and urban renewal precincts, close to services and public transport.

Encourage planning for housing that:

- Delivers an adequate supply of land or redevelopment opportunities for residential aged care facilities.
- Enables older people to live in appropriate housing in their local community.

Provide for a mix of housing for older people with appropriate access to care and support services.

Ensure that proposals to establish residential aged care facilities early in the life of a growth area are in locations that will have early access to services and public transport.

Ensure that residential aged care facilities are designed to respond to the site and its context.

Promote a high standard of urban design and architecture in residential aged care facilities.

**Policy guidelines**

Consider as relevant:

- The Commonwealth Government's Responsible ratios for the provision of aged care places under the *Aged Care Act 1997*.

**16.01-7L**---/---  
Proposed C122latr**Residential aged care facilities****Strategy**

Locate specialised aged care facilities in sites that are:

- Close to retail, community and recreational facilities.
- Serviced by public or community transport.
- Generally flat without significant obstacles to accessing facilities, services and transport (e.g. main roads without safe pedestrian crossing points).
- Not prone to natural hazards such as bushfire and flooding.

LATROBE PLANNING SCHEME

**17.01**  
31/07/2018  
VC148

**EMPLOYMENT**

## LATROBE PLANNING SCHEME

**17.01-1S**31/07/2018  
VC148**Diversified economy****Objective**

To strengthen and diversify the economy.

**Strategies**

Protect and strengthen existing and planned employment areas and plan for new employment areas.

Facilitate regional, cross-border and inter-regional relationships to harness emerging economic opportunities.

Facilitate growth in a range of employment sectors, including health, education, retail, tourism, knowledge industries and professional and technical services based on the emerging and existing strengths of each region.

Improve access to jobs closer to where people live.

Support rural economies to grow and diversify.

## LATROBE PLANNING SCHEME

**17.01-1R**31/07/2018  
VC148**Diversified economy - Gippsland****Strategies**

Support production and processing facilities that add value to local agricultural, forestry and fisheries products.

Support the development of industry sectors focussed on growing Asian and other international markets.

Support development of coal-to-products industries such as diesel, fertiliser and gas, for both domestic and export markets.

Improve Gippsland's capacity in advanced manufacturing and engineering with particular reference to Latrobe Valley industries.

Support Gippsland's fishing industry by maintaining ports and enabling development of fishing operations at Lakes Entrance, Mallacoota, Port Welshpool, San Remo, Port Franklin and Port Albert.

Facilitate opportunities within aviation-related industries.

## LATROBE PLANNING SCHEME

**17.01-1L**

~~17.01-1L~~  
Proposed C122latr

**Diversified economy****Strategies**

Encourage large format industries including heavy industry, food and fibre processing within the Morwell – Maryvale Industry Growth Corridor as identified in the Economic Strategy Plan in Clause 02.04 and Areas 7, 8 & 9 of the Morwell Town Structure Plan in Clause 11.01-1L.

Support the development of information communications technology hubs and precincts.

Provide for an employment area focused around the Latrobe Regional Airport and Hospital that accommodates industry clusters linked to health, aeronautics or agricultural research.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Industrial and Employment Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**17.01-2S**04/10/2018  
VC149**Innovation and research****Objective**

To create opportunities for innovation and the knowledge economy within existing and emerging industries, research and education.

**Strategies**

Encourage the expansion and development of logistics and communications infrastructure.

Support the development of business clusters.

Support the development of enterprise precincts that build the critical mass of employment in an area, leverage the area's public and private sector economic competitive strengths and assets, and cater to a diversity of employment types and scales.

Promote an accessible, well-connected, high-amenity and collaborative physical environment that is conducive to innovation and to creative activities.

Encourage the provision of infrastructure that helps people to be innovative and creative, learn new skills and start new businesses in locations identified to accommodate employment and economic growth.

Support well-located, appropriate and low-cost premises for not-for-profit or start-up enterprises.

Improve access to community-based information and training through further developing libraries as community learning centres.



## LATROBE PLANNING SCHEME

**17.01-2R Innovation and Research - Gippsland**31/07/2018  
VC148**Strategies**

Facilitate opportunities for innovation and industry development arising from climate change and initiatives to reduce greenhouse gas emissions.

Support development of the region's research and development capacity in places with an established presence including Churchill and Ellinbank.

## LATROBE PLANNING SCHEME

**17.01-2L**

~~17.01-2L~~  
Proposed C122latr

**Innovation and research****Strategies**

Facilitate the development of the Gippsland Hi-Tech Precinct by supporting the co-location of businesses that complement the activities within the Precinct.

Facilitate the establishment of research and development facilities, including those associated with existing businesses.

LATROBE PLANNING SCHEME

**17.01**  
31/07/2018  
VC148

**EMPLOYMENT**

## LATROBE PLANNING SCHEME

**17.01-1S**31/07/2018  
VC148**Diversified economy****Objective**

To strengthen and diversify the economy.

**Strategies**

Protect and strengthen existing and planned employment areas and plan for new employment areas.

Facilitate regional, cross-border and inter-regional relationships to harness emerging economic opportunities.

Facilitate growth in a range of employment sectors, including health, education, retail, tourism, knowledge industries and professional and technical services based on the emerging and existing strengths of each region.

Improve access to jobs closer to where people live.

Support rural economies to grow and diversify.

## LATROBE PLANNING SCHEME

**17.01-1R**31/07/2018  
VC148**Diversified economy - Gippsland****Strategies**

Support production and processing facilities that add value to local agricultural, forestry and fisheries products.

Support the development of industry sectors focussed on growing Asian and other international markets.

Support development of coal-to-products industries such as diesel, fertiliser and gas, for both domestic and export markets.

Improve Gippsland's capacity in advanced manufacturing and engineering with particular reference to Latrobe Valley industries.

Support Gippsland's fishing industry by maintaining ports and enabling development of fishing operations at Lakes Entrance, Mallacoota, Port Welshpool, San Remo, Port Franklin and Port Albert.

Facilitate opportunities within aviation-related industries.

## LATROBE PLANNING SCHEME

**17.01-1L**

~~17.01-1L~~  
Proposed C122latr

**Diversified economy****Strategies**

Encourage large format industries including heavy industry, food and fibre processing within the Morwell – Maryvale Industry Growth Corridor as identified in the Economic Strategy Plan in Clause 02.04 and Areas 7, 8 & 9 of the Morwell Town Structure Plan in Clause 11.01-1L.

Support the development of information communications technology hubs and precincts.

Provide for an employment area focused around the Latrobe Regional Airport and Hospital that accommodates industry clusters linked to health, aeronautics or agricultural research.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Industrial and Employment Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**17.01-2S**04/10/2018  
VC149**Innovation and research****Objective**

To create opportunities for innovation and the knowledge economy within existing and emerging industries, research and education.

**Strategies**

Encourage the expansion and development of logistics and communications infrastructure.

Support the development of business clusters.

Support the development of enterprise precincts that build the critical mass of employment in an area, leverage the area's public and private sector economic competitive strengths and assets, and cater to a diversity of employment types and scales.

Promote an accessible, well-connected, high-amenity and collaborative physical environment that is conducive to innovation and to creative activities.

Encourage the provision of infrastructure that helps people to be innovative and creative, learn new skills and start new businesses in locations identified to accommodate employment and economic growth.

Support well-located, appropriate and low-cost premises for not-for-profit or start-up enterprises.

Improve access to community-based information and training through further developing libraries as community learning centres.

## LATROBE PLANNING SCHEME

**17.01-2R Innovation and Research - Gippsland**31/07/2018  
VC148**Strategies**

Facilitate opportunities for innovation and industry development arising from climate change and initiatives to reduce greenhouse gas emissions.

Support development of the region's research and development capacity in places with an established presence including Churchill and Ellinbank.



## LATROBE PLANNING SCHEME

**17.01-2L Innovation and research**

~~17.01-2L~~  
Proposed C122latr

**Strategies**

Facilitate the development of the Gippsland Hi-Tech Precinct by supporting the co-location of businesses that complement the activities within the Precinct.

Facilitate the establishment of research and development facilities, including those associated with existing businesses.

LATROBE PLANNING SCHEME

**17.02**  
31/07/2018  
VC148

**COMMERCIAL**

## LATROBE PLANNING SCHEME

**17.02-1S**31/07/2018  
VC148**Business****Objective**

To encourage development that meets the community's needs for retail, entertainment, office and other commercial services.

**Strategies**

Plan for an adequate supply of commercial land in appropriate locations.

Ensure commercial facilities are aggregated and provide net community benefit in relation to their viability, accessibility and efficient use of infrastructure.

Locate commercial facilities in existing or planned activity centres.

Provide new convenience shopping facilities to provide for the needs of the local population in new residential areas and within, or immediately adjacent to, existing commercial centres.

Provide small scale shopping opportunities that meet the needs of local residents and workers in convenient locations.

Provide outlets of trade-related goods or services directly serving or ancillary to industry that have adequate on-site car parking.

Locate cinema based entertainment facilities within or on the periphery of existing or planned activity centres.

Apply a five year time limit for commencement to any planning permit for a shopping centre or shopping centre expansion of more than 1000 square metres leasable floor area.

## LATROBE PLANNING SCHEME

**17.02-1R Commercial centres - Gippsland**

31/07/2018  
VC148

**Strategy**

Support redevelopment initiatives in commercial centres that will be subject to significant growth (Traralgon, Morwell Mid Valley, Warragul, Wonthaggi, Leongatha, Sale and Bairnsdale) to improve their attractiveness and usability.

## LATROBE PLANNING SCHEME

**17.02-1L**

~~17.02-1L~~  
Proposed C122latr

**Business****Strategy**

Direct development of restricted retail premises (homemaker precincts) to:

- Princes Drive, Morwell (Area 6 on the Morwell Town Structure Plan in Clause 11.01-1L).
- Mid-Valley Primary Activity Centre, Morwell (Areas 10 and 4 on the Morwell Town Structure Plan in Clause 11.01-1L).
- Princes Highway and Stammers Road, Traralgon East (Area 5 on the Traralgon Town Structure Plan in Clause 11.01-1L).
- Argyle Street, Traralgon (Area 4 on the Traralgon Town Structure Plan in Clause 11.01-1L).
- Narracan Drive, Moe (Area 9 on the Moe-Newborough Town Structure Plan in Clause 11.01-1L).

## LATROBE PLANNING SCHEME

**17.02-2S**31/07/2018  
VC148**Out-of-centre development****Objective**

To manage out-of-centre development.

**Strategies**

Discourage proposals for expansion of single use retail, commercial and recreational facilities outside activity centres.

Give preference to locations in or on the border of an activity centre for expansion of single use retail, commercial and recreational facilities.

Discourage large sports and entertainment facilities of metropolitan, state or national significance in out-of-centre locations unless they are on the Principal Public Transport Network and in locations that are highly accessible to their catchment of users.

Ensure that out-of-centre proposals are only considered where the proposed use or development is of net benefit to the community in the region served by the proposal or provides small scale shopping opportunities that meet the needs of local residents and workers in convenient locations.

LATROBE PLANNING SCHEME

**17.02-2L**

---  
Proposed C122latr

**Out-of-centre development**

**Strategy**

Discourage the establishment of 'out of centre' large format supermarkets and retail developments, unless there is demand and existing centres would not be detrimentally affected.

LATROBE PLANNING SCHEME

**17.02**  
31/07/2018  
VC148

**COMMERCIAL**



## LATROBE PLANNING SCHEME

**17.02-1S**31/07/2018  
VC148**Business****Objective**

To encourage development that meets the community's needs for retail, entertainment, office and other commercial services.

**Strategies**

Plan for an adequate supply of commercial land in appropriate locations.

Ensure commercial facilities are aggregated and provide net community benefit in relation to their viability, accessibility and efficient use of infrastructure.

Locate commercial facilities in existing or planned activity centres.

Provide new convenience shopping facilities to provide for the needs of the local population in new residential areas and within, or immediately adjacent to, existing commercial centres.

Provide small scale shopping opportunities that meet the needs of local residents and workers in convenient locations.

Provide outlets of trade-related goods or services directly serving or ancillary to industry that have adequate on-site car parking.

Locate cinema based entertainment facilities within or on the periphery of existing or planned activity centres.

Apply a five year time limit for commencement to any planning permit for a shopping centre or shopping centre expansion of more than 1000 square metres leasable floor area.

## LATROBE PLANNING SCHEME

**17.02-1R Commercial centres - Gippsland**

31/07/2018  
VC148

**Strategy**

Support redevelopment initiatives in commercial centres that will be subject to significant growth (Traralgon, Morwell Mid Valley, Warragul, Wonthaggi, Leongatha, Sale and Bairnsdale) to improve their attractiveness and usability.

## LATROBE PLANNING SCHEME

**17.02-1L**

-----  
Proposed C122latr

**Business****Strategy**

Direct development of restricted retail premises (homemaker precincts) to:

- Princes Drive, Morwell (Area 6 on the Morwell Town Structure Plan in Clause 11.01-1L).
- Mid-Valley Primary Activity Centre, Morwell (Areas 10 and 4 on the Morwell Town Structure Plan in Clause 11.01-1L).
- Princes Highway and Stammers Road, Traralgon East (Area 5 on the Traralgon Town Structure Plan in Clause 11.01-1L).
- Argyle Street, Traralgon (Area 4 on the Traralgon Town Structure Plan in Clause 11.01-1L).
- Narracan Drive, Moe (Area 9 on the Moe-Newborough Town Structure Plan in Clause 11.01-1L).

## LATROBE PLANNING SCHEME

**17.02-2S**31/07/2018  
VC148**Out-of-centre development****Objective**

To manage out-of-centre development.

**Strategies**

Discourage proposals for expansion of single use retail, commercial and recreational facilities outside activity centres.

Give preference to locations in or on the border of an activity centre for expansion of single use retail, commercial and recreational facilities.

Discourage large sports and entertainment facilities of metropolitan, state or national significance in out-of-centre locations unless they are on the Principal Public Transport Network and in locations that are highly accessible to their catchment of users.

Ensure that out-of-centre proposals are only considered where the proposed use or development is of net benefit to the community in the region served by the proposal or provides small scale shopping opportunities that meet the needs of local residents and workers in convenient locations.

## LATROBE PLANNING SCHEME

**17.02-2L Out-of-centre development**

~~17.02-2L~~  
Proposed C122latr

**Strategy**

Discourage the establishment of 'out of centre' large format supermarkets and retail developments, unless there is demand and existing centres would not be detrimentally affected.

LATROBE PLANNING SCHEME

**17.03**  
31/07/2018  
VC148

**INDUSTRY**

## LATROBE PLANNING SCHEME

**17.03-1S**26/05/2020  
VC175**Industrial land supply****Objective**

To ensure availability of land for industry.

**Strategies**

Provide an adequate supply of industrial land in appropriate locations including sufficient stocks of large sites for strategic investment.

Identify land for industrial development in urban growth areas where:

- Good access for employees, freight and road transport is available.
- Appropriate buffer areas can be provided between the proposed industrial land and nearby sensitive land uses.

Protect and carefully plan existing industrial areas to, where possible, facilitate further industrial development.

Avoid approving non-industrial land uses that will prejudice the availability of land in identified industrial areas for future industrial use.

**Policy documents**

Consider as relevant:

- *Recommended separation distances for industrial residual air emissions*(Environment Protection Authority, 2013)

## LATROBE PLANNING SCHEME

**17.03-1R Industrial land supply - Gippsland**

31/07/2018  
VC148

**Strategy**

Facilitate the release of additional industrial zoned land in towns including Warragul, Leongatha, Sale, Lakes Entrance, Paynesville and Mallacoota.



## LATROBE PLANNING SCHEME

**17.03-1L**

Proposed C122latr

**Sustainable industry****Strategies**

Discourage expansion of industrial land in Churchill, Moe and Traralgon unless indicated on the Churchill Town Structure Plan, Moe-Newborough Town Structure Plan and Traralgon Town Structure Plan in Clause 11.01-1L.

Encourage the long term expansion of the Industrial Precinct in Area 8 on the Morwell to Traralgon Structure Plan in Clause 11.03-2L.

Develop large, low density and high amenity industries in the high amenity location north of Princes Drive and east of Alexanders Road in Morwell (Area 7 on the Morwell Town Structure Plan in Clause 11.01-1L).

Retain the potential of the Morwell South Heavy Industry Precinct and land within the Special Use - Brown Coal Area to function as locations that are suited to major heavy industry (Area 9 on the Morwell Town Structure Plan in Clause 11.01-1L).

Encourage industry in the underutilised industrial precinct in the north-west of Churchill (Area 4 of the CTSP in Clause 11.01-1L).

Support the development of industry in Churchill that benefits from locating near its educational institutions.

**Policy documents**

Consider as relevant:

- *Live Work Latrobe Industrial and Employment Strategy* (Latrobe City Council MacroPlan Dimasi, RMCG and Planisphere, 2019)
- *Morwell to Traralgon Employment Corridor Precinct Masterplan* (Urban Enterprises, 2020)

## LATROBE PLANNING SCHEME

**17.03-2S**26/05/2020  
VC175**Sustainable industry****Objective**

To facilitate the sustainable operation of industry.

**Strategies**

Ensure that industrial activities requiring substantial threshold distances are located in the core of industrial areas.

Encourage activities with minimal threshold requirements to locate towards the perimeter of the industrial area.

Minimise inter-industry conflict and encourage like industries to locate within the same area.

Protect industrial activity in industrial zones from the encroachment of commercial, residential and other sensitive uses that would adversely affect industry viability.

Encourage industrial uses that meet appropriate standards of safety and amenity to locate within activity centres.

Provide adequate separation and buffer areas between sensitive uses and offensive or dangerous industries and quarries to ensure that residents are not affected by adverse environmental effects, nuisance or exposure to hazards.

Encourage manufacturing and storage industries that generate significant volumes of freight to locate close to air, rail and road freight terminals.

**Policy documents**

Consider as relevant:

- *Recommended separation distances for industrial residual air emissions* (Environment Protection Authority, 2013)

## LATROBE PLANNING SCHEME

**17.03-3S**31/07/2018  
VC148**State significant industrial land****Objective**

To protect industrial land of state significance.

**Strategies**

Protect state significant industrial precincts from incompatible land uses to allow for future growth. State significant industrial precincts include but are not limited to:

- Southern Industrial Precinct - Dandenong South.
- Northern Industrial Precinct - Campbellfield, Somerton and Thomastown.
- Western Industrial Precinct - Laverton North and Derrimut.
- Officer / Pakenham Industrial Precinct.
- Port of Hastings Industrial Precinct.

Ensure sufficient availability of strategically located land for major industrial development, particularly for industries and storage facilities that require significant threshold distances from sensitive or incompatible uses.

Protect heavy industrial areas from inappropriate development and maintain adequate buffer distances from sensitive or incompatible uses.

LATROBE PLANNING SCHEME

**17.03**  
31/07/2018  
VC148

**INDUSTRY**

## LATROBE PLANNING SCHEME

**17.03-1S**26/05/2020  
VC175**Industrial land supply****Objective**

To ensure availability of land for industry.

**Strategies**

Provide an adequate supply of industrial land in appropriate locations including sufficient stocks of large sites for strategic investment.

Identify land for industrial development in urban growth areas where:

- Good access for employees, freight and road transport is available.
- Appropriate buffer areas can be provided between the proposed industrial land and nearby sensitive land uses.

Protect and carefully plan existing industrial areas to, where possible, facilitate further industrial development.

Avoid approving non-industrial land uses that will prejudice the availability of land in identified industrial areas for future industrial use.

**Policy documents**

Consider as relevant:

- *Recommended separation distances for industrial residual air emissions*(Environment Protection Authority, 2013)

## LATROBE PLANNING SCHEME

**17.03-1R Industrial land supply - Gippsland**

31/07/2018  
VC148

**Strategy**

Facilitate the release of additional industrial zoned land in towns including Warragul, Leongatha, Sale, Lakes Entrance, Paynesville and Mallacoota.

## LATROBE PLANNING SCHEME

**17.03-1L**

-----  
Proposed C122latr

**Sustainable industry****Strategies**

Discourage expansion of industrial land in Churchill, Moe and Traralgon unless indicated on the Churchill Town Structure Plan, Moe-Newborough Town Structure Plan and Traralgon Town Structure Plan in Clause 11.01-1L.

Encourage the long term expansion of the Industrial Precinct in Area 8 on the Morwell to Traralgon Structure Plan in Clause 11.03-2L.

Develop large, low density and high amenity industries in the high amenity location north of Princes Drive and east of Alexanders Road in Morwell (Area 7 on the Morwell Town Structure Plan in Clause 11.01-1L).

Retain the potential of the Morwell South Heavy Industry Precinct and land within the Special Use - Brown Coal Area to function as locations that are suited to major heavy industry (Area 9 on the Morwell Town Structure Plan in Clause 11.01-1L).

Encourage industry in the underutilised industrial precinct in the north-west of Churchill (Area 4 of the CTSP in Clause 11.01-1L).

Support the development of industry in Churchill that benefits from locating near its educational institutions.

**Policy documents**

Consider as relevant:

- *Live Work Latrobe Industrial and Employment Strategy* (Latrobe City Council MacroPlan Dimasi, RMCG and Planisphere, 2019)
- *Morwell to Traralgon Employment Corridor Precinct Masterplan* (Urban Enterprises, 2020)

## LATROBE PLANNING SCHEME

**17.03-2S**26/05/2020  
VC175**Sustainable industry****Objective**

To facilitate the sustainable operation of industry.

**Strategies**

Ensure that industrial activities requiring substantial threshold distances are located in the core of industrial areas.

Encourage activities with minimal threshold requirements to locate towards the perimeter of the industrial area.

Minimise inter-industry conflict and encourage like industries to locate within the same area.

Protect industrial activity in industrial zones from the encroachment of commercial, residential and other sensitive uses that would adversely affect industry viability.

Encourage industrial uses that meet appropriate standards of safety and amenity to locate within activity centres.

Provide adequate separation and buffer areas between sensitive uses and offensive or dangerous industries and quarries to ensure that residents are not affected by adverse environmental effects, nuisance or exposure to hazards.

Encourage manufacturing and storage industries that generate significant volumes of freight to locate close to air, rail and road freight terminals.

**Policy documents**

Consider as relevant:

- *Recommended separation distances for industrial residual air emissions* (Environment Protection Authority, 2013)



## LATROBE PLANNING SCHEME

**17.03-3S**31/07/2018  
VC148**State significant industrial land****Objective**

To protect industrial land of state significance.

**Strategies**

Protect state significant industrial precincts from incompatible land uses to allow for future growth. State significant industrial precincts include but are not limited to:

- Southern Industrial Precinct - Dandenong South.
- Northern Industrial Precinct - Campbellfield, Somerton and Thomastown.
- Western Industrial Precinct - Laverton North and Derrimut.
- Officer / Pakenham Industrial Precinct.
- Port of Hastings Industrial Precinct.

Ensure sufficient availability of strategically located land for major industrial development, particularly for industries and storage facilities that require significant threshold distances from sensitive or incompatible uses.

Protect heavy industrial areas from inappropriate development and maintain adequate buffer distances from sensitive or incompatible uses.

LATROBE PLANNING SCHEME

**17.04**  
31/07/2018  
VC148

**TOURISM**

## LATROBE PLANNING SCHEME

**17.04-1S**31/07/2018  
VC148**Facilitating tourism****Objective**

To encourage tourism development to maximise the economic, social and cultural benefits of developing the state as a competitive domestic and international tourist destination.

**Strategies**

Encourage the development of a range of well-designed and sited tourist facilities, including integrated resorts, accommodation, host farm, bed and breakfast and retail opportunities.

Seek to ensure that tourism facilities have access to suitable transport.

Promote tourism facilities that preserve, are compatible with and build on the assets and qualities of surrounding activities and attractions.

Create innovative tourism experiences.

Encourage investment that meets demand and supports growth in tourism.

**Policy guidelines**

Consider as relevant:

- Any applicable regional tourism development strategy.

**Policy documents**

Consider as relevant:

- *Tourism Investment Guidelines – Your Guide to Tourism Investment in Victoria* (Tourism Victoria, 2008)

## LATROBE PLANNING SCHEME

**17.04-1R Tourism - Gippsland**

31/07/2018  
VC148

**Strategies**

Facilitate tourism in strategic tourism investment areas shown on the Gippsland Regional Growth Plan.

Facilitate tourism development in existing urban settlements to maximise access to infrastructure, services and labour and to minimise impacts on the environment and exposure to natural hazards.

Support nature-based tourism proposals that complement and are compatible with the region's environment and landscape attractions or are close to identified strategic tourism investment areas.

## LATROBE PLANNING SCHEME

**17.04-1L Major attractions and commercial tourism in Latrobe**

---  
Proposed C122latr

**Strategies**

Encourage development of event related facilities to support Latrobe as a conference and major events destination.

Facilitate tourism development, such as accommodation and hospitality, that supports visitation to Latrobe's events and attractions, including its industrial heritage.

Encourage commercial tourist development to locate within urban areas.

**Policy document**

Consider as relevant:

- *Latrobe City Events and Tourism Strategy 2018-2022* (Latrobe City Council, 2018)

**17.04-1L Facilitating rural tourism**

---  
Proposed C122latr

**Objective**

To provide for complementary use of land for rural and nature based tourism in rural landscapes.

**General strategies**

Facilitate small scale rural based tourism that enhances the viability of agricultural activity.

Discourage tourism that is likely to result in significant disturbance of remnant bushland.

Support large scale tourism developments in rural areas only where:

- The tourism enterprise requires a rural location.
- The development will not contribute to the urbanisation of the area.
- The land use is compatible with the use of adjoining and surrounding land for agriculture or forestry and complimentary to the rural setting.
- The facility will significantly contribute to the local and regional tourism economy.
- The site has convenient access to tourist routes, tourist attractions and infrastructure.
- The site has access to all relevant servicing infrastructure and the development will meet all costs for infrastructure provision to the site.
- The bushfire risk can be reduced to an acceptable level.

**Tourism in the Farming Zone Schedule 1****Policy application**

This policy applies to use or development of land within the Farming Zone Schedule 1.

**Strategies**

Support tourism only where it is:

- Associated with an existing farming activity undertaken on the property.
- Sensitive to the rural landscape and natural environment and aids in achieving onsite biodiversity conservation.

Ensure that any existing agricultural activity on the site remains as the primary land use of the site.

Discourage tourism use unless it economically promotes an existing productive agricultural use on site.

**LATROBE PLANNING SCHEME**

Minimise the loss of productive agricultural land as a result of use and development of land for tourism.

**Tourism in the Farming Zone Schedule 2****Policy application**

This policy applies to the use or development of land within the Farming Zone Schedule 2 for tourism.

**Strategies**

Support the establishment of tourism opportunities that include agriculture related or nature based activities, bed and breakfasts, host farms, wineries and restaurants.

Discourage camping, caravan parks, backpacker hostels, market or residential hotels that would conflict with adjoining agriculture uses, land conservation outcomes or rural amenity values.

Encourage tourism buildings and ancillary infrastructure to be clustered together on the property and screened from view from neighbouring dwellings.

Support the use and development of land for accommodation, if:

- No detriment is likely to result to adjoining agricultural activities.
- It will result in improved land management, rehabilitation for conservation purposes, or improvements to degraded land.
- All wastewater can be retained onsite.
- That any risk from bushfire is reduced to an acceptable level and any bushfire protection measures can be implemented.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**17.04-2S**31/07/2018  
VC148**Coastal and maritime tourism and recreation****Objective**

To encourage suitably located and designed coastal, marine and maritime tourism and recreational opportunities.

**Strategies**

Support the development of ecotourism, tourism and major maritime events.

Ensure a diverse range of accommodation options and coastal experiences are provided for and maintained.

Ensure sites and facilities are accessible to all.

Ensure tourism development, within non-urban areas, demonstrates a tourist accommodation need and supports a nature-based approach.

Ensure development is of an appropriate scale, use and intensity relative to its location and minimises impacts on the surrounding natural, visual, environmental and coastal character.

Develop a network of maritime precincts around Port Phillip and Western Port that serve both local communities and visitors.

Maintain and expand boating and recreational infrastructure around the bays in maritime precincts at Frankston, Geelong, Hastings, Hobsons Bay, Mordialloc, Mornington, Patterson River, Portarlington, Queenscliff, St Kilda, Stony Point/Cowes and Wyndham.

Provide public access to recreational facilities and activities on land and water.

Encourage high quality urban design that is innovative, sustainable and integrated with surrounding areas.

Support maritime and related industries in appropriate locations.

**Policy documents**

Consider as relevant:

- *Boating Coastal Action Plan* (Central Coastal Board, 2007)
- *Victorian Coastal Strategy* (Victorian Coastal Council, 2014)
- *Coastal Spaces Landscape Assessment Study* (Department of Sustainability and Environment, 2006)

LATROBE PLANNING SCHEME

**17.04**  
31/07/2018  
VC148

**TOURISM**



## LATROBE PLANNING SCHEME

**17.04-1S**31/07/2018  
VC148**Facilitating tourism****Objective**

To encourage tourism development to maximise the economic, social and cultural benefits of developing the state as a competitive domestic and international tourist destination.

**Strategies**

Encourage the development of a range of well-designed and sited tourist facilities, including integrated resorts, accommodation, host farm, bed and breakfast and retail opportunities.

Seek to ensure that tourism facilities have access to suitable transport.

Promote tourism facilities that preserve, are compatible with and build on the assets and qualities of surrounding activities and attractions.

Create innovative tourism experiences.

Encourage investment that meets demand and supports growth in tourism.

**Policy guidelines**

Consider as relevant:

- Any applicable regional tourism development strategy.

**Policy documents**

Consider as relevant:

- *Tourism Investment Guidelines – Your Guide to Tourism Investment in Victoria* (Tourism Victoria, 2008)

## LATROBE PLANNING SCHEME

**17.04-1R Tourism - Gippsland**

31/07/2018  
VC148

**Strategies**

Facilitate tourism in strategic tourism investment areas shown on the Gippsland Regional Growth Plan.

Facilitate tourism development in existing urban settlements to maximise access to infrastructure, services and labour and to minimise impacts on the environment and exposure to natural hazards.

Support nature-based tourism proposals that complement and are compatible with the region's environment and landscape attractions or are close to identified strategic tourism investment areas.

## LATROBE PLANNING SCHEME

**17.04-1L Major attractions and commercial tourism in Latrobe**

---  
Proposed C122latr

**Strategies**

Encourage development of event related facilities to support Latrobe as a conference and major events destination.

Facilitate tourism development, such as accommodation and hospitality, that supports visitation to Latrobe's events and attractions, including its industrial heritage.

Encourage commercial tourist development to locate within urban areas.

**Policy document**

Consider as relevant:

- *Latrobe City Events and Tourism Strategy 2018-2022* (Latrobe City Council, 2018)

**17.04-1L Facilitating rural tourism**

---  
Proposed C122latr

**Objective**

To provide for complementary use of land for rural and nature based tourism in rural landscapes.

**General strategies**

Facilitate small scale rural based tourism that enhances the viability of agricultural activity.

Discourage tourism that is likely to result in significant disturbance of remnant bushland.

Support large scale tourism developments in rural areas only where:

- The tourism enterprise requires a rural location.
- The development will not contribute to the urbanisation of the area.
- The land use is compatible with the use of adjoining and surrounding land for agriculture or forestry and complimentary to the rural setting.
- The facility will significantly contribute to the local and regional tourism economy.
- The site has convenient access to tourist routes, tourist attractions and infrastructure.
- The site has access to all relevant servicing infrastructure and the development will meet all costs for infrastructure provision to the site.
- The bushfire risk can be reduced to an acceptable level.

**Tourism in the Farming Zone Schedule 1****Policy application**

This policy applies to use or development of land within the Farming Zone Schedule 1.

**Strategies**

Support tourism only where it is:

- Associated with an existing farming activity undertaken on the property.
- Sensitive to the rural landscape and natural environment and aids in achieving onsite biodiversity conservation.

Ensure that any existing agricultural activity on the site remains as the primary land use of the site.

Discourage tourism use unless it economically promotes an existing productive agricultural use on site.

**LATROBE PLANNING SCHEME**

Minimise the loss of productive agricultural land as a result of use and development of land for tourism.

**Tourism in the Farming Zone Schedule 2****Policy application**

This policy applies to the use or development of land within the Farming Zone Schedule 2 for tourism.

**Strategies**

Support the establishment of tourism opportunities that include agriculture related or nature based activities, bed and breakfasts, host farms, wineries and restaurants.

Discourage camping, caravan parks, backpacker hostels, market or residential hotels that would conflict with adjoining agriculture uses, land conservation outcomes or rural amenity values.

Encourage tourism buildings and ancillary infrastructure to be clustered together on the property and screened from view from neighbouring dwellings.

Support the use and development of land for accommodation, if:

- No detriment is likely to result to adjoining agricultural activities.
- It will result in improved land management, rehabilitation for conservation purposes, or improvements to degraded land.
- All wastewater can be retained onsite.
- That any risk from bushfire is reduced to an acceptable level and any bushfire protection measures can be implemented.

**Policy document**

Consider as relevant:

- *Live Work Latrobe Rural Land Use Strategy* (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, 2019)

## LATROBE PLANNING SCHEME

**17.04-2S**31/07/2018  
VC148**Coastal and maritime tourism and recreation****Objective**

To encourage suitably located and designed coastal, marine and maritime tourism and recreational opportunities.

**Strategies**

Support the development of ecotourism, tourism and major maritime events.

Ensure a diverse range of accommodation options and coastal experiences are provided for and maintained.

Ensure sites and facilities are accessible to all.

Ensure tourism development, within non-urban areas, demonstrates a tourist accommodation need and supports a nature-based approach.

Ensure development is of an appropriate scale, use and intensity relative to its location and minimises impacts on the surrounding natural, visual, environmental and coastal character.

Develop a network of maritime precincts around Port Phillip and Western Port that serve both local communities and visitors.

Maintain and expand boating and recreational infrastructure around the bays in maritime precincts at Frankston, Geelong, Hastings, Hobsons Bay, Mordialloc, Mornington, Patterson River, Portarlington, Queenscliff, St Kilda, Stony Point/Cowes and Wyndham.

Provide public access to recreational facilities and activities on land and water.

Encourage high quality urban design that is innovative, sustainable and integrated with surrounding areas.

Support maritime and related industries in appropriate locations.

**Policy documents**

Consider as relevant:

- *Boating Coastal Action Plan* (Central Coastal Board, 2007)
- *Victorian Coastal Strategy* (Victorian Coastal Council, 2014)
- *Coastal Spaces Landscape Assessment Study* (Department of Sustainability and Environment, 2006)

LATROBE PLANNING SCHEME

**18.01**  
31/07/2018  
VC148

**INTEGRATED TRANSPORT**

## LATROBE PLANNING SCHEME

**18.01-1S**31/07/2018  
VC148**Land use and transport planning****Objective**

To create a safe and sustainable transport system by integrating land use and transport.

**Strategies**

Develop integrated and accessible transport networks to connect people to jobs and services and goods to market.

Plan urban development to make jobs and services more accessible by:

- Ensuring equitable access is provided to developments in accordance with forecast demand, taking advantage of all available modes of transport and to minimise adverse impacts on existing transport networks and the amenity of surrounding areas.
- Coordinating improvements to public transport, walking and cycling networks with the ongoing development and redevelopment of urban areas.
- Requiring integrated transport plans to be prepared for all new major residential, commercial and industrial developments.
- Focussing major government and private sector investments in regional cities and centres on major transport corridors, particularly railway lines, in order to maximise the access and mobility of communities.

Integrate public transport services and infrastructure into new development.

Improve transport links that strengthen the connections to Melbourne and adjoining regions.

**Policy documents**

Consider as relevant:

- *The Victorian Transport Plan* (Victorian Government, 2008)
- *Public Transport Guidelines for Land Use and Development* (Victorian Government, 2008)
- *Cycling into the Future 2013-23* (Victorian Government, 2012)
- *Principal Public Transport Network 2017* (Department of Economic Development, Jobs, Transport and Resources, 2017)

LATROBE PLANNING SCHEME

**18.01**  
31/07/2018  
VC148

**INTEGRATED TRANSPORT**



## LATROBE PLANNING SCHEME

**18.01-1S**31/07/2018  
VC148**Land use and transport planning****Objective**

To create a safe and sustainable transport system by integrating land use and transport.

**Strategies**

Develop integrated and accessible transport networks to connect people to jobs and services and goods to market.

Plan urban development to make jobs and services more accessible by:

- Ensuring equitable access is provided to developments in accordance with forecast demand, taking advantage of all available modes of transport and to minimise adverse impacts on existing transport networks and the amenity of surrounding areas.
- Coordinating improvements to public transport, walking and cycling networks with the ongoing development and redevelopment of urban areas.
- Requiring integrated transport plans to be prepared for all new major residential, commercial and industrial developments.
- Focussing major government and private sector investments in regional cities and centres on major transport corridors, particularly railway lines, in order to maximise the access and mobility of communities.

Integrate public transport services and infrastructure into new development.

Improve transport links that strengthen the connections to Melbourne and adjoining regions.

**Policy documents**

Consider as relevant:

- *The Victorian Transport Plan* (Victorian Government, 2008)
- *Public Transport Guidelines for Land Use and Development* (Victorian Government, 2008)
- *Cycling into the Future 2013-23* (Victorian Government, 2012)
- *Principal Public Transport Network 2017* (Department of Economic Development, Jobs, Transport and Resources, 2017)

LATROBE PLANNING SCHEME

**18.02**  
31/07/2018  
VC148

**MOVEMENT NETWORKS**

## LATROBE PLANNING SCHEME

**18.02-1S**31/07/2018  
VC148**Sustainable personal transport****Objective**

To promote the use of sustainable personal transport.

**Strategies**

Ensure development and the planning for new suburbs, urban renewal precincts, greyfield redevelopment areas and transit-oriented development areas (such as railway stations) provide opportunities to promote more walking and cycling.

Encourage the use of walking and cycling by creating environments that are safe and attractive.

Develop high quality pedestrian environments that are accessible to footpath-bound vehicles such as wheelchairs, prams and scooters.

Ensure cycling routes and infrastructure are constructed early in new developments.

Provide direct and connected pedestrian and bicycle infrastructure to and between key destinations including activity centres, public transport interchanges, employment areas, urban renewal precincts and major attractions.

Ensure cycling infrastructure (on-road bicycle lanes and off-road bicycle paths) is planned to provide the most direct route practical and to separate cyclists from other road users, particularly motor vehicles.

Require the provision of adequate bicycle parking and related facilities to meet demand at education, recreation, transport, shopping and community facilities and other major attractions when issuing planning approvals.

Provide improved facilities, particularly storage, for cyclists at public transport interchanges, rail stations and major attractions.

Ensure provision of bicycle end-of-trip facilities in commercial buildings.

**Policy documents**

Consider as relevant:

- *Guide to Road Design, Part 6A: Paths for Walking and Cycling*
- *Cycling into the Future 2013–23* (Victorian Government, 2012)

## LATROBE PLANNING SCHEME

**18.02-1L**

---/---  
Proposed C122latr

**Sustainable personal transport****Strategies**

Design residential estates to include a bicycle network that links with the principal bicycle routes.  
Facilitate the expansion of cycling and pedestrian networks in all towns and between all activity centres.

**Policy documents**

Consider as relevant:

- *Latrobe City Bicycle Plan 2007-2010* (Latrobe City Council, 2007)
- *Tracks, Trails and Paths Strategy* (Planisphere, 2016)

## LATROBE PLANNING SCHEME

**18.02-2S**31/07/2018  
VC148**Public Transport****Objective**

To facilitate greater use of public transport and promote increased development close to high-quality public transport routes.

**Strategies**

Maintain and strengthen passenger transport networks.

Connect activity centres, job rich areas and outer suburban areas through high-quality public transport.

Improve access to the public transport network by:

- Ensuring integration with walking and cycling networks.
- Providing end-of-trip facilities for pedestrians and cyclists at public transport interchanges.

Plan for bus services to meet the need for local travel.

Ensure development supports the delivery and operation of public transport services.

Plan for and deliver public transport in outer suburban areas that is integrated with land use and development.

Provide for bus routes and stops and public transport interchanges in new development areas.

**Policy documents**

Consider as relevant:

- *Public Transport Guidelines for Land Use and Development* (Victorian Government, 2008)
- *The Victorian Transport Plan* (Victorian Government, 2008)
- *Cycling into the Future 2013-23* (Victorian Government, 2012)

## LATROBE PLANNING SCHEME

**18.02-4S**31/07/2018  
VC148**Car parking****Objective**

To ensure an adequate supply of car parking that is appropriately designed and located.

**Strategies**

Allocate or require land to be set aside for car parking subject to the existing and potential modes of access including public transport, the demand for off-street car parking, road capacity and the potential for demand management of car parking.

Encourage the efficient provision of car parking by consolidating car parking facilities.

Design and locate local car parking to:

- Protect the role and function of nearby roads.
- Enable easy and efficient use.
- Enable the movement and delivery of goods.
- Achieve a high standard of urban design and protect the amenity of the locality, including the amenity of pedestrians and other road users.
- Create a safe environment, particularly at night.
- Facilitate the use of public transport.

Protect the amenity of residential precincts from the effects of road congestion created by on-street parking.

Make adequate provision for taxi ranks as part of activity centres, transport interchanges and major commercial, retail and community facilities.

**Policy documents**

Consider as relevant:

- *Public Transport Guidelines for Land Use and Development* (Victorian Government, 2008)

LATROBE PLANNING SCHEME

LATROBE PLANNING SCHEME

**18.02**  
31/07/2018  
VC148

**MOVEMENT NETWORKS**



## LATROBE PLANNING SCHEME

**18.02-1S**31/07/2018  
VC148**Sustainable personal transport****Objective**

To promote the use of sustainable personal transport.

**Strategies**

Ensure development and the planning for new suburbs, urban renewal precincts, greyfield redevelopment areas and transit-oriented development areas (such as railway stations) provide opportunities to promote more walking and cycling.

Encourage the use of walking and cycling by creating environments that are safe and attractive.

Develop high quality pedestrian environments that are accessible to footpath-bound vehicles such as wheelchairs, prams and scooters.

Ensure cycling routes and infrastructure are constructed early in new developments.

Provide direct and connected pedestrian and bicycle infrastructure to and between key destinations including activity centres, public transport interchanges, employment areas, urban renewal precincts and major attractions.

Ensure cycling infrastructure (on-road bicycle lanes and off-road bicycle paths) is planned to provide the most direct route practical and to separate cyclists from other road users, particularly motor vehicles.

Require the provision of adequate bicycle parking and related facilities to meet demand at education, recreation, transport, shopping and community facilities and other major attractions when issuing planning approvals.

Provide improved facilities, particularly storage, for cyclists at public transport interchanges, rail stations and major attractions.

Ensure provision of bicycle end-of-trip facilities in commercial buildings.

**Policy documents**

Consider as relevant:

- *Guide to Road Design, Part 6A: Paths for Walking and Cycling*
- *Cycling into the Future 2013–23* (Victorian Government, 2012)

## LATROBE PLANNING SCHEME

**18.02-1L Sustainable personal transport**

---/---  
Proposed C122latr

**Strategies**

Design residential estates to include a bicycle network that links with the principal bicycle routes.  
Facilitate the expansion of cycling and pedestrian networks in all towns and between all activity centres.

**Policy documents**

Consider as relevant:

- *Latrobe City Bicycle Plan 2007-2010* (Latrobe City Council, 2007)
- *Tracks, Trails and Paths Strategy* (Planisphere, 2016)

## LATROBE PLANNING SCHEME

**18.02-2S**31/07/2018  
VC148**Public Transport****Objective**

To facilitate greater use of public transport and promote increased development close to high-quality public transport routes.

**Strategies**

Maintain and strengthen passenger transport networks.

Connect activity centres, job rich areas and outer suburban areas through high-quality public transport.

Improve access to the public transport network by:

- Ensuring integration with walking and cycling networks.
- Providing end-of-trip facilities for pedestrians and cyclists at public transport interchanges.

Plan for bus services to meet the need for local travel.

Ensure development supports the delivery and operation of public transport services.

Plan for and deliver public transport in outer suburban areas that is integrated with land use and development.

Provide for bus routes and stops and public transport interchanges in new development areas.

**Policy documents**

Consider as relevant:

- *Public Transport Guidelines for Land Use and Development* (Victorian Government, 2008)
- *The Victorian Transport Plan* (Victorian Government, 2008)
- *Cycling into the Future 2013-23* (Victorian Government, 2012)

## LATROBE PLANNING SCHEME

**18.02-4S**31/07/2018  
VC148**Car parking****Objective**

To ensure an adequate supply of car parking that is appropriately designed and located.

**Strategies**

Allocate or require land to be set aside for car parking subject to the existing and potential modes of access including public transport, the demand for off-street car parking, road capacity and the potential for demand management of car parking.

Encourage the efficient provision of car parking by consolidating car parking facilities.

Design and locate local car parking to:

- Protect the role and function of nearby roads.
- Enable easy and efficient use.
- Enable the movement and delivery of goods.
- Achieve a high standard of urban design and protect the amenity of the locality, including the amenity of pedestrians and other road users.
- Create a safe environment, particularly at night.
- Facilitate the use of public transport.

Protect the amenity of residential precincts from the effects of road congestion created by on-street parking.

Make adequate provision for taxi ranks as part of activity centres, transport interchanges and major commercial, retail and community facilities.

**Policy documents**

Consider as relevant:

- *Public Transport Guidelines for Land Use and Development* (Victorian Government, 2008)

LATROBE PLANNING SCHEME

**18.04**  
31/07/2018  
VC148

**AIRPORTS**

## LATROBE PLANNING SCHEME

**18.04-1S**31/07/2018  
VC148**Planning for airports and airfields****Objective**

To strengthen the role of Victoria's airports and airfields within the state's economic and transport infrastructure, facilitate their siting and expansion and protect their ongoing operation.

**Strategies**

Protect airports from incompatible land uses.

Ensure that in the planning of airports, land use decisions are integrated, appropriate land use buffers are in place and provision is made for associated businesses that service airports.

Ensure the planning of airports identifies and encourages activities that complement the role of the airport and enables the operator to effectively develop the airport to be efficient and functional and contribute to the aviation needs of the state.

Ensure the effective and competitive operation of Melbourne Airport at both national and international levels.

Protect the environs of Avalon Airport so it can operate as a full-size jet airport focussing on freight, training and services.

Recognise Essendon Airport's current role in providing specialised functions related to aviation, freight and logistics and its potential future role as a significant employment and residential precinct that builds on the current functions.

Recognise Moorabbin Airport as an important regional and state aviation asset by supporting its continued use as a general aviation airport, ensuring future development at the site encourages uses that support and enhance the state's aviation industry and supporting opportunities to extend activities at the airport that improve access to regional Victoria.

Maintain Point Cook Airfield as an operating airport complementary to Moorabbin Airport.

Preserve long-term options for a new general aviation airport south-east of Metropolitan Melbourne by ensuring urban development does not infringe on possible sites, buffer zones or flight paths.

Avoid the location of new airfields in areas that have greater long-term value to the community for other purposes.

Plan the location of airfields, nearby existing and potential development, and the land-based transport system required to serve them as an integrated operation.

Plan the visual amenity and impact of any use or development of land on the approaches to an airfield to be consistent with the status of the airfield.

Plan for areas around all airfields such that:

- Any new use or development that could prejudice the safety or efficiency of an airfield is precluded.
- The detrimental effects of aircraft operations (such as noise) are taken into account in regulating and restricting the use and development of affected land.
- Any new use or development that could prejudice future extensions to an existing airfield or aeronautical operations in accordance with an approved strategy or master plan for that airfield is precluded.

**Policy documents**

Consider as relevant:

- *National Airports Safeguarding Framework* (as agreed by Commonwealth, State and Territory Ministers at the meeting of the Standing Council on Transport and Infrastructure on 18 May 2012)

## LATROBE PLANNING SCHEME

- *Avalon Airport Master Plan* (Avalon Airport Australia Pty Ltd, 2015)
- *Avalon Airport Strategy* (Department of Business and Employment/AeroSpace Technologies of Australia, 1993) and its associated Aircraft Noise Exposure Concepts

## LATROBE PLANNING SCHEME

**18.04-1L**

~~18.04-1L~~  
Proposed C122latr

**Latrobe Regional Airport****Strategy**

Provide opportunities for aerospace and aviation related industries to expand or establish their operations at the airport.

**Policy document**

Consider as relevant:

- *Latrobe Regional Airport Master Plan 2015 (Updated 2019)* (Rhebein Airport Consulting, 2019)



LATROBE PLANNING SCHEME

**18.04**  
31/07/2018  
VC148

**AIRPORTS**

## LATROBE PLANNING SCHEME

**18.04-1S**31/07/2018  
VC148**Planning for airports and airfields****Objective**

To strengthen the role of Victoria's airports and airfields within the state's economic and transport infrastructure, facilitate their siting and expansion and protect their ongoing operation.

**Strategies**

Protect airports from incompatible land uses.

Ensure that in the planning of airports, land use decisions are integrated, appropriate land use buffers are in place and provision is made for associated businesses that service airports.

Ensure the planning of airports identifies and encourages activities that complement the role of the airport and enables the operator to effectively develop the airport to be efficient and functional and contribute to the aviation needs of the state.

Ensure the effective and competitive operation of Melbourne Airport at both national and international levels.

Protect the environs of Avalon Airport so it can operate as a full-size jet airport focussing on freight, training and services.

Recognise Essendon Airport's current role in providing specialised functions related to aviation, freight and logistics and its potential future role as a significant employment and residential precinct that builds on the current functions.

Recognise Moorabbin Airport as an important regional and state aviation asset by supporting its continued use as a general aviation airport, ensuring future development at the site encourages uses that support and enhance the state's aviation industry and supporting opportunities to extend activities at the airport that improve access to regional Victoria.

Maintain Point Cook Airfield as an operating airport complementary to Moorabbin Airport.

Preserve long-term options for a new general aviation airport south-east of Metropolitan Melbourne by ensuring urban development does not infringe on possible sites, buffer zones or flight paths.

Avoid the location of new airfields in areas that have greater long-term value to the community for other purposes.

Plan the location of airfields, nearby existing and potential development, and the land-based transport system required to serve them as an integrated operation.

Plan the visual amenity and impact of any use or development of land on the approaches to an airfield to be consistent with the status of the airfield.

Plan for areas around all airfields such that:

- Any new use or development that could prejudice the safety or efficiency of an airfield is precluded.
- The detrimental effects of aircraft operations (such as noise) are taken into account in regulating and restricting the use and development of affected land.
- Any new use or development that could prejudice future extensions to an existing airfield or aeronautical operations in accordance with an approved strategy or master plan for that airfield is precluded.

**Policy documents**

Consider as relevant:

- *National Airports Safeguarding Framework* (as agreed by Commonwealth, State and Territory Ministers at the meeting of the Standing Council on Transport and Infrastructure on 18 May 2012)

## LATROBE PLANNING SCHEME

- *Avalon Airport Master Plan* (Avalon Airport Australia Pty Ltd, 2015)
- *Avalon Airport Strategy* (Department of Business and Employment/AeroSpace Technologies of Australia, 1993) and its associated Aircraft Noise Exposure Concepts

## LATROBE PLANNING SCHEME

**18.04-1L Latrobe Regional Airport**

~~18.04-1L~~  
Proposed C122latr

**Strategy**

Provide opportunities for aerospace and aviation related industries to expand or establish their operations at the airport.

**Policy document**

Consider as relevant:

- *Latrobe Regional Airport Master Plan 2015* (Updated 2019) (Rhebein Airport Consulting, 2019)

LATROBE PLANNING SCHEME

**18.05**  
31/07/2018  
VC148

**FREIGHT**

## LATROBE PLANNING SCHEME

**18.05-1S**31/07/2018  
VC148**Freight links****Objective**

To develop the key Transport Gateways and freight links and maintain Victoria's position as the nation's premier logistics centre.

**Strategies**

Support major Transport Gateways as important locations for employment and economic activity by:

- Protecting designated ports, airports, freight terminals and their environs from incompatible land uses.
- Encouraging adjacent complementary uses and employment generating activities.

Improve the freight and logistics network to optimise freight handling and maintain the efficiency and effectiveness of the network.

Support the development of freight and logistics precincts in strategic locations along key regional freight corridors.

Plan for improved freight connections that are adaptable to commodity, market and operating changes.

Link areas of production and manufacturing to export markets.

Improve freight efficiency and increase capacity of Transport Gateways while protecting urban amenity.

Facilitate increased capacity of Interstate Freight Terminals, both in regional areas and Metropolitan Melbourne.

Ensure an adequate supply of land is zoned to allow high-volume freight customers to locate adjacent to Interstate Freight Terminals.

Minimise negative impacts of freight movements on urban amenity.

Limit incompatible uses in areas expected to have intense freight activity by identifying and protecting key freight routes on the Principal Freight Network.

**Policy documents**

Consider as relevant:

- *Freight Futures: Victorian Freight Network Strategy for a more prosperous and liveable Victoria* (Victorian Government, 2008)

**18.05-1R**31/07/2018  
VC148**Freight links - Gippsland****Strategies**

Plan for improved rail and road connections to the Port of Hastings and other freight and logistic precincts.

Support development of freight and logistics precincts at Morwell and Bairnsdale and improve key transport links.

## LATROBE PLANNING SCHEME

**18.05-1L**

~~18.05-1L~~  
Proposed C122latr

**Freight links****Strategy**

Facilitate a range of logistics activities at the Gippsland Intermodal Freight Terminal in Morwell.

**Policy document**

Consider as relevant:

- *Morwell Logistics Precinct Master Plan* (Beca Oty Ltd with Meyrick and Associates and Traffix Group, 2005)

LATROBE PLANNING SCHEME

**18.05**  
31/07/2018  
VC148

**FREIGHT**



## LATROBE PLANNING SCHEME

**18.05-1S**31/07/2018  
VC148**Freight links****Objective**

To develop the key Transport Gateways and freight links and maintain Victoria's position as the nation's premier logistics centre.

**Strategies**

Support major Transport Gateways as important locations for employment and economic activity by:

- Protecting designated ports, airports, freight terminals and their environs from incompatible land uses.
- Encouraging adjacent complementary uses and employment generating activities.

Improve the freight and logistics network to optimise freight handling and maintain the efficiency and effectiveness of the network.

Support the development of freight and logistics precincts in strategic locations along key regional freight corridors.

Plan for improved freight connections that are adaptable to commodity, market and operating changes.

Link areas of production and manufacturing to export markets.

Improve freight efficiency and increase capacity of Transport Gateways while protecting urban amenity.

Facilitate increased capacity of Interstate Freight Terminals, both in regional areas and Metropolitan Melbourne.

Ensure an adequate supply of land is zoned to allow high-volume freight customers to locate adjacent to Interstate Freight Terminals.

Minimise negative impacts of freight movements on urban amenity.

Limit incompatible uses in areas expected to have intense freight activity by identifying and protecting key freight routes on the Principal Freight Network.

**Policy documents**

Consider as relevant:

- *Freight Futures: Victorian Freight Network Strategy for a more prosperous and liveable Victoria* (Victorian Government, 2008)

**18.05-1R**31/07/2018  
VC148**Freight links - Gippsland****Strategies**

Plan for improved rail and road connections to the Port of Hastings and other freight and logistic precincts.

Support development of freight and logistics precincts at Morwell and Bairnsdale and improve key transport links.

## LATROBE PLANNING SCHEME

**18.05-1L**

~~18.05-1L~~  
Proposed C122latr

**Freight links****Strategy**

Facilitate a range of logistics activities at the Gippsland Intermodal Freight Terminal in Morwell.

**Policy document**

Consider as relevant:

- *Morwell Logistics Precinct Master Plan* (Beca Oty Ltd with Meyrick and Associates and Traffix Group, 2005)

LATROBE PLANNING SCHEME

**19.01**  
31/07/2018  
VC148

**ENERGY**

## LATROBE PLANNING SCHEME

**19.01-1S**31/07/2018  
VC148**Energy supply****Objective**

To facilitate appropriate development of energy supply infrastructure.

**Strategies**

Support the development of energy facilities in appropriate locations where they take advantage of existing infrastructure and provide benefits to industry and the community.

Support transition to a low-carbon economy with renewable energy and greenhouse emission reductions including geothermal, clean coal processing and carbon capture and storage.

Facilitate local energy generation to help diversify the local economy and improve sustainability outcomes.

LATROBE PLANNING SCHEME

**19.01-1R**

31/07/2018  
VC148

**Energy supply – Gippsland**

**Strategy**

Support continuing production from the region's oil and gas fields.

## LATROBE PLANNING SCHEME

**19.01-2S**24/01/2020  
VC160**Renewable energy****Objective**

To promote the provision of renewable energy in a manner that ensures appropriate siting and design considerations are met.

**Strategies**

Facilitate renewable energy development in appropriate locations.

Protect energy infrastructure against competing and incompatible uses.

Develop appropriate infrastructure to meet community demand for energy services.

Set aside suitable land for future energy infrastructure.

Consider the economic and environmental benefits to the broader community of renewable energy generation while also considering the need to minimise the effects of a proposal on the local community and environment.

Recognise that economically viable wind energy facilities are dependent on locations with consistently strong winds over the year.

**Policy documents**

Consider as relevant:

- *Policy and Planning Guidelines for Development of Wind Energy Facilities in Victoria* (Department of Environment, Land, Water and Planning, March 2019)
- *Solar Energy Facilities Design and Development Guideline* (Department of Environment, Land, Water and Planning, August 2019)

## LATROBE PLANNING SCHEME

**19.01-3S**31/07/2018  
VC148**Pipeline infrastructure****Objective**

To ensure that gas, oil and other substances are safely delivered to users and to and from port terminals at minimal risk to people, other critical infrastructure and the environment.

**Strategies**

Plan for the development of pipeline infrastructure subject to the *Pipelines Act 2005*.

Recognise existing transmission-pressure gas pipelines in planning schemes and protect from further encroachment by residential development or other sensitive land uses, unless suitable additional protection of pipelines is provided.

Plan new pipelines along routes with adequate buffers to residences, zoned residential land and other sensitive land uses and with minimal impacts on waterways, wetlands, flora and fauna, erosion prone areas and other environmentally sensitive sites.

Provide for environmental management during construction and on-going operation of pipeline easements.

**19.01-3L**---/---  
Proposed C122latr**Pipeline infrastructure****Strategies**

Minimise risks associated with land use and subdivision within the measurement length of high pressure gas transmission pipelines.

Encourage risk sensitive development to be located outside of the pipeline measurement length.

LATROBE PLANNING SCHEME

**19.01**  
31/07/2018  
VC148

**ENERGY**



## LATROBE PLANNING SCHEME

**19.01-1S**31/07/2018  
VC148**Energy supply****Objective**

To facilitate appropriate development of energy supply infrastructure.

**Strategies**

Support the development of energy facilities in appropriate locations where they take advantage of existing infrastructure and provide benefits to industry and the community.

Support transition to a low-carbon economy with renewable energy and greenhouse emission reductions including geothermal, clean coal processing and carbon capture and storage.

Facilitate local energy generation to help diversify the local economy and improve sustainability outcomes.

LATROBE PLANNING SCHEME

**19.01-1R**

31/07/2018  
VC148

**Energy supply – Gippsland**

**Strategy**

Support continuing production from the region’s oil and gas fields.

## LATROBE PLANNING SCHEME

**19.01-2S**24/01/2020  
VC160**Renewable energy****Objective**

To promote the provision of renewable energy in a manner that ensures appropriate siting and design considerations are met.

**Strategies**

Facilitate renewable energy development in appropriate locations.

Protect energy infrastructure against competing and incompatible uses.

Develop appropriate infrastructure to meet community demand for energy services.

Set aside suitable land for future energy infrastructure.

Consider the economic and environmental benefits to the broader community of renewable energy generation while also considering the need to minimise the effects of a proposal on the local community and environment.

Recognise that economically viable wind energy facilities are dependent on locations with consistently strong winds over the year.

**Policy documents**

Consider as relevant:

- *Policy and Planning Guidelines for Development of Wind Energy Facilities in Victoria* (Department of Environment, Land, Water and Planning, March 2019)
- *Solar Energy Facilities Design and Development Guideline* (Department of Environment, Land, Water and Planning, August 2019)

## LATROBE PLANNING SCHEME

**19.01-3S**31/07/2018  
VC148**Pipeline infrastructure****Objective**

To ensure that gas, oil and other substances are safely delivered to users and to and from port terminals at minimal risk to people, other critical infrastructure and the environment.

**Strategies**

Plan for the development of pipeline infrastructure subject to the *Pipelines Act 2005*.

Recognise existing transmission-pressure gas pipelines in planning schemes and protect from further encroachment by residential development or other sensitive land uses, unless suitable additional protection of pipelines is provided.

Plan new pipelines along routes with adequate buffers to residences, zoned residential land and other sensitive land uses and with minimal impacts on waterways, wetlands, flora and fauna, erosion prone areas and other environmentally sensitive sites.

Provide for environmental management during construction and on-going operation of pipeline easements.

**19.01-3L**--/--/--  
Proposed C122latr**Pipeline infrastructure****Strategies**

Minimise risks associated with land use and subdivision within the measurement length of high pressure gas transmission pipelines.

Encourage risk sensitive development to be located outside of the pipeline measurement length.

LATROBE PLANNING SCHEME

**19.02**  
31/07/2018  
VC148

**COMMUNITY INFRASTRUCTURE**

## LATROBE PLANNING SCHEME

**19.02-1S**31/07/2018  
VC148**Health facilities****Objective**

To assist the integration of health facilities with local and regional communities.

**Strategies**

Facilitate the location of health and health-related facilities (including acute health, aged care, disability services and community care facilities) taking into account demographic trends, the existing and future demand requirements and the integration of services into communities.

Plan public and private developments together, where possible, including some degree of flexibility in use.

Locate hospitals and other large health facilities in designated health precincts and areas highly accessible to public and private transport.

Provide adequate car parking for staff and visitors of health facilities.

LATROBE PLANNING SCHEME

**19.02-1L**

---  
Proposed C122latr

**Health facilities**

**Strategy**

Facilitate and protect the operations of Latrobe Regional Hospital.

## LATROBE PLANNING SCHEME

**19.02-2S**31/07/2018  
VC148**Education facilities****Objective**

To assist the integration of education and early childhood facilities with local and regional communities.

**Strategies**

Consider demographic trends, existing and future demand requirements and the integration of facilities into communities in planning for the location of education and early childhood facilities.

Locate childcare, kindergarten and primary school facilities to maximise access by public transport and safe walking and cycling routes.

Ensure childcare, kindergarten and primary school facilities provide safe vehicular drop-off zones.

Locate secondary school and tertiary education facilities in designated education precincts and areas that are highly accessible to public transport.

Locate tertiary education facilities within or adjacent to activity centres.

Ensure streets and accessways adjoining education and early childhood facilities are designed to encourage safe bicycle and pedestrian access.

Develop libraries as community based learning centres.



LATROBE PLANNING SCHEME

**19.02-2L Education facilities**

~~19.02-2L~~  
Proposed C122latr

**Strategy**

Facilitate and protect the operations of the University in Churchill, including by encouraging the preparation of master plans for the development of higher education and similar facilities.

## LATROBE PLANNING SCHEME

**19.02-3S**31/07/2018  
VC148**Cultural facilities****Objective**

To develop a strong cultural environment and increase access to arts, recreation and other cultural facilities.

**Strategies**

Encourage a wider range of arts, cultural and entertainment facilities including cinemas, restaurants, nightclubs and live theatres in the Central City and at Metropolitan Activity Centres.

Reinforce the existing major precincts for arts, sports and major events of state wide appeal.

Establish new facilities at locations well served by public transport.

## LATROBE PLANNING SCHEME

**19.02-4S**31/07/2018  
VC148**Social and cultural infrastructure****Objective**

To provide fairer distribution of and access to, social and cultural infrastructure.

**Strategies**

Identify and address gaps and deficiencies in social and cultural infrastructure, including additional regionally significant cultural and sporting facilities.

Encourage the location of social and cultural infrastructure in activity centres.

Ensure social infrastructure is designed to be accessible.

Ensure social infrastructure in growth areas, is delivered early in the development process and in the right locations.

Plan and design community places and buildings so they can adapt as the population changes and different patterns of work and social life emerge.

Support innovative ways to maintain equitable service delivery to settlements that have limited or no capacity for further growth, or that experience population decline.

Identify and protect land for cemeteries and crematoria.

## LATROBE PLANNING SCHEME

**19.02-4L**

~~19.02-4L~~  
Proposed C122latr

**Social and cultural infrastructure****Strategies**

Develop community facilities that are multi-functional.

Support recreation and community facilities that are compatible with the needs, character and socio-economic profile of the local area.

Locate community centres close to schools, public transport, civic areas and parks.

## LATROBE PLANNING SCHEME

**19.02-5S**31/07/2018  
VC148**Emergency services****Objective**

To ensure suitable locations for police, fire, ambulance and other emergency services.

**Strategies**

Ensure police, fire, ambulance and other emergency services are provided for in or near activity centres.

Locate emergency services together in newly developing areas.

## LATROBE PLANNING SCHEME

**19.02-6S**31/07/2018  
VC148**Open space****Objective**

To establish, manage and improve a diverse and integrated network of public open space that meets the needs of the community.

**Strategies**

Plan for regional and local open space networks for both recreation and conservation of natural and cultural environments.

Ensure that open space networks:

- Are linked, including through the provision of walking and cycling trails.
- Are integrated with open space from abutting subdivisions.
- Incorporate, where possible, links between major parks and activity areas, along waterways and natural drainage corridors, connecting places of natural and cultural interest.
- Maintain public accessibility on public land immediately adjoining waterways and coasts.

Create opportunities to enhance open space networks within and between settlements.

Ensure that land is set aside and developed in residential areas for local recreational use and to create pedestrian and bicycle links to commercial and community facilities.

Ensure that land use and development adjoining regional open space networks, national parks and conservation reserves complements the open space in terms of visual and noise impacts, preservation of vegetation and treatment of waste water to reduce turbidity and pollution.

Improve the quality and distribution of open space and ensure long-term protection.

Protect large regional parks and significant conservation areas.

Ensure land identified as critical to the completion of open space links is transferred for open space purposes.

Ensure that where there is a reduction of open space due to a change in land use or occupation, additional or replacement parkland of equal or greater size and quality is provided.

Ensure that urban open space provides for nature conservation, recreation and play, formal and informal sport, social interaction, opportunities to connect with nature and peace and solitude.

Accommodate community sports facilities in a way that is not detrimental to other park activities.

Ensure open space provision is fair and equitable with the aim of providing access that meets the needs of all members of the community, regardless of age, gender, ability or a person's location.

Develop open space to maintain wildlife corridors and greenhouse sinks.

Provide new parkland in growth areas and in areas that have an undersupply of parkland.

Encourage the preparation of management plans or explicit statements of management objectives for urban parks.

Ensure exclusive occupation of parkland by community organisations is restricted to activities consistent with management objectives of the park to maximise broad community access to open space.

Ensure the provision of buildings and infrastructure is consistent with the management objectives of the park.

Ensure public access is not prevented by developments along stream banks and foreshores.

Ensure public land immediately adjoining waterways and coastlines remains in public ownership.

Plan open space areas for multiple uses, such as community gardens, sports and recreation, active transport routes, wildlife corridors and flood storage basins.

## LATROBE PLANNING SCHEME

**19.02-6L**

-----  
Proposed C122latr

**Open space****General strategies**

Encourage the use of encumbered land as a means to provide usable public open space, particularly in greenfield areas in addition to minimum open space contribution requirements.

Facilitate the creation of a network of public plazas and pocket parks within Primary Activity Centres.

Establish a park corridor in Traralgon from the freeway by-pass to the north western flood plain.

Develop an extensive network of connected green spaces along the northern urban edge of Traralgon where land is affected by flooding (Area 8 on the Traralgon Town Structure Plan in Clause 11.01-L).

Provide large scale open spaces linking the different areas of Traralgon, utilising existing waterways and floodplains.

**Policy documents**

Consider as relevant:

- *Public Open Space Strategy Volume 1: Strategy and Recommendations* (Latrobe City Council, 2013)
- *Review of Proposed Public Open Space Contributions Rates* (Urban Enterprise, 2016)
- *Latrobe City Play Space Improvement Plan 2016-2021* (Leisure Planners, 2016)

LATROBE PLANNING SCHEME

**19.02**  
31/07/2018  
VC148

**COMMUNITY INFRASTRUCTURE**



## LATROBE PLANNING SCHEME

**19.02-1S**31/07/2018  
VC148**Health facilities****Objective**

To assist the integration of health facilities with local and regional communities.

**Strategies**

Facilitate the location of health and health-related facilities (including acute health, aged care, disability services and community care facilities) taking into account demographic trends, the existing and future demand requirements and the integration of services into communities.

Plan public and private developments together, where possible, including some degree of flexibility in use.

Locate hospitals and other large health facilities in designated health precincts and areas highly accessible to public and private transport.

Provide adequate car parking for staff and visitors of health facilities.

LATROBE PLANNING SCHEME

**19.02-1L Health facilities**

~~19.02-1L~~  
Proposed C122latr

**Strategy**

Facilitate and protect the operations of Latrobe Regional Hospital.

## LATROBE PLANNING SCHEME

**19.02-2S**31/07/2018  
VC148**Education facilities****Objective**

To assist the integration of education and early childhood facilities with local and regional communities.

**Strategies**

Consider demographic trends, existing and future demand requirements and the integration of facilities into communities in planning for the location of education and early childhood facilities.

Locate childcare, kindergarten and primary school facilities to maximise access by public transport and safe walking and cycling routes.

Ensure childcare, kindergarten and primary school facilities provide safe vehicular drop-off zones.

Locate secondary school and tertiary education facilities in designated education precincts and areas that are highly accessible to public transport.

Locate tertiary education facilities within or adjacent to activity centres.

Ensure streets and accessways adjoining education and early childhood facilities are designed to encourage safe bicycle and pedestrian access.

Develop libraries as community based learning centres.

## LATROBE PLANNING SCHEME

**19.02-2L Education facilities**

~~19.02-2L~~  
Proposed C122latr

**Strategy**

Facilitate and protect the operations of the University in Churchill, including by encouraging the preparation of master plans for the development of higher education and similar facilities.

## LATROBE PLANNING SCHEME

**19.02-3S**31/07/2018  
VC148**Cultural facilities****Objective**

To develop a strong cultural environment and increase access to arts, recreation and other cultural facilities.

**Strategies**

Encourage a wider range of arts, cultural and entertainment facilities including cinemas, restaurants, nightclubs and live theatres in the Central City and at Metropolitan Activity Centres.

Reinforce the existing major precincts for arts, sports and major events of state wide appeal.

Establish new facilities at locations well served by public transport.

## LATROBE PLANNING SCHEME

**19.02-4S**31/07/2018  
VC148**Social and cultural infrastructure****Objective**

To provide fairer distribution of and access to, social and cultural infrastructure.

**Strategies**

Identify and address gaps and deficiencies in social and cultural infrastructure, including additional regionally significant cultural and sporting facilities.

Encourage the location of social and cultural infrastructure in activity centres.

Ensure social infrastructure is designed to be accessible.

Ensure social infrastructure in growth areas, is delivered early in the development process and in the right locations.

Plan and design community places and buildings so they can adapt as the population changes and different patterns of work and social life emerge.

Support innovative ways to maintain equitable service delivery to settlements that have limited or no capacity for further growth, or that experience population decline.

Identify and protect land for cemeteries and crematoria.

## LATROBE PLANNING SCHEME

**19.02-4L**

~~19.02-4L~~  
Proposed C122latr

**Social and cultural infrastructure****Strategies**

Develop community facilities that are multi-functional.

Support recreation and community facilities that are compatible with the needs, character and socio-economic profile of the local area.

Locate community centres close to schools, public transport, civic areas and parks.

## LATROBE PLANNING SCHEME

**19.02-5S**31/07/2018  
VC148**Emergency services****Objective**

To ensure suitable locations for police, fire, ambulance and other emergency services.

**Strategies**

Ensure police, fire, ambulance and other emergency services are provided for in or near activity centres.

Locate emergency services together in newly developing areas.



## LATROBE PLANNING SCHEME

**19.02-6S**31/07/2018  
VC148**Open space****Objective**

To establish, manage and improve a diverse and integrated network of public open space that meets the needs of the community.

**Strategies**

Plan for regional and local open space networks for both recreation and conservation of natural and cultural environments.

Ensure that open space networks:

- Are linked, including through the provision of walking and cycling trails.
- Are integrated with open space from abutting subdivisions.
- Incorporate, where possible, links between major parks and activity areas, along waterways and natural drainage corridors, connecting places of natural and cultural interest.
- Maintain public accessibility on public land immediately adjoining waterways and coasts.

Create opportunities to enhance open space networks within and between settlements.

Ensure that land is set aside and developed in residential areas for local recreational use and to create pedestrian and bicycle links to commercial and community facilities.

Ensure that land use and development adjoining regional open space networks, national parks and conservation reserves complements the open space in terms of visual and noise impacts, preservation of vegetation and treatment of waste water to reduce turbidity and pollution.

Improve the quality and distribution of open space and ensure long-term protection.

Protect large regional parks and significant conservation areas.

Ensure land identified as critical to the completion of open space links is transferred for open space purposes.

Ensure that where there is a reduction of open space due to a change in land use or occupation, additional or replacement parkland of equal or greater size and quality is provided.

Ensure that urban open space provides for nature conservation, recreation and play, formal and informal sport, social interaction, opportunities to connect with nature and peace and solitude.

Accommodate community sports facilities in a way that is not detrimental to other park activities.

Ensure open space provision is fair and equitable with the aim of providing access that meets the needs of all members of the community, regardless of age, gender, ability or a person's location.

Develop open space to maintain wildlife corridors and greenhouse sinks.

Provide new parkland in growth areas and in areas that have an undersupply of parkland.

Encourage the preparation of management plans or explicit statements of management objectives for urban parks.

Ensure exclusive occupation of parkland by community organisations is restricted to activities consistent with management objectives of the park to maximise broad community access to open space.

Ensure the provision of buildings and infrastructure is consistent with the management objectives of the park.

Ensure public access is not prevented by developments along stream banks and foreshores.

Ensure public land immediately adjoining waterways and coastlines remains in public ownership.

Plan open space areas for multiple uses, such as community gardens, sports and recreation, active transport routes, wildlife corridors and flood storage basins.

## LATROBE PLANNING SCHEME

**19.02-6L**

-----  
Proposed C122latr

**Open space****General strategies**

Encourage the use of encumbered land as a means to provide usable public open space, particularly in greenfield areas in addition to minimum open space contribution requirements.

Facilitate the creation of a network of public plazas and pocket parks within Primary Activity Centres.

Establish a park corridor in Traralgon from the freeway by-pass to the north western flood plain.

Develop an extensive network of connected green spaces along the northern urban edge of Traralgon where land is affected by flooding (Area 8 on the Traralgon Town Structure Plan in Clause 11.01-L).

Provide large scale open spaces linking the different areas of Traralgon, utilising existing waterways and floodplains.

**Policy documents**

Consider as relevant:

- *Public Open Space Strategy Volume 1: Strategy and Recommendations* (Latrobe City Council, 2013)
- *Review of Proposed Public Open Space Contributions Rates* (Urban Enterprise, 2016)
- *Latrobe City Play Space Improvement Plan 2016-2021* (Leisure Planners, 2016)

LATROBE PLANNING SCHEME

**19.03**  
31/07/2018  
VC148

**DEVELOPMENT INFRASTRUCTURE**

## LATROBE PLANNING SCHEME

**19.03-1S**24/01/2020  
VC160**Development and infrastructure contributions plans****Objective**

To facilitate the timely provision of planned infrastructure to communities through the preparation and implementation of development contributions plans and infrastructure contributions plans.

**Strategies**

Prepare development contributions plans and infrastructure contributions plans, under the *Planning and Environment Act 1987*, to manage contributions towards infrastructure.

Collect development contributions on the basis of approved development and infrastructure contributions plans.

Require annual reporting by collecting and development agencies to monitor the collection and expenditure of levies and the delivery of infrastructure.

**Policy documents**

Consider as relevant:

- *Development Contributions Guidelines* (Department of Sustainability and Environment, 2003 -as amended 2007)
- *Infrastructure Contributions Plan Guidelines* (Department of Environment, Land, Water and Planning, November 2019)
- *Ministerial Direction on the Preparation and Content of Development Contribution Plans and Reporting Requirements for Development Contributions Plans*
- *Ministerial Direction on the Preparation and Content of Infrastructure Contribution Plans and Reporting Requirements for Infrastructure Contributions Plans*

## LATROBE PLANNING SCHEME

**19.03-2S Infrastructure design and provision**

31/07/2018  
VC148

**Objective**

To provide timely, efficient and cost-effective development infrastructure that meets the needs of the community.

**Strategies**

Provide an integrated approach to the planning and engineering design of new subdivision and development.

## LATROBE PLANNING SCHEME

**19.03-2L**

~~19.03-2L~~  
Proposed C122latr

**Infrastructure design and provision****Strategies**

Provide a consistent standard of the design and construction of infrastructure across the municipality.

Connect urban development to reticulated water, sewerage, telecommunications, and power and stormwater facilities.

**Policy guideline**

Consider as relevant:

- The Infrastructure Design Manual (Local Government Infrastructure Design Association, 2018) or an approved precinct structure plan for new development.

**Policy documents**

Consider as relevant:

- *Municipal Domestic Wastewater Management Plan* (Jim Smith, Infocus Management Group, WDMS Pty Ltd, Municipal Domestic Wastewater Management & Latrobe City Council, 2006)
- *Infrastructure Design Manual* (Local Government Infrastructure Design Association, 2018)

## LATROBE PLANNING SCHEME

**19.03-3L Integrated water management**

~~19.03-3L~~  
Proposed C122latr

**Strategies**

Maintain stormwater detention wetlands and infrastructure (such as gross pollutant traps) in urban areas.

Reduce the impact of urban water usage and stormwater demands in all commercial, industrial and residential developments through mechanisms such as stormwater capture, Water Sensitive Urban Design, urban landscaping and recycled water infrastructure.

## LATROBE PLANNING SCHEME

**19.03-3S**26/10/2018  
VC154**Integrated water management****Objective**

To sustainably manage water supply, water resources, wastewater, drainage and stormwater through an integrated water management approach.

**Strategies**

Plan and coordinate integrated water management, bringing together stormwater, wastewater, drainage, water supply, water treatment and re-use, to:

- Take into account the catchment context.
- Protect downstream environments, waterways and bays.
- Manage and use potable water efficiently.
- Reduce pressure on Victoria's drinking water supplies.
- Minimise drainage, water or wastewater infrastructure and operational costs.
- Minimise flood risks.
- Provide urban environments that are more resilient to the effects of climate change.

Integrate water into the landscape to facilitate cooling, local habitat improvements and provision of attractive and enjoyable spaces for community use.

Facilitate use of alternative water sources such as rainwater, stormwater, recycled water and run-off from irrigated farmland.

Ensure that development protects and improves the health of water bodies including creeks, rivers, wetlands, estuaries and bays by:

- Minimising stormwater quality and quantity related impacts.
- Filtering sediment and waste from stormwater prior to discharge from a site.
- Managing industrial and commercial toxicants in an appropriate way.
- Requiring appropriate measures to mitigate litter, sediment and other discharges from construction sites.

Manage stormwater quality and quantity through a mix of on-site measures and developer contributions at a scale that will provide greatest net community benefit.

Provide for sewerage at the time of subdivision or ensure lots created by the subdivision are capable of adequately treating and retaining all domestic wastewater within the boundaries of each lot.

Ensure land is set aside for water management infrastructure at the subdivision design stage.

Minimise the potential impacts of water, sewerage and drainage assets on the environment.

Protect significant water, sewerage and drainage assets from encroaching sensitive and incompatible uses.

Protect areas with potential to recycle water for forestry, agriculture or other uses that can use treated effluent of an appropriate quality.

**Policy documents**

Consider as relevant:

- *State Environment Protection Policy (Waters of Victoria)*
- *Water for Victoria - Water Plan* (Victorian Government, 2016)
- *Urban Stormwater - Best Practice Environmental Management Guidelines* (Victorian Stormwater Committee, 1999)



**LATROBE PLANNING SCHEME**

- *Guidelines for Environmental Management: Code of Practice - Onsite Wastewater Management* (Publication 891.4, Environment Protection Authority, 2016)
- *Planning Permit Applications in Open, Potable Water Supply Catchment Areas* (Department of Sustainability and Environment, 2012)

## LATROBE PLANNING SCHEME

**19.03-4S**26/10/2018  
VC154**Telecommunications****Objective**

To facilitate the orderly development, extension and maintenance of telecommunication infrastructure.

**Strategies**

Facilitate the upgrading and maintenance of telecommunications facilities.

Ensure that modern telecommunications facilities are widely accessible to business, industry and the community.

Ensure the communications technology needs of business, domestic, entertainment and community services are met.

Ensure that the use of land for a telecommunications facility is not prohibited in any zone.

Encourage the continued deployment of broadband telecommunications services that are easily accessible by:

- Increasing and improving access for all sectors of the community to the broadband telecommunications trunk network.
- Supporting access to transport and other public corridors for the deployment of broadband networks in order to encourage infrastructure investment and reduce investor risk.

Ensure a balance between the provision of important telecommunications services and the need to protect the environment from adverse impacts arising from telecommunications infrastructure.

Planning should have regard to national implications of a telecommunications network and the need for consistency in infrastructure design and placement.

**Policy documents**

Consider as relevant:

- *Telecommunications Facilities - A Code of Practice for Telecommunications Facilities in Victoria* (Department of Sustainability and Environment, 2004)

## LATROBE PLANNING SCHEME

**19.03-5S**26/10/2018  
VC154**Waste and resource recovery****Objective**

To reduce waste and maximise resource recovery so as to reduce reliance on landfills and minimise environmental, community amenity and public health impacts.

**Strategies**

Ensure future waste and resource recovery infrastructure needs are identified and planned for to safely and sustainably manage all waste and maximise opportunities for resource recovery.

Protect waste and resource recovery infrastructure against encroachment from incompatible land uses by ensuring buffer areas are defined, protected and maintained.

Ensure waste and resource recovery facilities are sited, designed, built and operated so as to minimise impacts on surrounding communities and the environment.

Encourage technologies that increase recovery and treatment of resources to produce energy and other marketable end products.

Enable waste and resource recovery facilities to locate close together in order to share separation distances, reduce the impacts of waste transportation and improve the economic viability of resource recovery.

Site, design, manage and rehabilitate waste disposal facilities in accordance with the *Waste Management Policy (Siting, Design and Management of Landfills)* (Environment Protection Authority, 2004).

Integrate waste and resource recovery infrastructure planning with land use and transport planning.

Encourage development that facilitates sustainable waste and resource recovery.

**Policy guidelines**

Consider as relevant:

- Any applicable Regional Waste and Resource Recovery Implementation Plan.

**Policy documents**

Consider as relevant:

- *Statewide Waste and Resource Recovery Infrastructure Plan* (Sustainability Victoria, 2015)
- *Metropolitan Waste and Resource Recovery Implementation Plan* (Metropolitan Waste and Resource Recovery Group, 2016)
- *Waste Management Policy (Siting, Design and Management of Landfills)* (Environment Protection Authority, 2004)
- *Environment Protection (Industrial Waste Resource) Regulations 2009*
- *Best Practice Environmental Management Guideline (Siting, Design, Operation and Rehabilitation of Landfills)* (Environment Protection Authority, 2001)
- *Victorian Organics Resource Recovery Strategy* (Sustainability Victoria, 2015)
- *Designing, Constructing and Operating Composting Facilities* (Environment Protection Authority, 2015)

LATROBE PLANNING SCHEME

LATROBE PLANNING SCHEME

**19.03**  
31/07/2018  
VC148

**DEVELOPMENT INFRASTRUCTURE**

## LATROBE PLANNING SCHEME

**19.03-1S**24/01/2020  
VC160**Development and infrastructure contributions plans****Objective**

To facilitate the timely provision of planned infrastructure to communities through the preparation and implementation of development contributions plans and infrastructure contributions plans.

**Strategies**

Prepare development contributions plans and infrastructure contributions plans, under the *Planning and Environment Act 1987*, to manage contributions towards infrastructure.

Collect development contributions on the basis of approved development and infrastructure contributions plans.

Require annual reporting by collecting and development agencies to monitor the collection and expenditure of levies and the delivery of infrastructure.

**Policy documents**

Consider as relevant:

- *Development Contributions Guidelines* (Department of Sustainability and Environment, 2003 -as amended 2007)
- *Infrastructure Contributions Plan Guidelines* (Department of Environment, Land, Water and Planning, November 2019)
- *Ministerial Direction on the Preparation and Content of Development Contribution Plans and Reporting Requirements for Development Contributions Plans*
- *Ministerial Direction on the Preparation and Content of Infrastructure Contribution Plans and Reporting Requirements for Infrastructure Contributions Plans*

## LATROBE PLANNING SCHEME

**19.03-2S Infrastructure design and provision**

31/07/2018  
VC148

**Objective**

To provide timely, efficient and cost-effective development infrastructure that meets the needs of the community.

**Strategies**

Provide an integrated approach to the planning and engineering design of new subdivision and development.

## LATROBE PLANNING SCHEME

**19.03-2L Infrastructure design and provision**

Proposed C122latr

**Strategies**

Provide a consistent standard of the design and construction of infrastructure across the municipality.

Connect urban development to reticulated water, sewerage, telecommunications, and power and stormwater facilities.

**Policy guideline**

Consider as relevant:

- The Infrastructure Design Manual (Local Government Infrastructure Design Association, 2018) or an approved precinct structure plan for new development.

**Policy documents**

Consider as relevant:

- *Municipal Domestic Wastewater Management Plan* (Jim Smith, Infocus Management Group, WDMS Pty Ltd, Municipal Domestic Wastewater Management & Latrobe City Council, 2006)
- *Infrastructure Design Manual* (Local Government Infrastructure Design Association, 2018)



## LATROBE PLANNING SCHEME

**19.03-3L Integrated water management**

~~19.03-3L~~  
Proposed C122latr

**Strategies**

Maintain stormwater detention wetlands and infrastructure (such as gross pollutant traps) in urban areas.

Reduce the impact of urban water usage and stormwater demands in all commercial, industrial and residential developments through mechanisms such as stormwater capture, Water Sensitive Urban Design, urban landscaping and recycled water infrastructure.

## LATROBE PLANNING SCHEME

**19.03-3S**26/10/2018  
VC154**Integrated water management****Objective**

To sustainably manage water supply, water resources, wastewater, drainage and stormwater through an integrated water management approach.

**Strategies**

Plan and coordinate integrated water management, bringing together stormwater, wastewater, drainage, water supply, water treatment and re-use, to:

- Take into account the catchment context.
- Protect downstream environments, waterways and bays.
- Manage and use potable water efficiently.
- Reduce pressure on Victoria's drinking water supplies.
- Minimise drainage, water or wastewater infrastructure and operational costs.
- Minimise flood risks.
- Provide urban environments that are more resilient to the effects of climate change.

Integrate water into the landscape to facilitate cooling, local habitat improvements and provision of attractive and enjoyable spaces for community use.

Facilitate use of alternative water sources such as rainwater, stormwater, recycled water and run-off from irrigated farmland.

Ensure that development protects and improves the health of water bodies including creeks, rivers, wetlands, estuaries and bays by:

- Minimising stormwater quality and quantity related impacts.
- Filtering sediment and waste from stormwater prior to discharge from a site.
- Managing industrial and commercial toxicants in an appropriate way.
- Requiring appropriate measures to mitigate litter, sediment and other discharges from construction sites.

Manage stormwater quality and quantity through a mix of on-site measures and developer contributions at a scale that will provide greatest net community benefit.

Provide for sewerage at the time of subdivision or ensure lots created by the subdivision are capable of adequately treating and retaining all domestic wastewater within the boundaries of each lot.

Ensure land is set aside for water management infrastructure at the subdivision design stage.

Minimise the potential impacts of water, sewerage and drainage assets on the environment.

Protect significant water, sewerage and drainage assets from encroaching sensitive and incompatible uses.

Protect areas with potential to recycle water for forestry, agriculture or other uses that can use treated effluent of an appropriate quality.

**Policy documents**

Consider as relevant:

- *State Environment Protection Policy (Waters of Victoria)*
- *Water for Victoria - Water Plan* (Victorian Government, 2016)
- *Urban Stormwater - Best Practice Environmental Management Guidelines* (Victorian Stormwater Committee, 1999)

**LATROBE PLANNING SCHEME**

- *Guidelines for Environmental Management: Code of Practice - Onsite Wastewater Management* (Publication 891.4, Environment Protection Authority, 2016)
- *Planning Permit Applications in Open, Potable Water Supply Catchment Areas* (Department of Sustainability and Environment, 2012)

## LATROBE PLANNING SCHEME

**19.03-4S**26/10/2018  
VC154**Telecommunications****Objective**

To facilitate the orderly development, extension and maintenance of telecommunication infrastructure.

**Strategies**

Facilitate the upgrading and maintenance of telecommunications facilities.

Ensure that modern telecommunications facilities are widely accessible to business, industry and the community.

Ensure the communications technology needs of business, domestic, entertainment and community services are met.

Ensure that the use of land for a telecommunications facility is not prohibited in any zone.

Encourage the continued deployment of broadband telecommunications services that are easily accessible by:

- Increasing and improving access for all sectors of the community to the broadband telecommunications trunk network.
- Supporting access to transport and other public corridors for the deployment of broadband networks in order to encourage infrastructure investment and reduce investor risk.

Ensure a balance between the provision of important telecommunications services and the need to protect the environment from adverse impacts arising from telecommunications infrastructure.

Planning should have regard to national implications of a telecommunications network and the need for consistency in infrastructure design and placement.

**Policy documents**

Consider as relevant:

- *Telecommunications Facilities - A Code of Practice for Telecommunications Facilities in Victoria* (Department of Sustainability and Environment, 2004)

## LATROBE PLANNING SCHEME

**19.03-5S**26/10/2018  
VC154**Waste and resource recovery****Objective**

To reduce waste and maximise resource recovery so as to reduce reliance on landfills and minimise environmental, community amenity and public health impacts.

**Strategies**

Ensure future waste and resource recovery infrastructure needs are identified and planned for to safely and sustainably manage all waste and maximise opportunities for resource recovery.

Protect waste and resource recovery infrastructure against encroachment from incompatible land uses by ensuring buffer areas are defined, protected and maintained.

Ensure waste and resource recovery facilities are sited, designed, built and operated so as to minimise impacts on surrounding communities and the environment.

Encourage technologies that increase recovery and treatment of resources to produce energy and other marketable end products.

Enable waste and resource recovery facilities to locate close together in order to share separation distances, reduce the impacts of waste transportation and improve the economic viability of resource recovery.

Site, design, manage and rehabilitate waste disposal facilities in accordance with the *Waste Management Policy (Siting, Design and Management of Landfills)* (Environment Protection Authority, 2004).

Integrate waste and resource recovery infrastructure planning with land use and transport planning.

Encourage development that facilitates sustainable waste and resource recovery.

**Policy guidelines**

Consider as relevant:

- Any applicable Regional Waste and Resource Recovery Implementation Plan.

**Policy documents**

Consider as relevant:

- *Statewide Waste and Resource Recovery Infrastructure Plan* (Sustainability Victoria, 2015)
- *Metropolitan Waste and Resource Recovery Implementation Plan* (Metropolitan Waste and Resource Recovery Group, 2016)
- *Waste Management Policy (Siting, Design and Management of Landfills)* (Environment Protection Authority, 2004)
- *Environment Protection (Industrial Waste Resource) Regulations 2009*
- *Best Practice Environmental Management Guideline (Siting, Design, Operation and Rehabilitation of Landfills)* (Environment Protection Authority, 2001)
- *Victorian Organics Resource Recovery Strategy* (Sustainability Victoria, 2015)
- *Designing, Constructing and Operating Composting Facilities* (Environment Protection Authority, 2015)

LATROBE PLANNING SCHEME

LATROBE PLANNING SCHEME

**20**

31/07/2018  
VC148

**~~LOCAL PLANNING POLICY FRAMEWORK~~**

~~This section sets out the Municipal Strategic Statement and the Local Planning Policies that apply to the area covered by this planning scheme, and includes provisions about their operation.~~

LATROBE PLANNING SCHEME

**24**  
49/04/2006  
VC37

**MUNICIPAL STRATEGIC STATEMENT**





## LATROBE PLANNING SCHEME

**21.01**21/11/2019  
G405latr**INTRODUCTION****21.01-1****Municipal Profile**

Latrobe City is part of the region traditionally owned by the Braiakaulung clan of the Gunaikurnai people. European settlement began in the Gippsland Plain in the 1840s and extended to most of the Strzelecki Ranges after 1900.

Latrobe City is now recognised as one of Victoria's four Major Regional Cities made up of four central towns: Churchill, Moe-Newborough, Morwell and Traralgon which combined form a networked city. Latrobe City is the population and regional service centre for Gippsland. The municipality extends over 1400 square kilometres and is centrally located in eastern Victoria, approximately 150 kilometres east of Melbourne.

Latrobe City is currently home to approximately 74,021 (2018) residents. The population is forecast to grow by approximately 8,560 to house 82,460 people by 2030. The demographic profile is forecast to significantly change over the next 15 years, with 70% of all population growth forecast for Latrobe City is to occur in the population aged 70 and over. The working age (25-29 years), infants and pre-schooler population groups are anticipated to experience below-average growth. (Essential Economics, 2016).

Latrobe City is experiencing a period of economic restructuring associated with the change in traditional employment sectors which support Victoria's power production including manufacturing and mining. Industry diversification and employment generation are therefore major priorities of Latrobe City and the Gippsland region, drawing on the extensive natural resource base, built infrastructure and local workforce.

Latrobe City is also at the centre of a large forestry industry, which services the largest pulp and paper mill in Australia. Other industries in the area include food processing, retail, engineering, health and post-secondary education. Latrobe City is one of Victoria's strongest regional economies with a Gross Regional Product (GRP) of approximately \$4.8 billion and a total estimated annual business turnover of \$10.7 billion. Latrobe's GRP represents 1.2% of Victoria's Gross State Product.

**21.01-2****Regional Profile**

The *Gippsland Regional Growth Plan 2014* (GRGP) identifies the following challenges for growth in the region:

- Sustaining and expanding economic activity through a period of diversification and transition.
- Enhancing the resilience of the regions industries to economic restructuring and supporting business to reduce carbon emissions.
- Building on tourism opportunities in the region.
- Accommodating population growth, including managing growth with consideration of resources, environment and natural hazards.
- Responding to changing community profiles including the increasingly aged population.
- Planning and adapting settlements and infrastructure to respond to the impacts of climate change, including increased risk from natural hazards.
- Improving the efficiency, reliability and service levels of the regions transport network.
- Delivering services and communications infrastructure for community, commercial and industrial users.

## LATROBE PLANNING SCHEME

**21.01-3 Key Planning Issues**

The key planning issues that are identified in the State Planning Policy Framework of this planning scheme which Council believes it needs to address are:

- ▣ Regional Growth Plan.
- ▣ Built Environment and Settlement.
- ▣ Urban Design, Heritage and Character.
- ▣ Environmental and Landscape Values.
- ▣ Environmental Risks.
- ▣ Natural Resource Management.
- ▣ Economic Development.
- ▣ Transport and Infrastructure.

**21.01-4 Strategic Vision**

The 2017-2021 Council Plan reflects the clear understanding that Latrobe City's community is in significant economic and social transition. The Council Plan provides a concentrated focus on employment, economic growth, liveability, and a connected Latrobe City.

The Council Plan identifies 7 key objectives as follows:

- ▣ Support job creation and industry diversification to enable economic growth in Latrobe City.
- ▣ Encourage improved education & training outcomes in Latrobe City.
- ▣ Improve the liveability and connectedness of Latrobe City.
- ▣ Improve the amenity and accessibility of Council services.
- ▣ Provide a connected, engaged and safe community environment, which is improving the well-being of all Latrobe City citizens.
- ▣ Ensure Council operates openly, transparently and responsibly.
- ▣ Grow the civic pride of our municipality and solidify Latrobe City's image as a key regional city.

**21.01-5 Strategic Framework Plan**

Council has prepared a Strategic Framework Plan which identifies the major strategic directions for the municipality. The Strategic Framework Plan represents the interdependencies between existing land use and development patterns, settlement hierarchy, extent of infrastructure, environmental assets and hazards. The framework plan advocates for future growth commensurate with access to services, infrastructure, transport, natural resource management and the acknowledgement of environmental risks and hazards.

Key elements of the Strategic Framework Plan include:

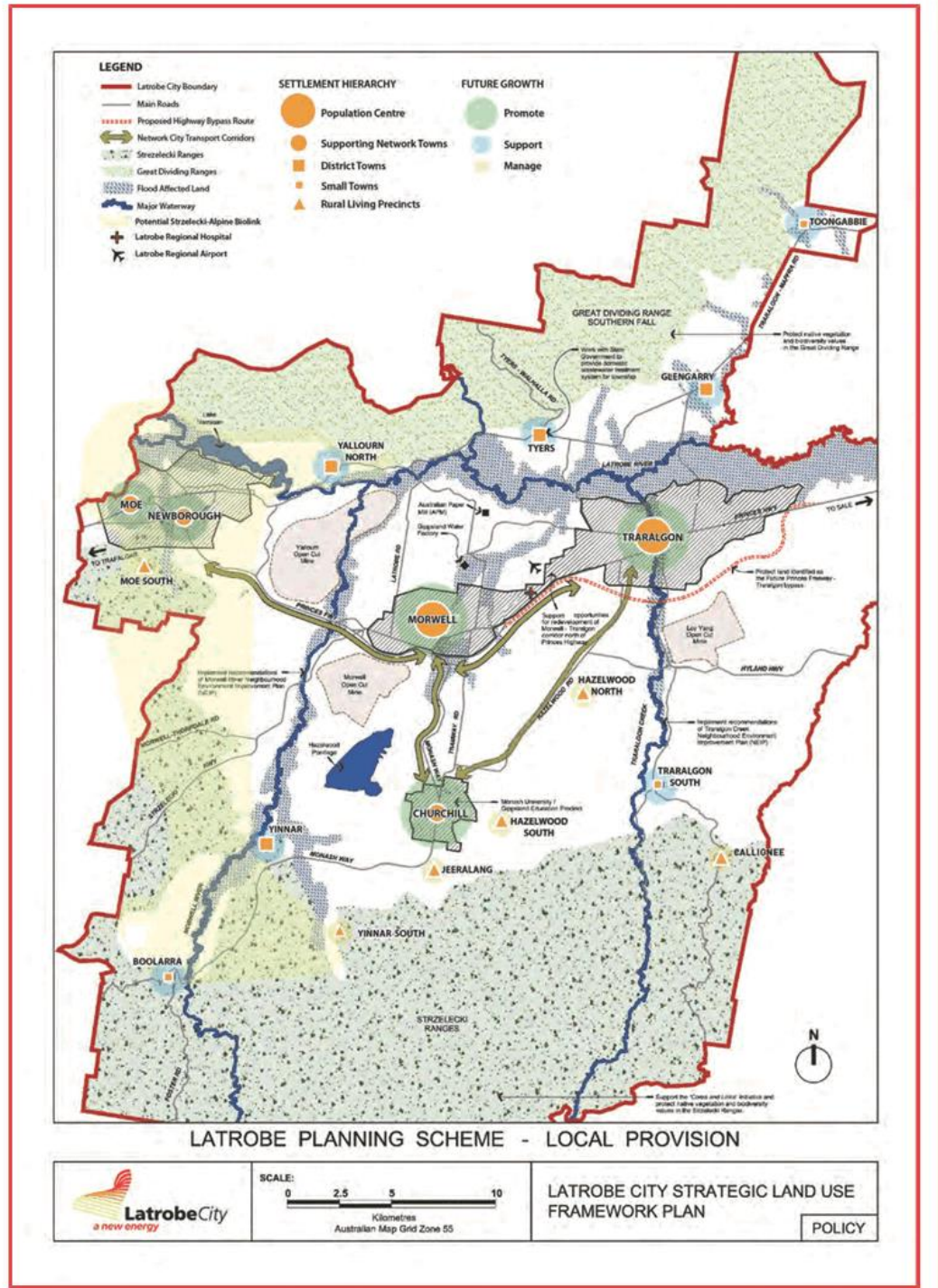
- ▣ Settlement Hierarchy anticipating likely growth.
- ▣ Implementation of Town Structure Plans.
- ▣ Redevelopment of the Morwell—Traralgon Corridor as a key employment precinct.
- ▣ Promotion of Rural Living precincts as an attractive lifestyle choice.
- ▣ Implementation of the Latrobe Regional Airport Master Plan, Latrobe Regional Hospital Master Plan and Federation University Master Plan.

## LATROBE PLANNING SCHEME

- ~~■ Location of open cut coal mines in relation to established townships.~~
- ~~■ Location of key infrastructure and transport links including the proposed Traralgon Highway Bypass.~~
- ~~■ Location of natural resources and environmental values including the Strzelecki—Alpine Biolink.~~

LATROBE PLANNING SCHEME

Latrobe City Strategic Framework Plan



## LATROBE PLANNING SCHEME

**21.02**18/06/2020  
G092latr**HOUSING AND SETTLEMENT**

This clause provides local content to support Clause 15 (Built Environment and Heritage) of the State Planning Policy Framework.

Specific references to individual towns are included in Clause 21.09 (Local Area Growth Plans).

**21.02-1****Settlement**

Latrobe City contains a variety of residential settings, ranging from compact urban areas, to conventional Australian regional suburbs and expansive rural acreages. The Strategic Framework Plan maintains that together Moe, Morwell, Traralgon and Churchill form a 'networked city', whereby each town and settlement provides services and facilities to meet the differing needs of the whole Latrobe City community.

Each town has developed its own role and function with Moe as a service centre; Morwell as a centre for government offices and industry; Traralgon as a commercial centre; and Churchill as a university town.

The Strategic Framework Plan identifies that Morwell and Traralgon combined as the Primary Population Centre, which together will provide the focus for housing and commercial growth in the future.

Latrobe City's smaller towns and rural living settlements provide important diversity of housing and lifestyle choice. Some also function as service centres which provide commercial and community facilities and services for the townships and surrounding district.

Transport corridors form a key element of the Strategic Framework Plan. The Moe-Morwell, Traralgon-Churchill, Morwell-Churchill, and Morwell-Traralgon corridors facilitate the movement of people and goods within the municipality. The Princess Highway and Gippsland Rail line provide key connections to Melbourne and interstate.

The Morwell-Maryvale corridor is the focus for industrial and commercial investment and development. The Morwell-Traralgon corridor will provide for residential, commercial and industrial development. A strategic employment area is identified around the Latrobe Regional Airport and Latrobe Regional Hospital.

The rezoning of greenfield locations identified for future residential development is to be preserved for long term housing needs and related service needs as outlined by the Traralgon-Morwell Growth Framework Plan.

**21.02-2****Objective 1**

To build upon the existing structure of towns and settlements to create an integrated network of urban areas.

**Strategies**

1.1	Consolidate development within existing township boundaries and surrounding activity centres.
1.2	Protect and strengthen the effectiveness of private and public transport connections between the towns, broader region and to Melbourne.
1.3	Consider Latrobe Regional Airport operations as outlined in the <i>Latrobe Regional Airport Master Plan (2019)</i> when planning for the use and development of land within the Traralgon West Growth Corridor.

## LATROBE PLANNING SCHEME

1.4	Ensure that future land use and development is consistent with the Strategic Framework Plan, Local Area Structure Plans and Housing Framework Plans.
1.5	Preserve the significant environmental values and landscapes to maintain and enhance the liveability and sustainability of Latrobe City.
1.6	Ensure that future growth of towns is commensurate with access to services, infrastructure, transport and the protection of natural resources.
1.7	Maintain a clear separation between urban settlements facilitating the self-containment and individual identity of each town, with the exception of the Traralgon West Growth Corridor linking the urban areas of Morwell and Traralgon.
1.8	Encourage developments within close proximity to the Latrobe Regional Airport to be designed and constructed to avoid potential adverse impacts resulting from and to Latrobe Regional Airport operations.

**21.02-3****Objective 2**

Support land use and development which aligns with the settlement hierarchy in the Strategic Framework Plan.

**Strategies**

2.1	Promote growth in Traralgon-Morwell as the primary population centre, serving as the dominant residential, commercial and retail node.
2.2	Promote growth in Moe-Newborough and Churchill as supporting network towns, serving as secondary urban centres with a wide range of services, high level amenity with good access to public transport.
2.3	Support growth in Glengarry, Tyers, Yallourn North and Yinnar as district towns which serve as key retail and service centres for a moderate population base and hinterland, providing important alternative lifestyle opportunities within commuting distance of the larger centres.
2.4	Support growth in Boolarra, Toongabbie and Traralgon South as small towns providing a limited range of educational, retail and recreation services, for residents and the community in the surrounding rural areas.
2.5	Manage growth in rural living precincts including Jeeralang, Yinnar South, Hazelwood North, Hazelwood South, Callignee and Moe South, comprising clusters of housing on small rural lots with limited services.

**21.02-4****Objective 3**

To achieve cost effective and orderly management of urban growth.

**Strategies**

3.1	Ensure that subdivision and development aligns with the delivery of key infrastructure items and the delivery of economic and employment growth.
-----	--

## LATROBE PLANNING SCHEME

3.2	Consider the <i>Municipal Domestic Wastewater Management Plan 2006</i> and sewerage and water authorities infrastructure plans when assessing new subdivision and development in unsewered areas.
3.3	Implement Development Plans and Development Contribution Plans in identified growth areas and key infill/redevelopment sites.

## 24.02-5

**Activity Centres**

Latrobe City is the retail and regional service centre for Gippsland. Retail services provide the second highest level of employment in Latrobe City providing close to 4,000 jobs and contributing \$385 billion to the local economy annually. Additional retail floor space should be provided with a focus on increasing the vibrancy of main town centres.

Council supports the existing main town neighbourhood and small town retail centres. No new centres should be supported unless demand can be demonstrated, as well as substantiating that existing centres would not be detrimentally affected.

Two new dedicated bulky goods centres at Princes Drive, Morwell and Princes Highway and Stammers Road, Traralgon, have been identified in order to decrease expenditure leakage to competing centres outside of Latrobe City. Future expansion and development of bulky goods centres should be directed to these locations.

The Traralgon Growth Areas Review establishes an activity centre hierarchy, as follows:

- **Principal Activity Centre:** The main focus for a wide range of higher density commercial, community and residential uses with access to public transport.
- **Neighbourhood Activity Centre:** Centres which provide a more localised cluster of services and facilities, including community uses, a supermarket, and local shops and personal services. These centres may also provide local employment opportunities but should not compete with the Principal Activity Centre.
- **Local Activity Centre:** Small centres containing individual shops which commonly provide local convenience food shopping, take away food, personal services and have access to public transport. Kindergartens, open space and other more localised community uses may also be provided in such centres.

There is need to review the *Latrobe City Retail Strategy Review 2007* in order to better define the retail hierarchies across the municipality.

## 24.02-6

**Objective 4**

Support the development of a network of activity centres which satisfy a range of local and regional retail, entertainment, commercial, government and community service needs.

**Strategies**

1.1	Encourage a mix of retail, office, commercial, government services, entertainment, leisure, residential and community uses within Primary Activity Centres as identified within Structure Plans and Activity Centre Plans.
1.2	Provide for localised convenience retail, community and small business service needs within vibrant and attractive Neighbourhood and Local Activity Centres, including locations shown on endorsed Development Plans.

## LATROBE PLANNING SCHEME

1.3	Increase access to retail, convenience goods and services by encouraging increased residential housing choice within and around Primary, Neighbourhood and Local Activity Centres to strengthen existing centres.
1.4	Encourage strong pedestrian and public transport connectivity to and between all activity centres.
1.5	Encourage the distribution of new bulky goods retail in Princes Drive, Morwell and Princes Highway and Stammers Road, Traralgon East in accordance with the Morwell and Traralgon Structure Plans.
1.6	Discourage the establishment of new centres or 'out of centre' large format supermarkets and retail developments, unless demand can be demonstrated that existing centres would not be detrimentally affected.
1.7	Implement any Latrobe City adopted retail land use strategy or activity centre plan.

**21.02-7 Objective 2**

To facilitate the growth of the Morwell, Moe, Traralgon and Churchill Town Centres.

**Strategies**

2.1	Implement any Latrobe City adopted activity centre and town centre plans.
2.2	Encourage a diverse range of land uses including accommodation, housing, office, retail, food and drink, transport, leisure, civic and community uses.
2.3	Encourage high quality, accessible and environmentally sustainable design.
2.4	Provide coordinated walking, cycling, pedestrian and vehicular movement.
2.5	Identify and encourage the development of integrated high quality public transport interchanges.
2.6	Provide well located and accessible car parking areas and non-vehicle transport options including provision of bicycle parking.
2.7	Promote upper level residential development in areas of high amenity within Primary Activity Centres.

**21.02-8 Objective 3**

To create vibrant, high quality, safe and active retail areas

**Strategies**

3.1	Encourage all retail outlets to provide active street frontages, including low level advertising signage to street frontages and minimising blank walls to street facades, to promote active and passive surveillance of the public realm.
3.2	Support walkable spaces in retail areas that are in close proximity to community centres, schools, public transport, civic areas and parks.



## LATROBE PLANNING SCHEME

3.3	Support community centres in close proximity to schools, public transport, civic areas and parks.
3.4	Support art in public spaces to enhance the public realm.

**21.02-9****Housing**

The population of Latrobe City is forecast to grow to 82,460 by 2030. Council has aspirations to grow the municipal population to 100,000 by 2050.

Latrobe City's future population is expected to be dominated by a higher proportion of older people, compared with the State average. A significant shift to smaller households is also expected, with one and two person households expected to represent 76% of all new households over the next 15 years.

Structure Plans and Housing Framework Plans encourage a diverse range of housing with good access to activity centres and public transport whilst retaining the regional suburban character of established and growing neighbourhoods.

Given the land use constraints around the major towns and decreasing household size, urban renewal and housing intensification will play a key role across large and small settlements to diversify housing choice, accommodate growth and maximise access to infrastructure and services.

Housing Framework Plans provide direction regarding the extent and location of future growth and housing change, categorising residential land into four broad categories of change including Substantial Change, Incremental Change, Limited Change and Minimal Change.

The Latrobe City Housing Strategy directs that in most instances new medium to high density housing typologies are to be encouraged within 400 metres of the Principal Activity Centres of Moe, Morwell, Churchill, Traralgon.

Infill development in the form of townhouses and units is supported within 200 metres of existing or planned Neighbourhood Activity Centres and Local Activity Centres and the retail centres of District and Small Towns.

This approach supports other Latrobe City strategies relating to efficient use of infrastructure and enhancing the liveability of its towns, by supporting walkability and non-car based transport options and retaining Latrobe City's regional suburban character.

Council acknowledges that while land supply issues have been considered under the *Residential and Rural Residential Land Assessment 2009* and *Latrobe Planning Studies Economic Analysis 2016*, ongoing analysis of housing development trends, land consumption and the changing population housing needs is necessary. There is also a need for improved linkages between completed growth plans for towns and infrastructure sequencing plans with relevant agencies and authorities.

**21.02-10****Objective 4**

Support the objectives of the Latrobe City Council Structure Plans, Housing Strategy and Housing Framework Plans in the assessment of land use and development applications.

**Strategies**

4.1	Support change in the form, diversity and density of housing in accordance with the Housing Framework Plans.
-----	--

## LATROBE PLANNING SCHEME

1-2	Encourage the development of smaller housing types, particularly one and two bedroom dwellings, in appropriate locations to meet the needs of the community.
1-3	Encourage a diversity of housing across a variety of tenures, including Strategic Development Sites in order to provide affordable, social and supported housing types, in order to meet the changing housing needs of Latrobe City.
1-4	Encourage public realm works and programs to improve the appearance, function and safety of residential streets.
1-5	Support site amalgamation and consolidation to maximise opportunities for increased residential yield and integrated development in locations identified for Substantial and Incremental Change.

21.02-11

**Objective 2****Substantial Change Areas**

Encourage a substantial increase in housing density and diversity to maximise access to existing services, transport and infrastructure.

**Strategies**

2-1	Encourage multi-level residential development in the form of low scale apartments, townhouses, shop-tops and units.
2-2	Encourage smaller housing types, particularly one and two bedroom dwellings.
2-3	Encourage public realm improvements to improve and enhance the amenity, function and safety of streets.
2-4	Encourage site amalgamation and consolidation to maximise opportunities for increased residential yield and integration of development.
2-5	Discourage housing intensification in areas identified for 'Future Substantial Change' south of Shakespeare Street Traralgon, until existing industrial development located to the south (Area 8a within the Traralgon Township Structure Plan) transitions to more compatible uses.

21.02-12

**Objective 3****Incremental Change Areas**

Encourage higher density housing in the form of townhouses, units and dual occupancies, appropriate to the surrounding context.

**Strategies**

3-1	Support new medium density development that provides a sensitive and appropriate interface with adjoining streetscapes, buildings and residential areas.
3-2	Facilitate the development of streetscape character that contains private gardens in front yards, space between buildings, views to local landmarks and natural shade.

## LATROBE PLANNING SCHEME

3-3	Discourage significant housing intensification south of Commercial Road, Morwell pending the completion of rehabilitation works to the northern extent of the Hazelwood open cut brown coal mine area (Area 13 on the Morwell Structure Plan).-
-----	---

## 21.02-13

**Objective 4****Limited Change Areas**

Encourage housing growth which reinforces the spacious regional suburban character of established and developing residential areas.-

**Strategies**

4-1	Reinforce the spacious regional suburban character of existing and developing residential neighbourhoods by supporting the development of detached dwellings and dual occupancies only. If a lot is greater than 1500m <sup>2</sup> a greater density could be supported if that lot: <ul style="list-style-type: none"> <li>▣ Is within 400m walking distance from a public transport network;</li> <li>▣ Meets the objectives and requirements of the Zone, Housing Strategy and Urban Design Guidelines;</li> <li>▣ Is consistent with the average lot size or density development of the area within a 150m radius. Only lots within a residential zone should be considered and should exclude the subject site; and</li> <li>▣ Not constrained by an overlay which affects the development potential of the lot (heritage, bushfire or flooding overlay).</li> </ul>
4-2	Encourage the development of smaller and diverse housing types, including units and townhouses, within 200 metres of existing or planned Neighbourhood and Local Activity Centres and where good access to public transport is provided.-
4-3	Discourage units or townhouses beyond 200 metres from an existing or planned Neighbourhood Activity Centre or Local Activity Centre, except on Strategic Development Sites.-
4-4	Promote the development of streetscapes which support the regional suburban character of Latrobe City comprising built form which addresses public and common areas, wide streets with generous front setbacks and space between dwellings.

## 21.02-14

**Objective 5****Minimal Change Areas**

Preserve and enhance the significant environmental, heritage or neighbourhood character attributes through minimal housing growth and change.-

**Strategies**

5-1	Promote minimal change, in the form of detached houses and dual occupancies, in locations with special or distinct character attributes, such as heritage value, identified neighbourhood character values, environmental or amenity value or infrastructure limitations.-
-----	--

## LATROBE PLANNING SCHEME

5.2	Maintain the generous front and side setback character of identified locations and encourage the retention and provision of vegetated areas including canopy trees and large garden spaces.
5.3	Ensure building siting and massing responds to the topography of the area and that hard surfaces occupy a low proportion of the site area.

**21.02-15 Land Use Buffers and Constraints**

The major urban areas of Moe, Morwell and Traralgon are constrained from further development by a number of man-made and natural geographic features including:

- ▣ Open cut mines at Yallourn, Hazelwood and Loy Yang.
- ▣ State Resource Overlay.
- ▣ Latrobe River and associated flood plains.
- ▣ Strzelecki Ranges to the south and the Great Dividing Ranges to the north.
- ▣ Industry and associated amenity buffers (including Australian Paper's Urban Amenity Buffer)
- ▣ Latrobe Regional Airport.
- ▣ Traralgon Freeway Bypass.
- ▣ Wastewater Treatment Plants.
- ▣ Bushfire.

Buffers to the coal resource are intended to protect urban settlements from the impact of the coal industry. The urban (coal) buffers identified are:

- ▣ Areas between urban development and existing or future coal resource development based on the known impacts of earth subsidence, noise, dust, fire hazard and visual intrusion. Buffer areas extend for a distance of 750 metres from any urban settlement boundary to the perimeter of a 250 metre wide coal operational area. The total separation area between an urban settlement boundary and the crest of any future open cut development should not be less than 1 kilometre in width.
- ▣ An area 1 kilometre wide has also been identified on the western end of the Australian Paper Mill site at Maryvale so as to protect the mill from coal operations in the Yallourn mine as well as providing for future expansion.
- ▣ An area to protect the Morwell – Traralgon, Morwell – Moe, and Morwell – Churchill transport corridors from the potential conflict between settlement and urban functions and the exploitation of the coal resource.

In the identified coal-related buffer areas, the mutual protection of urban amenity and coal development areas are the primary considerations. In existing urban areas and land identified for urban purposes, urban land uses are the primary considerations.

*Framework for the Future (1987)* and *Land Over Coal Buffer Study (1988)* remain current coal planning policy. There is a need to update these policies and Council has a strong interest in any review that is likely to result in changes to the current coal policy regime.

**21.02-16 Objective 4**

To minimise the land use conflict between the coal resource development and other development and use in the municipality.

## LATROBE PLANNING SCHEME

**Strategies**

1.1	Discourage proposals for residential, rural living, commercial or non-coal related industrial land use and development within the buffer.
1.2	Discourage the subdivision of land to create allotments of less than one hectare.
1.3	Discourage the subdivision of land which would create average allotment densities of more than one allotment per 10 hectares.
1.4	Discourage the construction of a house on an allotment of less than one hectare created prior to 13 April 1988.
1.5	Discourage the construction of a house on land more than 200 metres from the nearest urban side of the urban buffer boundary unless the land is vacant; is not capable of having a house erected within 200 metres of the nearest urban side of the urban buffer boundary; and existed as a separate lot prior to 13 April 1988.
1.6	Ensure that rural living is at least 200 metres from the nearest urban side of the buffer area boundary.—

**21.02-17****Objective 2**

To ensure that adequate spatial separation is provided between existing and proposed urban and industrial uses and existing or proposed coal development so as to reduce the likely effects of earth subsidence, the emission of noise, dust, fire hazard and visual intrusion.

To ensure that environmental and geotechnical risks are managed and reduced by regulators and licensees, so as to prevent the need to expand the Environmental Significance Overlay Schedule 1 adjacent to and towards township boundaries.

**Strategies**

2.1	Provide separation between coal development (and associated areas) and residential or other sensitive areas to alleviate the adverse effects of one upon the other.
2.2	Encourage licensees to have regard to the Environmental Significance Overlay Schedule 1 when operating in accordance with the requirements applicable under the Mineral Resources (Sustainable Development) Act 1990.
2.3	Ensure the Environmental Significance Overlay Schedule 1 compliments the regulatory measures for geotechnical risk under the Mineral Resources (Sustainable Development) Act 1990.
2.4	Consider the Victorian Government's document Guidance Material for the Assessment of Geotechnical Risks in Open Pit Mines and Quarries regarding management of geotechnical risks in assessing future rezonings and the need for separation distances.

**21.02-18****Objective 3**

To provide for uses and developments which are compatible to coal development and ancillary services within the buffer area.

## LATROBE PLANNING SCHEME

**Strategies**

3.1	Encourage high amenity and low intensity uses of land such as farming and broad scale recreation uses within the buffer area.
3.2	Ensure that any use or development in a buffer area is undertaken in a manner which minimises the potential impacts from sources, including earth subsidence, noise, dust, fire hazard and visual intrusion associated with open cut mining.
3.3	Ensure that the management, use or development of land in all buffer areas minimises the potential fire risk to open cut mining.

**24.02-19****Rural Living**

Residential use of land in a rural setting is a popular and attractive lifestyle choice in Latrobe City and continues to attract residents. It is intentionally accommodated in the Low Density Residential Zone in urban areas and in the Rural Living Zone in rural areas.

There are a range of rural residential opportunities in Latrobe City, including locations adjoining the main townships of Moe, Morwell, Traralgon and Churchill. Isolated subdivisions are another form of rural living found in the municipality. Rural residential development needs to be managed to ensure it does not compromise agricultural productivity or impede the long term urban growth of settlements.

An emerging issue in the Farming Zone relates to resident amenity concerns with animal husbandry, forestry operations and other more intensive agricultural pursuits. While agricultural, tourism and rural enterprises are permissible uses in areas zoned for Rural Living, it should retain its ability to accommodate rural residential land uses and small scale farming pursuits.

**24.02-20****Objective 4**

To identify and support rural living and associated land use within appropriate locations.

**Strategies**

4.1	Encourage rural living where there will be minimal or no negative environmental impact or conflict with commercial agriculture.
4.2	Support rural living where it can be demonstrated that improved land management outcomes will result.
4.3	Discourage rural living where there is substantial risk to life and property.
4.4	Encourage facilities and services required by rural residents to locate in existing townships.
4.5	Discourage further rural living or low density residential development on the fringes of the major towns where land is designated as a long term urban growth corridor.
4.6	Discourage animal keeping facilities in rural living areas.
4.7	Discourage new rural living zone areas on existing timber haulage routes to avoid road safety and amenity issues.
4.8	Support rural living in lower bushfire risk locations or where bushfire risk can be reduced to an acceptable level.

## LATROBE PLANNING SCHEME

**24.02-24 Liveability**

Latrobe City offers families and individuals high quality health care, education, and housing affordability, as well as recreational, cultural and sporting facilities. Allied to this is a diverse range of employment opportunities. Community liveability includes a number of interrelated elements, including community safety, provision of health services, education services, mobility and accessibility and a 'sense of place'.

Community liveability is a concept that relates to the unique combinations of these community assets, the provision of services and the ways in which they make a positive contribution to the community's quality of life. Council has a strong commitment to building an inclusive, harmonious community that acknowledges diversity, engages and communicates with citizens and develops liveable neighbourhoods.

Latrobe City has a proud history of welcoming people from diverse backgrounds and cultures into the community. Their arrival has enriched our culture, strengthened our workforce industry, added a diverse range of businesses, and made Latrobe City a more exciting, interesting and vibrant place to live. More than 30 per cent of our community has a cultural heritage that reflects the fact that either they, or one or both of their parents, were born overseas.

The development of the *Cultural Diversity Action Plan 2014-2018* demonstrates Council's commitment to address the cultural and linguistic barriers facing many of its citizens.

Strategies have also been developed to improve the health and wellbeing and level of support for older people, young people, the Koorie community, people with a disability, people with mental illness and those who are economically disadvantaged. Some of these strategies include the *Latrobe City Municipal Public Health and Wellbeing Plan 2013-2017*, *Older Persons Strategy 2007-2021*, *Latrobe Play Space Strategy 2016* and the *Disability Action Plan 2013/2014*.

**24.02-22 Objective 4**

To enhance the quality of residents' lives by encouraging positive interrelated elements including safety, health, education, quality of life, mobility and accessibility, and sense of place.

**Strategies**

1.1	Reduce the impact of gaming on community wellbeing.
1.2	Promote the development of public infrastructure to enhance Latrobe Valley's cultural liveability.
1.3	Promote and support an increase in the level of inclusion for older people, young people, the Koorie community, people from culturally and linguistically diverse backgrounds and people with a disability or mental illness.
1.4	Support the multi-agency approach to enhancing the health and wellbeing of residents in Latrobe City in accordance with the <i>Latrobe City Municipal Public Health and Wellbeing Plan 2013-2017</i> .

**24.02-23 Public Open Space**

Latrobe City currently owns and manages a diverse range of public parks and reserves across the municipality. A well planned and connected network of open space contributes to the liveability of a municipality and provides opportunities for formal sport and passive recreation. Effective

## LATROBE PLANNING SCHEME

open space provision is therefore integral to the promotion of health and wellbeing outcomes for communities which is a key requirement of local government through the *Victorian Public Health and Wellbeing Act 2008*.

The *Latrobe City Public Open Space Strategy 2013* (the Strategy) identifies a need to improve the existing open space system so that it is more effective in meeting the needs of the Latrobe community. There is demand for new open space with an emphasis on completing missing open space links in key areas and ensuring local reserves are accessible in emerging urban growth areas. The Strategy also identifies that open space levies on subdivision contributions in accordance with the *Subdivision Act 1988* and Clause 53.01 of the planning scheme, provide an important source of revenue for funding new acquisition and capital improvement of open space.

21.02-24

**Objective 4**

To improve the provision and quality of public open space.

**Strategies**

1.1	Encourage the development and maintenance of public open space in accordance with the Strategy, acknowledging the hierarchy of provision and variety in open space categories.
1.2	Support new subdivision levy contributions on a fair and equitable basis to provide funding towards the provision of adequate open space proportionate to the needs of any intensified use which will arise from new residential, commercial, industrial and mixed use subdivisions in accordance with the <i>Review of Proposed Public Open Space Contributions Rates 2016</i> .
1.3	Encourage diverse open space and recreational opportunities in accordance with the <i>Recreation and Leisure Strategy 2016</i> , <i>Latrobe City Public Open Space Strategy 2013</i> and the <i>Review of Proposed Public Open Space Contributions Rates 2016</i> and the <i>Latrobe City Play Space Strategy 2016</i> .
1.4	Encourage the development of linear reserves, habitat corridors and linkages between key open spaces, community destinations and employment precincts.
1.5	Extend open space corridors along major waterways where existing or future open space linkages can be achieved.
1.6	Ensure that sustainable approaches for landscaping and irrigating the open space network are employed.
1.7	Encourage the provision of a well-connected open space system that extends from urban to rural areas and has both north-south and east-west linkages.
1.8	Encourage the development of existing and future open space through the provision of public art, park furniture and infrastructure in accordance with the <i>Public and Urban Art Policy 2011</i> and the <i>Public Toilet Strategy 2010</i> .
1.9	Consider the Guidelines for Planning Permit Applications and Development Plans (which form part of the Strategy) to inform the location of open space in residential, commercial and industrial areas, design considerations and developer contributions (cash and/or land).
1.10	Encumbered land (e.g. land that is constrained for development purposes including easements for power/transmission lines, sewers, gas, waterways/drainage, retarding basins/wetlands, landfill and conservation and heritage areas) although removed from the proposed contributions rate, should be retained as a potential means by which further usable public open space can be provided, particularly in greenfield areas.



## LATROBE PLANNING SCHEME

1.11	Create a network of public plazas and pocket parks within Primary Activity Centres.
------	---

**21.02-25****Objective 2**

To improve the accessibility of public open space.

**Strategies**

2.1	Encourage residential, commercial, industrial and mixed use subdivision proposals to be linked with existing and proposed pedestrian and bicycle paths and trails in accordance with the <i>Bicycle Plan 2007-2010</i> and the <i>Tracks, Trails and Paths Strategy 2016</i> .
2.2	Facilitate the expansion of cycling and pedestrian networks within all towns in accordance with the <i>Latrobe City Council Bicycle Plan 2017-2010</i> and the <i>Trails, Tracks and Paths Strategy 2016</i> .
2.3	Encourage the development of open space linkages and improve connectivity to open space areas and destination points, within precincts and to connecting precincts.
2.4	Promote the concepts of Universal Access in the design of open space areas to encourage use by residents and workers of all abilities, ages and interests, for both formal and informal open space activities.
2.5	Encourage and support community stewardship within public open spaces.
2.6	Improve existing linear open spaces by applying <i>Healthy Urban Design Good Practice Guideline 2008</i> principles.
2.7	Create pedestrian and visual links from Kay Street to Victory Park and between Traralgon Creek and Grey Street.

**21.02-26****Implementation**

The objectives, strategies and policy guidelines arising from this clause are implemented through the application of appropriate zones and overlays in Clause 21.10.

## LATROBE PLANNING SCHEME

**21.03**21/11/2019  
6405latr**ENVIRONMENTAL AND LANDSCAPE VALUES**

This clause provides local content to support Clause 12 (Environmental and Landscape values) of the State Planning Policy Framework.

Specific references to individual towns are included in Clause 21.09 (Local Area Growth Plans).

**21.03-1****Sustainability**

Council recognises the interconnected nature of a strong economy, cleaner and greener environment and healthy and connected community.

The *Natural and Environment Sustainability Strategy 2014-2019* along with each of the Live Work Latrobe land use strategies, acknowledge the need for planning policy which balances economic, social and environmental values.

Latrobe City enjoys one of Australia's most beautiful natural environments and its biodiversity, water and air quality must continue to remain of the highest quality. Latrobe City will strive to maintain and enhance its native vegetation biodiversity, improve air and water quality, reduce and reuse waste, encourage energy efficient technologies and educate the community and industry in better waste management and environmental protection.

Built form and urban infrastructure can contribute substantially to the demand for energy. Urban form impacts on the ability of buildings to be energy efficient, particularly through solar orientation and access. Urban form also impacts on the need for people to use transport, including access to services, social connections, recreation opportunities, education and employment. Consolidated urban areas provide for shorter travel distances, walking and cycling, and support more effective public transport.

**21.03-2****Objective 1**

To identify, maintain and enhance natural ecosystems and biodiversity values within rural and urban areas.

**Strategies**

1.1	Adopt the precautionary principle where there are possible or identified threats of environmental damage.
1.2	Protect all environmental assets as a first priority, enhance as a second priority, and consider replacement as a last resort.

**21.03-3****Objective 2**

To encourage environmentally sustainable land use and development.

**Strategies**

2.1	Promote low energy travel modes, such as walking and cycling, through the design of new subdivision and development.
2.2	Encourage higher density housing choice in appropriate locations near public transport and activity centres to help shorten travel distances and increase access to services.
2.3	Encourage development to be energy and water efficient.

## LATROBE PLANNING SCHEME

2.4	Reduce the impact of urban water usage and storm water demands through mechanisms such as improved storm water capture, Water Sensitive Urban Design, appropriate urban landscaping and recycled water infrastructure.
-----	--

**24.03-4****Objective 3**

To protect and promote sustainable technologies that creates prosperity resulting from natural resource use and research.

**Strategies**

3.1	Improve the balance between reliance on existing natural resources and the need to promote the liveability of the Latrobe community as an attractive region to live and work.
-----	---

**24.03-5****Significant Environments and Landscapes**

Council aims to find a balance in advancing Latrobe City's built environment and liveability while planning for and protecting its natural environment.

Latrobe City contains a rich diversity of plants, birds and other wildlife and extends over parts of three natural bioregions.

To the north, Latrobe City contains the rugged and heavily forested foothills of the Great Dividing Range, part of the Highlands—Southern Fall bioregion that extends across the whole southern fall of the Great Dividing Range. Running through the centre of Latrobe City is the broad plains of the Latrobe Valley—part of the Gippsland Plains bioregion that extends from Melbourne to the Gippsland Lakes. To the south, Latrobe City contains the northern slopes of the Strzelecki Ranges bioregion, which extends towards Warragul in the west and Yarram in the east.

The rural landscapes of Latrobe City are diverse ranging from traditional broadacre farming landscapes to rural residential settlements to pristine natural environments.

**24.03-6****Objective 4**

To protect indigenous flora and fauna species and their habitat across the municipality

**Strategies**

1.1	Encourage the protection of remnant indigenous vegetation.
1.2	Enhance the condition and quantity of indigenous vegetation and biolink connections.
1.3	Encourage the protection of indigenous fauna species and their habitat on land with an emphasis on protecting threatened species.
1.4	Maintain the natural asset value of Council reserves and road reserves.

**24.03-7****Objective 2**

To increase the extent and quality of indigenous vegetation and biodiversity across the municipality.

## LATROBE PLANNING SCHEME

**Strategies**

2.1	Encourage the development of wildlife corridors and links across the municipality.
-----	--

**21.03-8****Objective 3**

To protect and enhance the visual, natural and cultural heritage values of rural landscapes.

**Strategies**

3.1	Ensure that development protects and enhances the key landscape features of Latrobe City.
-----	---

**21.03-9****Biodiversity**

There is a positive interrelationship between the preservation of biodiversity values, farm productivity, amenity, liveability and tourism.

Latrobe City's bioregions support a wide range of ecosystems. These contain varied plant communities, individual species and vegetation classes, a number of which are significant and protected under State and Federal legislation.

The current level of native vegetation in Latrobe Valley is 22% of 1750 levels, i.e. pre-European contact. This is relatively high coverage in comparison to other regional cities. However, coverage is not consistent across the rural areas.

The 'Cores & Links' agreement identifies core biodiversity sub-catchments and linking corridors across the Strzelecki Ranges, including the significant biodiversity of the College Creek catchment and important habitat of Strzelecki Koala which is nationally significant due to its unique genetic type. The *Rural Land Use Strategy 2017* identifies further opportunities to strengthen a passage of remnant vegetation clusters extending between the Strzelecki ranges bioregion in the south to the Southern Fall bioregion of Australian Alps.

**21.03-10****Objective 4**

Support the retention and enhancement of habitat and biodiversity values.

**Strategies**

1.1	Support and facilitate the creation of a bio link from the Strzelecki Ranges bioregion to the Southern Fall bioregion through research, the subsequent use of planning tools, and landowner and community support.
1.2	Protect roadside vegetation, especially in the Strzelecki Ranges from Boolarra to Gormandale, that provides actual or potential linkages between public and private native vegetation remnants from destructive or disturbance processes.
1.3	Achieve a reversal within the municipality of the long-term decline in the extent and quality of native vegetation and biodiversity, leading to a net gain.
1.4	Improve the retention of native vegetation in the landscape on roadsides, waterways and public and private land to facilitate healthy habitats to improve biodiversity.

## LATROBE PLANNING SCHEME

4.5	Strengthen biodiversity conservation in both rural and urban landscapes and across all land tenures.
4.6	Encourage rural landholders to pursue a target of 30% of native vegetation coverage across their properties and the landscape as a critical threshold for biodiversity conservation, particularly within the Strzelecki—Alpine bio-link.
4.7	Engage and inform local communities as to the benefits of supporting biodiversity values and the health of the natural environment.
4.8	Ensure that the enhancement of biodiversity outcomes, including the establishment of a potential biodiversity corridor, considers bushfire risk and does not pose an unacceptable increase in risk to community and infrastructure.
4.9	Identify the role of fire in the regeneration of important biodiversity landscapes.

**21.03-11 Use and Development around Major Pipelines**

The Morwell—Dandenong, Tyers—Morwell, Longford—Dandenong, Rosedale—Tyers, Maryvale and Flynn—Loy Yang B pipelines are high pressure gas transmission pipelines licensed under the Pipelines Act 2005. Changes to land use and development in the vicinity of the pipelines must be carefully considered to ensure risks to human life and the functional operation of the pipelines are not impacted.

**21.03-12 Objective 4**

To ensure future land use and development appropriately responds to existing high pressure gas pipelines.

**Strategies**

4.1	Consider risks associated with land use and subdivision within the measurement length of high pressure gas transmission pipelines.
4.2	Encourage risk sensitive development to be located outside of the pipeline measurement length where practicable.

**21.03-13 Implementation**

The objectives, strategies and policy guidelines arising from this clause are implemented through the application of appropriate zones and overlays as described in Clause 21.10.

LATROBE PLANNING SCHEME

**21.04**  
21/11/2019  
6405latr

**ENVIRONMENTAL RISKS**

This clause provides local content to support Clause 13 (Environmental Risks and Amenities) of the State Planning Policy Framework.

Specific references to individual towns are included in Clause 21.09 (Local Area Growth Plans).

**21.04-1**

**Greenhouse and Climate Change**

As the Australian economy seeks to decarbonise, brown coal based power generation will not provide the opportunities in the future that it has in the past. However, a carbon constrained world presents new opportunities for Latrobe City to diversify its economy, by attracting new industries as well as capitalising on its strengths, expanding existing businesses, services and skills in the region. Council has developed a range of policies and actions through *Positioning Latrobe City for a Low Carbon Emission Future 2010* to ensure that it is prepared for a low carbon future. The key impacts of a changing climate for Latrobe include:

- Changes in rainfall patterns that pose challenges for water supply and agriculture.
- More common intense rainfall events which increase the risk of severe flooding.
- Higher temperatures which increase the likelihood of large and intense fires.
- Increased number of hot days and heatwaves which place substantial pressure on health services and infrastructure.
- A likely increase in the frequency and severity of days of elevated fire danger
- Biodiversity changes.

Responding to climate change requires strategies for both adaptation and mitigation across public and private land, recognising anticipated impacts on natural resources, assets and built infrastructure.

**21.04-2**

**Objective 1**

To reduce the effects of climate change.

**Strategies**

1.1	Evaluate use and development proposals, having regard to climate change implications.
1.2	Evaluate proposals with a view to limiting their potential greenhouse effect.
1.3	Encourage natural resource and land management practices that support climate change resilience and adaptability.

**21.04-3**

**Objective 2**

To promote the use of water sensitive urban design (WSUD), including stormwater re-use.

**Strategies**

2.1	Promote greater use of water harvesting and water reuse within residential areas.
2.2	Require all commercial, industrial and residential developments incorporate WSUD techniques, particularly into their landscaped areas.

## LATROBE PLANNING SCHEME

**21.04-4 Objective 3**

To reduce pollution from local domestic, transport and industry sources.

**Strategies**

3.1	Support the development and implementation of new technology designed to reduce greenhouse gas emissions.
3.2	Encourage the reduction of pollution from Council activities, as well as local and domestic, transport and business sources.

**21.04-5 Objective 4**

To promote energy efficient building design to reduce the effects of climate change.

**Strategies**

4.1	Encourage new residential buildings to be environmentally sustainable by encouraging the application of best practice design and energy ratings.
4.2	Encourage all new commercial and industrial buildings to incorporate energy efficient design measures.

**21.04-6 Objective 5**

To promote new and alternative clean energy industry and investment within Latrobe City, leveraging the existing energy infrastructure and workforce expertise.

**Strategies**

5.1	Support the establishment of new and alternative energy industries, particularly in locations with good access to existing energy distribution infrastructure.
5.2	Support the balanced use of brown coal as an energy source and for other alternative uses, supporting researchers and government in the realisation of alternative, low emission coal resource investments.

**21.04-7 Floodplains**

Flooding is a natural hazard that can severely disrupt communities and may cause extensive damage, stock loss and, in extreme cases, loss of life. Careful planning and management of floodplains has been effective in reducing damage and costs associated with flood events.

**21.04-8 Objective 1**

To minimise the potential for loss of life, risk to health and damage to property, as a result of flooding.

## LATROBE PLANNING SCHEME

**Strategies**

1.1	Discourage urban or rural residential development on areas subject to regular flooding.
1.2	Ensure the floodway is maintained and that the free passage and temporary storage of flood waters is not compromised.
1.3	Discourage subdivision, other than realignment or consolidation, in a floodway.
1.4	Discourage dwellings, other than replacement dwellings, in a floodway.
1.5	Require dwellings to be located above the 1:100 year flood level.
1.6	Require building envelopes for dwellings provide an adequate effluent disposal area which is free from flooding.
1.7	Discourage uses such as sewerage treatment and pumping works, intensive animal industries and sanitary landfill depots on flood-prone land.
1.8	Ensure that the natural function of the floodplain to convey and store flood waters is preserved.
1.9	Ensure zones and overlays are updated when new reliable flood information is available.

**21.04-9****Objective 2**

To sustainably manage floodplains.

**Strategies**

2.1	Discourage any urban expansion within floodplains that reduces flood storage, obstructs flood flows or increases the risk to life, health and safety.
2.2	Discourage raised earthworks that reduce natural flood storage, obstruct and/or redistribute flood flows, and increase flow velocities and levels.
2.3	Discourage developments in residential areas that encroach on 1:100 year floodplains or existing waterways.

**21.04-10****Waste Management**

Latrobe City Council recognises waste management as a fundamental element of caring for the natural environment and has adopted a *Latrobe City Council Waste Management Strategy 2010-2017* to provide sustainable solutions to the collection, disposal and resource recovery of waste.

Council recognises that disposing of urban solid waste by means of landfill is not a sustainable waste management strategy. Across the world, governments have introduced legislation which limits the amount of waste that can be directed to landfill. This factor, coupled with the development of community waste education initiatives, leads to an increase in reuse and recycling and a move from disposal to a focus on materials recovery.

**21.04-11****Objective 4**

To encourage waste minimisation and enhance resource recovery.



## LATROBE PLANNING SCHEME

**Strategies**

1-1	Develop waste management facilities, techniques and technologies to advocate waste avoidance or minimisation, enhance resource recovery and achieve 'final storage quality'.
1-2	Adopt a regional approach to waste management.
1-3	Locate new waste management facilities in locations that do not detrimentally affect the amenity of the area.

**21.04-12****Bushfire**

Like many local government areas in Victoria, large areas of the municipality are prone to bushfire. The highest risk areas, where bushfire behaviour may be extreme, including the possibility of crown fire, extreme ember attack and significant radiant heat, are subject to the Bushfire Management Overlay. High hazard areas include rural residential areas in the vicinity of the foothills of the Strzelecki Ranges and southern fall of the Alpine Ranges, where development could be exposed to long bushfire runs through high fuel hazard forest vegetation.

Grassland fires, and fires in bushland reserves and plantations, also pose a risk to development across the municipality.

Bushfire risk may be reduced through the planning and building system by ensuring statutory compliance in BMO areas, compliance with the building regulations in Bushfire Prone Areas (BPA) outside of the BMO, and, for strategic planning and larger or more vulnerable developments, requiring consideration of bushfire risk as at Clause 13.02 Bushfire.

*Latrobe City Fire Management Plan 2017–2020 (FMP)* outlines the planned and coordinated implementation of measures undertaken by all agencies to minimise the occurrence and mitigate the effect of fire in Latrobe City. The FMP will play an increasingly important role in land use planning, particularly where consideration of continued land management is necessary.

It is important that all development and use of land have regard to the level of bushfire risk and whether the risk can be reduced to an acceptable level via appropriate bushfire protection measures. Planning can assist to decrease the level of risk to life and property and biodiversity and to facilitate the efforts of emergency service in the event of fire.

**21.04-13****Objective 4**

To minimise the risk to life, property and the environment from bushfire.

**Strategies**

1-1	Ensure the design, siting and layout of subdivision increases protection from fire.
1-2	Require that use and development includes adequate fire protection measures.
1-3	Ensure the application of, and compliance with, the Bushfire Management Overlay (BMO), in highest risk parts of the municipality.
1-4	Outside of the BMO, in Bushfire Prone Areas (BPA) parts of the municipality.

LATROBE PLANNING SCHEME

	<ul style="list-style-type: none"> <li>■ Ensure new development and uses are appropriately located and designed in response to the bushfire hazard;</li> <li>■ Ensure that larger or more vulnerable developments and uses as identified at Clause 13.02, incorporate measures to acceptably mitigate any identified bushfire risk, including as appropriate:             <ul style="list-style-type: none"> <li>- Assessment of the landscape risk;</li> <li>- For subdivisions of more than 10 lots, a lot layout that responds to the risk and incorporates a perimeter road and two ways in and out of the development where possible;</li> <li>- A construction standard no higher than BAL-29 unless there are significant siting constraints, with commensurate vegetation management for defensible space;</li> <li>- A reliable water supply for property protection and fire fighting;</li> <li>- Adequate access for emergency management vehicles; and</li> <li>- Development of a Bushfire Emergency Management Plan (BEMP) as appropriate, including triggers for closure or restricted operation on days of elevated fire danger.</li> </ul> </li> </ul>
1.5	Ensure alignment of, and consistency between, planning policy and practices, and the Latrobe City Municipal Fire Management Plan.

**21.04-14 Mine Areas**

Council has concerns surrounding the general effective remediation of brown coal mines in the City. Council supports planning for the short, medium and long term remediation of the existing mines and planning for the use of brown coal in the future in order for it to best manage the urban growth of the municipality. Overall, Council acknowledges:

- There is a risk of timber plantation fires around mines. Vegetating the coal buffer areas was a recommendation of the Land Conservation Council reports of the 1970's, however in light of the 2014 Hazelwood mine fire, there is a potential problem with plantations in close proximity to a fire source. This is particularly significant for towns that are near large timber plantations and raises town safety and amenity issues that became apparent with the 2014 Hazelwood mine fire.
- Many infrastructure assets are in areas that are at danger from mine and timber plantation fires.
- Timber plantations within buffer areas, plantation buffer distances from coal mines and separation distances between towns and mines all need to be assessed and considered.
- The need for effective remediation of brown coal mines to a useable and stable landform.

**21.04-15 Objective 4**

To minimise the risk to life, property and the environment within and around mine sites.

**Strategies**

1.1	Encourage design, siting and layout of open cut mines that take into account the need for protection from fire risk.
1.2	Encourage adequate buffers from open cut mines to timber plantations.

LATROBE PLANNING SCHEME

~~21.04-15~~ **Implementation**

~~The objectives, strategies and policy guidelines arising from this clause are implemented through the application of appropriate zones and overlays as described in Clause 21.10.~~

## LATROBE PLANNING SCHEME

**21.05**21/11/2019  
6405latr**NATURAL RESOURCE MANAGEMENT**

This clause provides local content to support Clause 14 (Natural Resource Management) of the State Planning Policy Framework.

Specific references to individual towns are also included in Clause 21.09 (Local Area Growth Plans).

**21.05-1****Agriculture**

Agriculture is important to the economic, social, cultural and physical development of the municipality. Latrobe City's naturally high rainfall continues to support various agricultural endeavours including dairy farming, broadacre farming and forestry. In addition, rural areas support attractive lifestyle and tourism opportunities in key locations, niche rural industry and small scale farming focusing on the production of high quality products for specific markets.

The agricultural industry in Latrobe is worth approximately \$57 million a year and is based primarily on dairy farming (45% of the value of Latrobe's agricultural production) and livestock (a further 36% of the value). The *Assessment of Agricultural Quality of Land in Gippsland 1984*, the *Latrobe City Rural Land Use Strategy 2017* and the *Rural Framework Plan* provide guidance on the location of productive agricultural land in Latrobe City.

Latrobe City is well positioned to capture growing interest and investment in intensive agriculture across the value chain, including primary production, processing, manufacturing and distribution.

Land over coal and associated buffer areas can provide unique opportunities for agriculture where the future utilisation of coal is not compromised.

Amid efforts to diversify the local economy and promote opportunities for new and emergent agriculture enterprises, retaining rural areas in larger lots and avoiding the establishment of sensitive land uses is also a key opportunity and priority to retaining versatility for current and future agriculture investment.

**21.05-2****Objective 1**

To protect productive agricultural land from fragmentation and the establishment of non-agricultural use and development.

**Strategies**

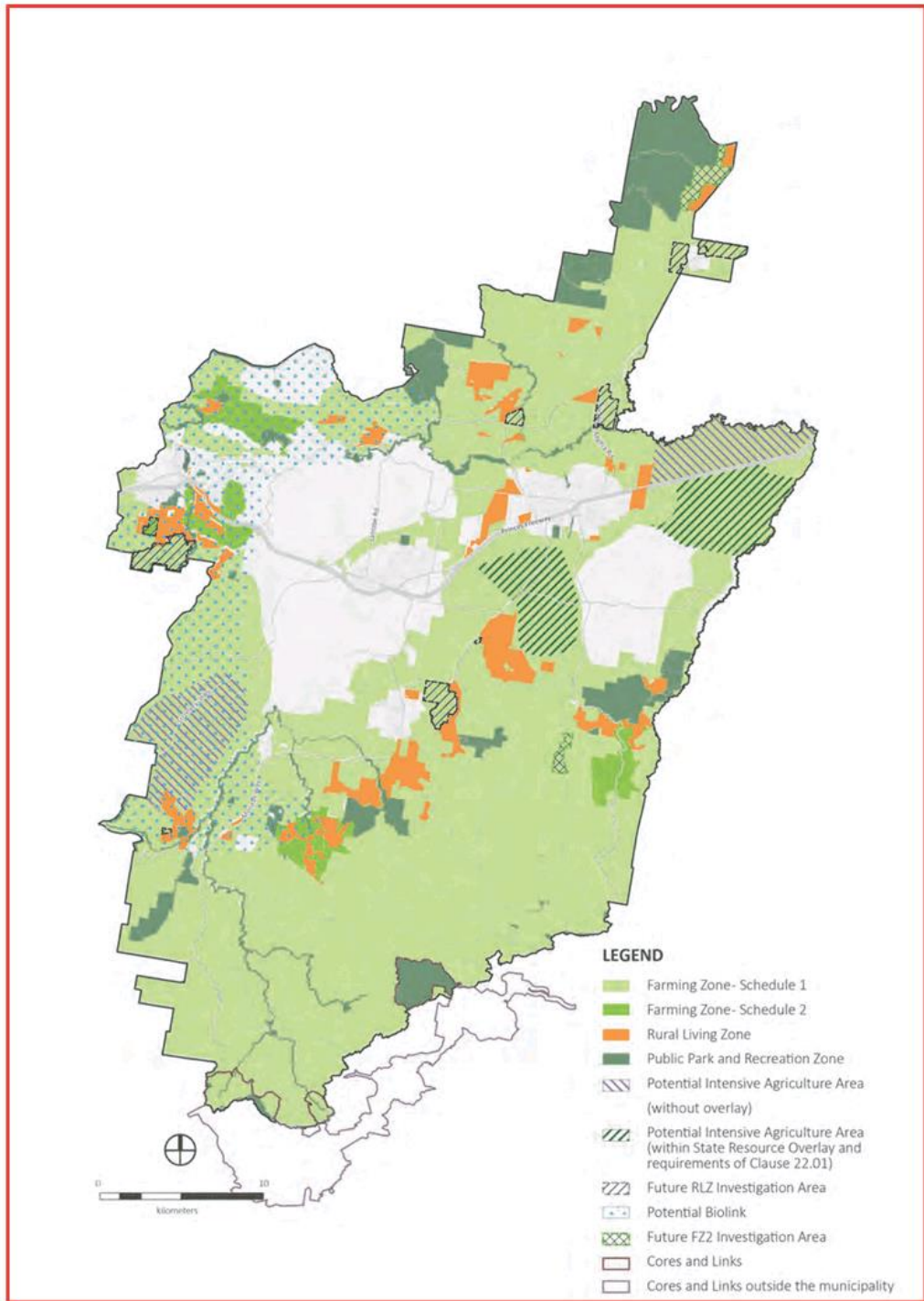
1.1	Implement the recommendations of the Latrobe City Rural Land Use Strategy.
1.2	Support productive agricultural land use whilst ensuring the retention of significant vegetation of Local, State or National importance to biodiversity.
1.3	Avoid subdivision or development of dwellings on land in the Farming Zone Schedule 1 - Commercial Agriculture, where the proposal does not support agriculture use.
1.4	Support niche and small scale farming, hobby farms, tourism and associated dwellings on land in the Farming Zone Schedule 2 - Mixed Farming, where existing land use and development patterns are compatible or improved land management or biodiversity outcomes can be demonstrated.
1.5	Promote the establishment of intensive agriculture and horticulture in suitable areas which could include identified locations, as per the Rural Framework Plan, subject to coal resource and buffer area policies.

## LATROBE PLANNING SCHEME

<del>4.6</del>	<del>Avoid non-agricultural uses from locating or developing in a manner that will inhibit the expansion or operation of future farming, forestry or other primary production uses.</del>
<del>4.7</del>	<del>Support land uses that complement and enhance the viability of agricultural activity, including value adding to agricultural activity either by on-farm processes, agricultural product processing or farm gate sales or related tourism.</del>
<del>4.8</del>	<del>Support complementary land uses, tourism and associated dwellings where non agricultural activities can adequately address bushfire risk.</del>

LATROBE PLANNING SCHEME

Rural Framework Plan



## LATROBE PLANNING SCHEME

**21.05-3 Water**

Water is among Latrobe's most valuable resources; water quality, security and management are key opportunities. Latrobe City has a more secure water supply and larger capacity sustainable waste water system than any other Victorian region. The area supports a number of proclaimed potable water catchments that provides for useable drinking water.

*The Gippsland Region Sustainable Water Strategy 2011* has found that the Gippsland Region is one of the few areas in Victoria where the available water resources have not been fully allocated. In addition, it is anticipated that while climate change will lead to reduced rainfall in the region, relative to other districts, Gippsland will retain superior rainfall. This available water could be used to support additional development and agricultural activity in the region with Gippsland increasingly becoming the food bowl of Victoria.

**21.05-4 Objective 1**

To protect and improve water quality and river health.

**Strategies**

1.1	Provide urban development buffers to waterways to maintain water quality.
1.2	Encourage Water Sensitive Urban Design principles in all developments.
1.3	Maintain community wetlands and infrastructure (such as gross pollutant traps) in urban areas.
1.4	Protect potable water supply catchments to enable the provision of useable drinking water.

**21.05-5 Objective 2**

To reduce corporate and community water use.

**Strategies**

2.1	Promote water re-use and water conservation in new developments to maximise the amount of water available for river health and human use.
2.2	Promote the use of recycled water for industrial, agricultural and domestic land use and development.

**21.05-6 Objective 3**

To protect waterways, aquatic areas, floodplains, wetlands, swamps and catchments.

**Strategies**

3.1	Protect, enhance and reinstate environmental values of the waterway.
3.2	Encourage connectivity of waterways to open space and other natural environment and landscape features.

## LATROBE PLANNING SCHEME

21.05-7

**Objective 4**

To protect riparian land, vegetation communities, waterway valleys and escarpments.

**Strategies**

4.1	Protect and enhance waterway corridors through use of good urban design, appropriate built form, water sensitive urban design, appropriate plantings and land management.
-----	---

21.05-8

**Goal Resources**

The coal resource in the Latrobe Valley remains an asset of national and state importance and is a significant component in the economy of the municipality. The following key issues are relevant to the development of the coal resource:

Latrobe City boasts one of the largest brown coal reserves in the world, and is traditionally recognised as the centre of Victoria's electricity industry. The electricity generated in the Latrobe Valley from brown coal resources has contributed significantly to the State's economic prosperity. Latrobe City brown coal electricity generators currently supply over 90 per cent of Victoria's electricity requirements with approximately 11 per cent of Latrobe's population directly employed within the sector; an additional eight per cent of jobs indirectly supported within the local economy. The electricity generation sector accounts for 21 per cent of the area's Gross Regional Product.

The coal resource in the Latrobe Valley remains an asset of national and State importance and is a significant component of the economy of the municipality. However, the high moisture content of brown coal has meant that greenhouse gas emissions produced are higher compared to other forms of electricity generation and makes the coal unsuitable for bulk exports. Research is being undertaken to examine alternative uses for brown coal generation and to develop clean coal technologies, such as coal drying processes, carbon capture and storage, bio-sequestration and algae-based technology.

The need to lower carbon emissions is recognised by the Victorian Government through a range of initiatives, including the establishment of the Victorian Renewable Energy Target which aims to increase renewable energy generation to 25 per cent by 2020 and 40 per cent by 2025. The modernisation of locally based energy generation commensurate with change occurring across the energy industry is of critical importance to Latrobe City and the Gippsland Region.

The following key issues are relevant to the development of the coal resource:

- The significance of the Gippsland coalfields in providing, directly or indirectly, the major proportion of Victoria's energy supplies, in the form of brown coal.
- The presence of established communities, including the four major urban settlements.
- The significance of fire as a major hazard to people, plant and equipment employed in the winning and utilisation of brown coal and of the major consequences of interruption of the electricity supply system.
- The importance of established agricultural activity.
- The water resource, both surface and underground, to the quality of the regional water catchment.
- The profound effect of major industries on the physical and social environment of the municipality.
- The need for co-operation between all levels of government, the private sector and the community and the importance of the adequate recognition of all sectors in decision making for the region.



## LATROBE PLANNING SCHEME

The Gippsland Coalfields provide, directly or indirectly, the major proportion of Victoria's energy supplies in the form of brown coal. There are two separate issues with the development of the Gippsland Coalfields being: the resource itself, and the buffer area from the resource. The categories shown in the Gippsland Coalfield's Policy Area and associated Maps indicate timeframe and location of when the coal resource may be utilised. This includes:—

- Category A coalfields—development possible within 10-30 years.
- Category B coalfields—development possible within 30-60 years.
- Category C coalfields—other coal areas—development more than 60 years off.

In the coal resource area, the extraction and use of coal is the primary consideration.

There would be benefit in reviewing the classifications in response to changing circumstances occurring across the energy and mining sectors.

**21.05-9 Objective 1**

To facilitate orderly coal development so that the coal resource is utilised in a way which is integrated with state and local strategic planning.

1.1	Ensure that coal excavations, overburden dumps and other associated developments are planned, managed and progressively rehabilitated to the highest practicable future use.
1.2	Ensure that coal resource development and use takes into account the interests of the existing and future Victorian community, the needs and views of the local community and local Council, equity in the provision and distribution of employment, housing and community services and the likely social and environmental impacts of development.
1.3	Ensure that mining licence and associated works approvals take into account adopted local town structure plans and established urban coal buffers.
1.4	Encourage when practicable and cost effective, the use of quarry and other materials recovered from coal development.
1.5	Ensure that transport corridors are protected and maintained.

**21.05-10 Objective 2**

To designate land for future coal resource development or for buffer areas on the future use of land.

**Strategies**

2.1	Ensure that planning for coal resource development and use takes into account areas and features of recognised value for nature conservation, recreation, tourism, and landscape quality.
2.2	Ensure that the catchments of the river systems and underground waters are planned and managed to ensure adequate water supply and quality for development, management and use of water resources, complementing and integrating with coal resource planning in the local and regional catchment.

## LATROBE PLANNING SCHEME

**21.05-11 Objective 3**

To ensure that new development is not undertaken in such a way as to compromise the effective and efficient use of existing or future infrastructure or resources such as coal resources, timber production and high quality agricultural land.

**Strategies**

3.1	Ensure that development and use of coal resources ameliorates adverse effects and promotes the positive benefits of developments.
3.2	Ensure that timber production is planned in a manner which will complement the orderly development of the coal resource.
3.3	Ensure that timber production takes into account the need for effective fire protection for the coal resource.
3.4	Encourage land uses in the coal resource area prior to coal development, which are productive and minimise the social and financial cost of coal development.
3.5	Support animal husbandry, interim intensive agriculture including broiler farms and cattle feedlots and other rural land uses in areas of potential coal production.
3.6	Discourage 'incompatible uses' such as residential, rural living, commercial or non-coal or energy related industrial land use and development in areas of potential coal production.

**21.05-12 Objective 4**

To ensure that the use and development of land overlying the coal resources recognises the need to conserve and utilise the coal resource in the context of overall resources, having regard to social, environmental, physical and economic considerations in order to ensure a high quality of life for residents.

**Strategies**

4.1	Encourage existing uses on land identified as required for coal exploitation to continue until such time as the land is required for brown coal winning or processing.
4.2	Consider alternative uses on a temporary basis if it can be demonstrated that they would not adversely affect the future development of the coal.

**21.05-13 Objective 5**

To maximise the protection of the coal resource to ensure resource security in the future.

**Strategies**

5.1	Ensure that environmental quality and protection against pollution are primary considerations in coal resource planning.
-----	--

LATROBE PLANNING SCHEME

**24.05-14 Objective 6**

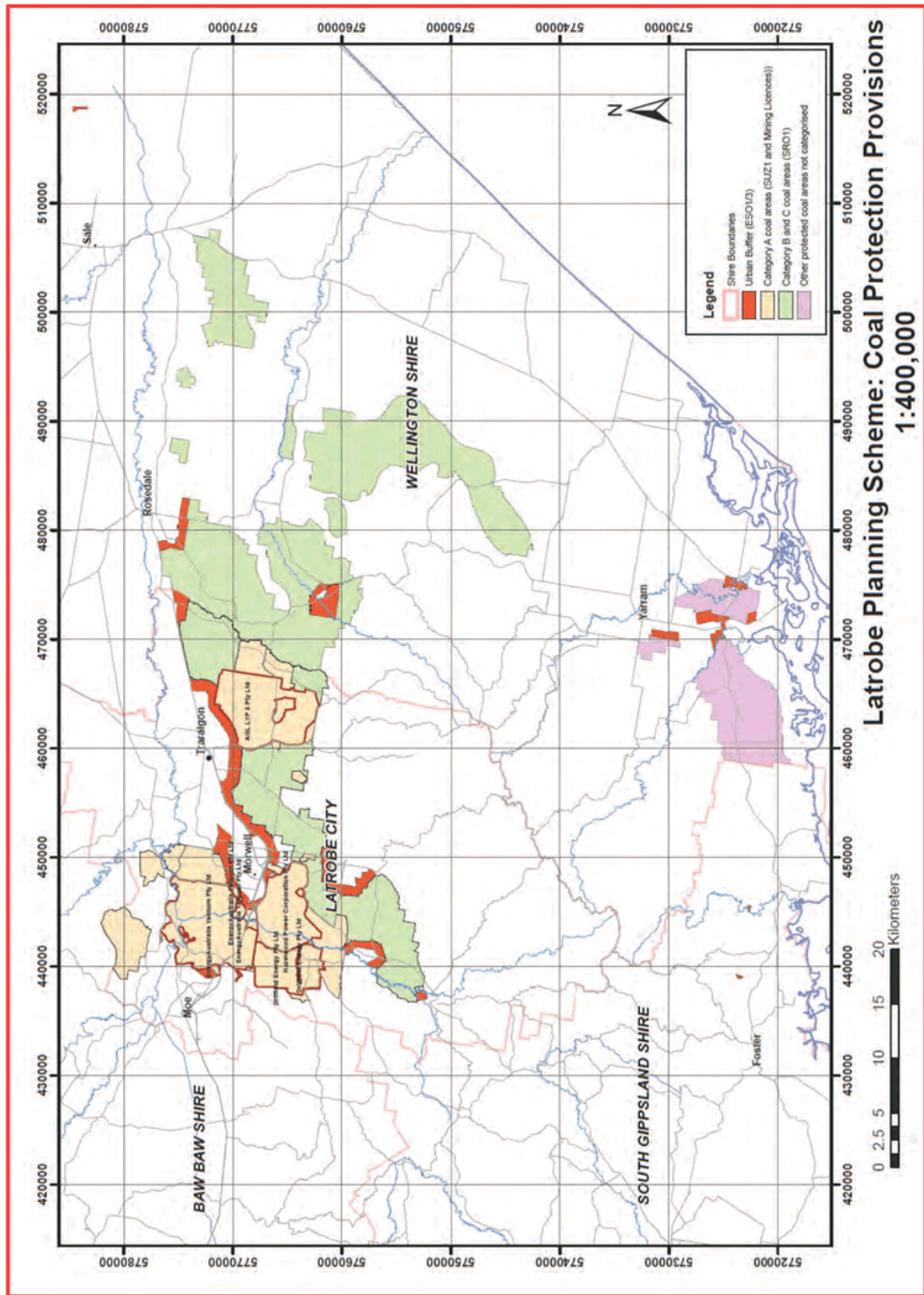
To ensure that the use, development and management of land in the coal resource areas mutually protect urban amenity and coal resource development, as well as the continued social and economic productive use of land.

**Strategies**

6.1	Encourage uses of land which maintain and enhance land use capability, productivity and quality of the landscape and minimise fire and soil erosion hazards.
6.2	<p>In making decisions, ensure that if strategies relating to land use conflict with one another then:</p> <ul style="list-style-type: none"> <li>▣ In the coal resource area, the extraction and use of coal should be the primary consideration. At every stage of development of that coal due account should be taken of the other principal resources of the coal resource area. Land uses which do not impede that objective may be considered in that policy area.</li> <li>▣ In the identified coal related buffer areas, the mutual protection of urban amenity and coal development areas are to be primary considerations.</li> <li>▣ In existing urban areas and land identified for urban purposes, urban land uses should be the primary considerations.</li> <li>▣ In agricultural areas, the use of land for rural activities is to be the primary consideration. However, coal development remains the primary consideration in relation to those identified coal areas or for land required for facilities for or associated with the use of that coal.</li> <li>▣ Timber production has a lesser priority than the extraction of coal and agricultural land use activity unless a proper economic assessment shows it to be viable.</li> <li>▣ Within zoned urban areas and areas identified for future urban use, low density residential and rural living use and development has a lower priority than timber production, the extraction of coal, high quality agricultural activity and urban land uses.</li> </ul>

LATROBE PLANNING SCHEME

Gippsland Coalfields



## LATROBE PLANNING SCHEME

**21.05-15 Timber**

Latrobe City supports a productive timber and commercial forestry industry providing softwood, value-added hardwood, and paper products sold to domestic and export markets. Australian Paper is one of the largest paper manufacturing facilities in the southern hemisphere and leads the manufacture of high performance packaging supplies and office paper. Forestry projects are eligible under proposed schemes to generate carbon credits for sale to domestic and international markets. Council is seeking to be a national leader in the timber industry, with the preparation of the *Wood Encouragement Policy 2014*. The Policy seeks to support the retention and expansion of the timber industry.

It is acknowledged that well-managed plantation forestry makes a significant contribution to biodiversity within Latrobe City, in particular the Strzelecki Koala. It is also acknowledged that there is some infrastructure and rural amenity issues associated with timber production and these will need to be carefully managed. In particular, a challenge for Council is balancing the needs of timber operators accessing their coups with the needs of residents and minimising the impact of logging trucks near their properties.

**21.05-16 Objective 4**

To encourage environmentally sustainable timber production.

**Strategies**

1.1	Support and encourage timber processing and value-adding industries to expand, and retain the timber industry in Latrobe City.
1.2	Encourage expansion of plantation forestry opportunities in appropriate locations, including within the proposed Strzelecki Alpine Biolink.
1.3	Plan for road and rail haulage in conjunction with the forestry industry.

**21.05-17 Stone Resources**

Latrobe City contains significant stone resources including basalt, gravels, sands and limestone. There are significant resources in the extractive industry, including mineral sands north of Morwell and Traralgon, that need to be protected. State Policy sets out objectives for the identification and protection of stone resources through the concept of 'Extractive Industry Interest Areas'. These areas are identified on the Latrobe Supply Area — Extractive Industry Interest Area 1999 map and consideration will be given to the protection of stone resources within these areas when considering applications for use and development.

**21.05-18 Objective 4**

To protect significant stone resources and ensure an adequate supply of stone in future years.

**Strategies**

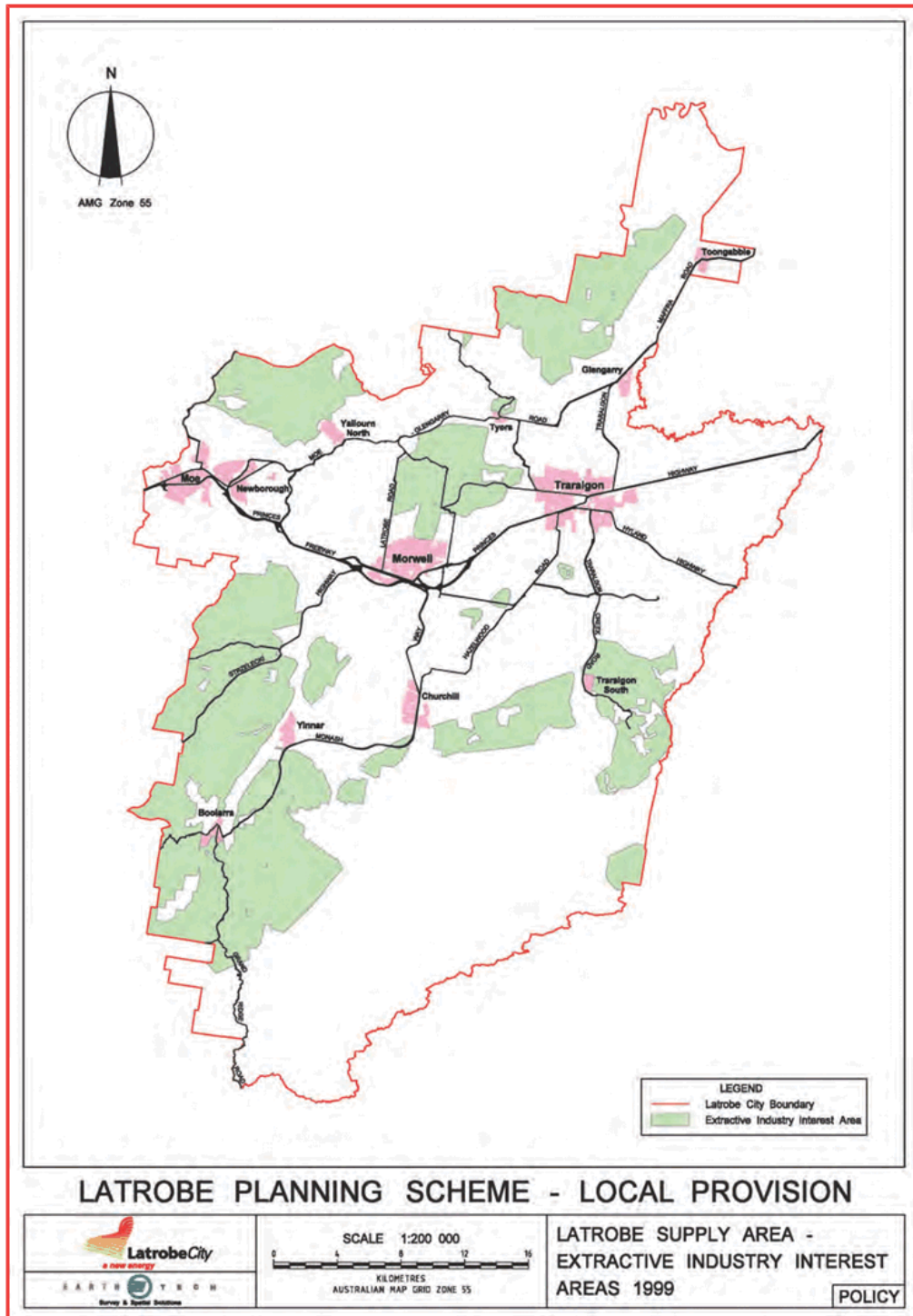
1.1	Ensure the protection, development and use of stone resources.
1.2	Ensure that the long term protection of stone resources is in accordance with the recommendations of the Latrobe Supply Area Extractive Industry Interest Areas Strategy 1999.

LATROBE PLANNING SCHEME

4.3	<del>Protect existing extractive industry sites by separating incompatible land uses.</del>
-----	---

LATROBE PLANNING SCHEME

Latrobe Supply Area - Extractive Industry Interest Area 1999



LATROBE PLANNING SCHEME

~~21.05-19~~ **Implementation**

~~The objectives, strategies and policy guidelines arising from this clause are implemented through the application of appropriate zones and overlays as described in Clause 21.10.~~



## LATROBE PLANNING SCHEME

**21.06**  
21/11/2019  
6405latr

**BUILT ENVIRONMENT AND HERITAGE**

This clause provides local content to support Clause 15 (Built Environment and Heritage).  
Specific reference to individual towns is included in Clause 21.09 (Local Area Growth Plans).

**21.06-1****Urban Design and Neighbourhood Character**

Good quality private and public development and landscaping contribute to the function, safety and liveability of urban environments and improved health outcomes for the community. Consideration of good urban design outcomes is particularly important for main road approaches to urban centres.

The *Latrobe City Healthy Urban Design Good Practice Guideline—Meeting Healthy by Design Objectives* (the Guideline) provides guidance in designing and developing healthy and safe communities.

The *Latrobe City Urban Design Guidelines* (as amended) are relevant in considering development applications and their impact on the appearance of industrial, commercial and residential areas.

The *Latrobe City Council Housing Strategy* (2019) describes neighbourhood character as the interplay of the public and private realms within a streetscape, neighbourhood or township that make a place distinctive from another.

Neighbourhood character is however valued differently across local communities and for many, character is not always about the built or natural environment, it is about other attributes such as the people who live in the area, proximity to shops, transport options or availability of parks.

Regional centres have a number of unique characteristics when compared with typical suburban or metropolitan development. These differences are often interwoven with economic, social and geographical influences that shape the form of housing development. Several key distinctions between regional development and metropolitan development include:

- ▣ Layout and spaciousness
- ▣ Sporadic and irregular development patterns
- ▣ The size and spacing of dwellings
- ▣ Landscape and geographic context
- ▣ Community values, perceptions and expectations

Housing in Latrobe City has many of these elements and although there are some areas which have a more defined character than others, each of the four main townships shares many similarities. Common character elements include simple building forms comprising dwellings usually constructed with brick or weatherboard, incorporating aluminium frame windows and shallow pitched roofs in a garden setting.

It is acknowledged that there is a recognisable difference between the character of older established areas and the newer suburbs in the main towns.

Special character areas have been identified as follows:

- ▣ Garden Suburban, being spacious residential areas in a garden setting with a mixture of older buildings located along linear street patterns, with pockets of established vegetation.
- ▣ Lifestyle Suburban, being dwellings on large lots in spacious landscaped settings, located on curvilinear and court street patterns with a strong rural character.
- ▣ Bush Suburban, being residential areas of large, informal lots visually dominated by landscaping. Built form is often hidden behind canopy trees and a well-established garden setting.

Other urban character types can be defined and would be the subject of further research.

## LATROBE PLANNING SCHEME

**21.06-2 Objective 1**

Support development in a form which strengthens civic pride and presentation as Gippsland's major regional city.

**Strategies**

1.1	Support high standard urban design outcomes.
1.2	Improve the visual appearance of key transport routes and town entrances.
1.3	Support the upgrade of degraded areas (including industrial land); in particular at town entrances and primary transport routes.
1.4	Facilitate new development of varying scales, density and activity in accordance with the Housing Framework Plans whilst preserving and the amenity of existing neighbourhoods and locations with specific character or heritage value.
1.5	Ensure applications for residential, commercial and industrial land use and development appropriately consider and respond to the Latrobe City Urban Design Guidelines.

**21.06-3 Objective 2**

Reinforce the regional suburban character of Latrobe City's established and new neighbourhoods whilst responding to changing housing needs.

**Strategies**

2.1	Facilitate and support the development of diverse and smaller housing types in preferred locations in accordance with the Housing Framework Plans, while retaining streetscape character and recognised heritage values.
2.2	Facilitate the development of streetscapes of regional suburban character in Latrobe City, comprising built form that addresses public areas, wide streets, provision of generous front setbacks and space between dwellings.
2.3	Support development that is practical, flexible and which meets the needs of people of different ages and abilities without the need for major adaptation post construction.

**21.06-4 Objective 3**

To provide for walkable neighbourhoods, ensuring public transport, shops, public open space and mixed-use activity and neighbourhood centres are close to all dwellings.

**Strategies**

3.1	Consider the <i>Healthy Urban Design Good Practice Guideline</i> when assessing new subdivision and development.
3.2	Ensure new dwellings have good access to pedestrian and cycle paths.

## LATROBE PLANNING SCHEME

3.3	Ensure open space areas, pedestrian and cycle paths incorporate shade, toilet facilities, drinking taps, cycle racks, seating, lighting and directional signage where possible.
3.4	Encourage community centres to be located within a 400-800 metre walk from all dwellings.
3.5	Encourage built form that supports and enhances passive surveillance.

## 21.06-5

**Objective 4**

To improve the visual quality of development through improved design, siting and landscaping.

**Strategies**

4.1	Ensure that urban design and landscaping improves the visual amenity of gateways, transport routes, streets and places.
4.2	Ensure that multi-unit housing is well landscaped, with tree and shrub selection creating a positive visual image.
4.3	In residential areas, ensure there is adequate scope for canopy tree planting in private properties and within street reservations.
4.4	Provide adequate reserve widths or tree reserves in new subdivisions and established areas to enhance road safety, protect power lines and contribute to neighbourhood character.

## 21.06-6

**Heritage**

Latrobe City has a rich and diverse cultural heritage that is evidence of how the landscape has been changed by indigenous and non-indigenous people. Gippsland was occupied by the Gunaikurnai people for many thousands of years prior to European settlement. The first non-indigenous people to visit Gippsland were explorers, and pastoralists followed, which led to the development of agricultural industries such as grazing and dairying and the loss of native forest cover over much of the land.

The greatest change to the cultural landscape came in the twentieth century with the exploitation of the vast brown coal reserves.

The diverse history of the area is reflected in the heritage places that have been identified by the *Latrobe City Heritage Study 2010*, which incorporates the findings of two previous studies: *Traralgon Heritage Study 1992* and the *Latrobe Heritage Study 1991*. The heritage places include archaeological sites, township precincts, buildings, memorials, gardens, factories and trees.

## 21.06-7

**Objective 4**

To ensure that the heritage of Latrobe City is identified, protected and conserved.

**Strategies**

1.1	Ensure that all heritage places and precincts of local or state significance receive appropriate statutory protection.
1.2	Nominate heritage places, precincts and archaeological sites of potential state significance for inclusion on the Victorian Heritage Register.

## LATROBE PLANNING SCHEME

1.3	Provide assistance and support to owners and custodians of heritage places in the conservation and management of these places.
-----	--

**21.06-8****Objective 2**

To identify, recognise and protect places of heritage, cultural and social significance.

**Strategies**

2.1	Discourage demolition of heritage assets, unless net community benefit can be demonstrated.
2.2	Ensure that additions, alterations and replacement buildings are sympathetic to the heritage area and surrounds.
2.3	Ensure that the management of heritage places will reveal rather than diminish the significance of the place.
2.4	Ensure that the use and development of heritage places and adjoining land is compatible with and does not adversely affect the significance of the place.

**21.06-9****Township Identity**

Each town has its own unique character and enhancing these characteristics is key to further defining township. A design response assessment is an important consideration for to assist Council and the community with making decisions on the basis of 'character and identity' to address issues including:

- Identifying and protecting areas within the municipality with significant neighbourhood character values.
- Considering neighbourhood character issues in the assessment of infill housing development proposals within existing residential areas.
- Balancing the tension in policy between promoting growth and consolidation with the desire to respect residential amenity and neighbourhood character.
- Ensuring that the scale and design of development and its impacts on existing amenity are addressed.
- Minimising the loss of backyard areas and established vegetation through subdivision and development.

**21.06-10****Objective 4**

To protect and enhance the unique landscape qualities and features that contribute to places in the urban and rural character of the municipality, and which give the different localities in the City their own identity.

**Strategies**

1.1	Ensure that new development maintains and enhances the character of the surrounding area.
1.2	Improve the amenity of neighbouring areas and seek to enhance the built form design.

## LATROBE PLANNING SCHEME

1.3	Encourage the retention of intact, older buildings and features that contribute to the character of the area.
1.4	Integrate buildings and landscape settings with open space and the environs.

**21.06-11 Implementation**

The objectives, strategies and policy guidelines arising from this clause are implemented through the application of appropriate zones and overlays in Clause 21.10.

## LATROBE PLANNING SCHEME

**21.07**18/06/2020  
6092latr**ECONOMIC DEVELOPMENT**

This clause provides local content to support Clause 17 (Economic Development) of the State Planning Policy Framework.

Specific references to individual towns are also included in Clause 21.09 (Local Area Growth Plans).

**21.07-1****Economic Growth**

Latrobe City is uniquely placed in the Victorian economy. With 90% of the State's power generation occurring in the region, brown coal electricity generation accounts for around 20% of Latrobe City's Gross Regional Product (GRP). It is anticipated that approximately 20% of all jobs are directly or indirectly tied to the electricity sector. This means that mining and power generation underpins the broader manufacturing, maintenance and fabrication industries in the Latrobe Valley. Diversification of employment opportunities is therefore considered a key priority for Latrobe City.

Latrobe City is recognised as one of Victoria's four major regional centres, along with Ballarat, Bendigo and Geelong. With a GRP of approximately \$4 billion and annual business turnover estimated at \$10.3 billion.

Population growth, technology advances, the ageing workforce, globalisation and a future low carbon economy present both challenges and opportunities. Latrobe's history of industrial enterprise, successful adaptation and innovation means it is well positioned to embrace change and harness new opportunities to further diversify and strengthen the economy.

A key competitive strength, that is recognised nationally, is the quality of the manufacturing and engineering expertise that exists locally. Latrobe City is also home to State significant Industrial 2-Zone land, located to the south and north east of Morwell.

From these strengths come many opportunities, including a focus on support for education, training, brand development and industry development and attraction. Growing new markets for low emission energy resources and food production are also considered opportunities. Council will take a lead role in enabling the community to prosper from these changes, in particular the transition to a low carbon future.

The Latrobe City *Economic Sustainability Strategy 2016-2020* and the *Industrial and Employment Strategy 2017* has an emphasis on job creation, industry diversification and the ability to offer opportunities to prospective investors. Latrobe City has several areas of significant commercial importance which are as follows:

- Gippsland Logistics Precinct in Morwell.
- Latrobe Regional Airport in the Morwell – Traralgon corridor.
- Morwell – Traralgon Corridor, including Latrobe Regional Airport and Hospital.
- Morwell – Maryvale Industry Corridor.
- State energy infrastructure including distribution networks and mine areas.

**21.07-2****Objective 4**

To facilitate a vibrant and dynamic economic environment that will grow and diversify employment opportunities.

## LATROBE PLANNING SCHEME

**Strategies**

1.1	Provide a balanced approach to economic development taking into account economic, social and environmental values.
1.2	Facilitate private and public sector investment and help create an attractive investment climate.
1.3	Promote the growth of service sector jobs targeting regional health services, tertiary education, retail, entertainment and government administration.
1.4	Encourage high quality road, rail and air freight capabilities with connecting regional and national supply chains.
1.5	Support efforts to ensure the provision of essential infrastructure is not prohibitive to development.
1.6	Provide adequate land for industrial and commercial growth.
1.7	Ensure industrial and commercial development is of the highest quality particularly at the interface with residential land and at key township gateway locations.

**21.07-3****Objective 2**

Support the establishment of new and alternative energy related jobs growth and investments within Latrobe City, leveraging the advantages of existing energy infrastructure and distribution networks.

**Strategies**

2.1	Promote new and alternative clean energy industry and investment within Latrobe City, leveraging the existing energy infrastructure and workforce expertise.
2.2	Encourage investment and development of new and alternative energy industries, particularly in locations with good access to existing energy distribution infrastructure.
2.3	Continue to advocate for the utilisation of alternative, low emission energy from coal resources.

**21.07-4****Industry**

Latrobe Valley has one of the world's largest reserves of brown coal. Brown coal electricity generators in Latrobe currently supply approximately 90% of Victoria's electricity. Council supports the sustainable use of brown coal as an energy source. Council is working with generators, clean coal researchers and government agencies to develop clean coal pilot plants and research facilities in Latrobe City.

Latrobe City has a large manufacturing base, established from the electricity generation sector. The Australia Paper Mill, located in Maryvale north of Morwell, is another important heavy industry underpinning local employment strengths in engineering.

The industrial sector in Latrobe City is divided into three main areas:

- The heavy industry precincts which are currently sustained by the coal and timber resources. The main location of this industrial complex is in the north and south of Morwell within

## LATROBE PLANNING SCHEME

Industrial 1 and 2 Zones and the Special Use – Brown Coal zoned areas in association with the power stations and mines.

- The emerging industries, including those establishing in Churchill taking advantage of proximity to Federation University or east of Morwell with advantages such as the outfall sewer and other key infrastructure.
- The servicing industry providing for local and regional community needs.

The strategic direction is to support the development and use of new industry in identified locations as guided by the Industrial Framework Plan and the Industrial and Employment Strategy (as amended).

Large industrial parcels identified on the Industrial Framework Plan will accommodate new large, high amenity, low density manufacturing industry. The employment investigation area within the Traralgon West Growth Corridor will leverage off the Latrobe Regional Airport and Hospital and accommodate industry clusters linked to health, aeronautics or agriculture research and development.

The Morwell – Maryvale Industry Growth Corridor will be the focus of new large format industries including heavy industry, food and fibre processing.

The strategic direction for Churchill is to support the development of industry which benefits from locating near existing or future institutions.

Council has prepared a Master Plan and Project Plan for the development of a Gippsland Logistics Precinct (GLP) on land three kilometres east of Morwell with direct access to the national freight network. Preparations are currently underway for a large scale logistics and distribution precinct that will adjoin the terminal site. The development of the GLP will establish a centre for the efficient and cost effective movement of freight to and from the Gippsland region.

The Latrobe Valley, with its fertile soils also supports a vibrant agricultural industry. One of Australia's largest food and beverage producers has established a state of the art dairy processing plant in Morwell. Opportunities for the production of biomass and algae for electricity and fuel production are expected to provide further markets for agricultural products.

24.07-5

**Objective 4**

To maximise the potential for new industry, especially those that may benefit from the coal and electricity industry, to establish within Latrobe City.

**Strategies**

1.1	Support the development of existing and new industries and infrastructure, guided by the <i>Industrial and Employment Strategy 2017</i> .
1.2	Ensure the sufficient supply and adequate choice of industrial land to accommodate the varying needs of the different types of industry.
1.3	Maximise the potential of the high amenity location to the north of Princes Drive and east of Alexanders Road in Morwell to attract large, low density, high amenity industries.
1.4	Implement masterplans for the employment investigation area, Latrobe Regional Airport and Latrobe Regional Hospital within the Traralgon West Growth Corridor that accommodates industry clusters linked to health, aeronautics or agricultural research and development
1.5	Retain the potential of the Morwell South Industrial Area and land within the Special Use – Brown Coal Area to function as important locations which are suited to major heavy industry.



## LATROBE PLANNING SCHEME

1.6	Encourage the establishment of large format and heavy industry uses on Industrial 2 Zone land.
-----	--

**21.07-6****Objective 2**

To promote increased rail use as a model for economic viability and sustainability.

**Strategies**

2.1	Develop the Gippsland Logistics Precinct in Morwell in a manner that maximises freight being handled by rail.
2.2	Facilitate a range of logistics activities on the Gippsland Intermodal Freight Terminal precinct in Morwell.

**21.07-7****Objective 3**

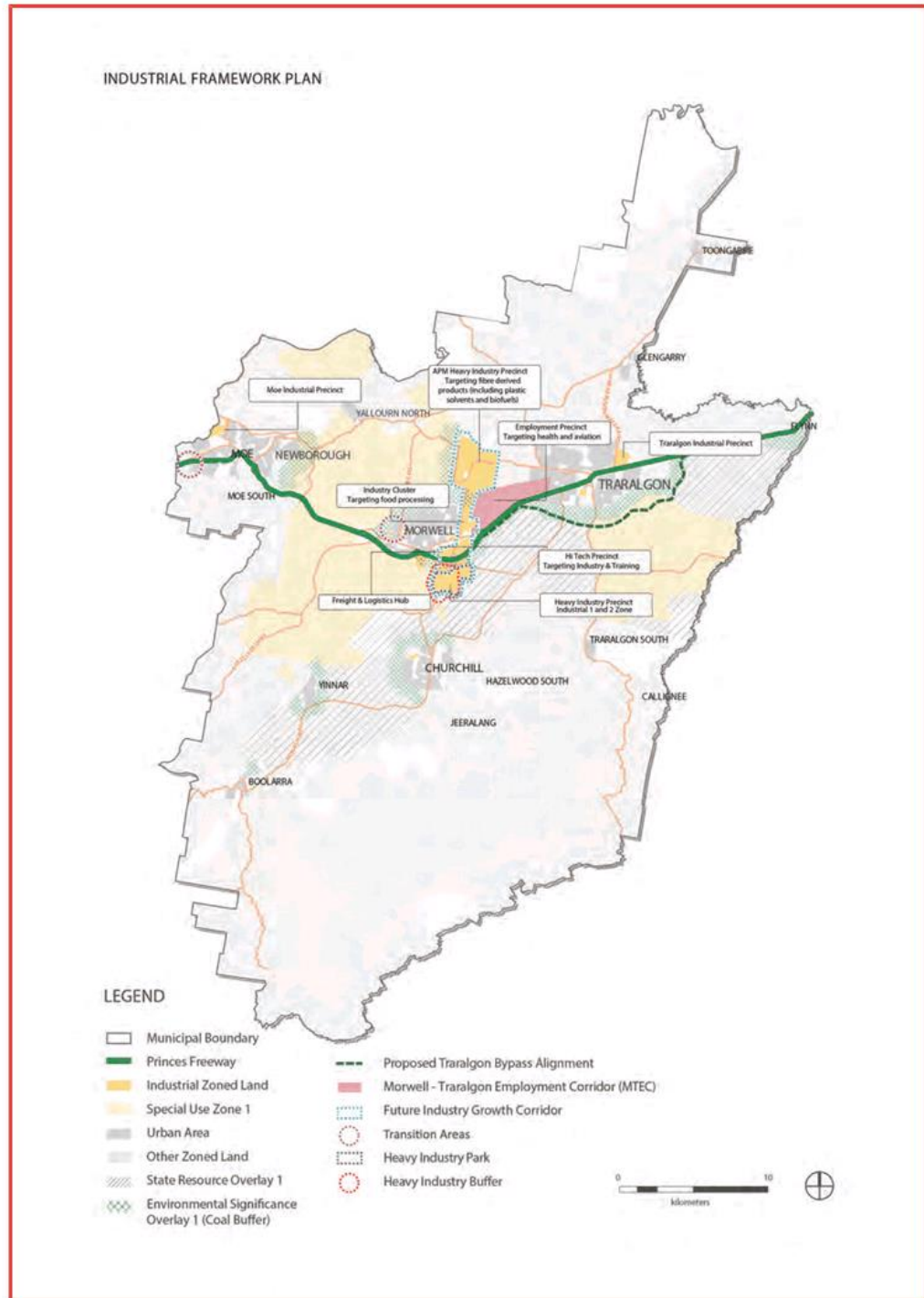
To ensure that industrial areas are planned and designed to minimise any potential detriment or loss of amenity to surrounding areas.

**Strategies**

3.1	Ensure industrial development makes a positive contribution to its local streetscape through the application of the Industrial Design Guidelines.
3.2	Encourage industry to locate in preferred locations as guided by the Industrial Framework Plan and supported by the <i>Industrial and Employment Strategy 2019</i> (as amended).
3.3	Encourage Water Sensitive Urban Design principles in the design and layout of industrial areas.
3.4	Support investigation and improvements to heavy vehicle access to industrial zoned land located to the north of the Moe Township.
3.5	Provide buffers between industrial and existing and potential sensitive use areas where residential amenity is impacted.
3.6	Encourage light industrial and other compatible uses as a development buffer between residential land.

LATROBE PLANNING SCHEME

Industrial Framework Plan



## LATROBE PLANNING SCHEME

**24.07-8 Latrobe Regional Airport**

The Latrobe Regional Airport (LRA) is an existing Council-owned asset, managed on behalf of the Latrobe community. Strategically located between Morwell and Traralgon, the LRA is identified as integral to the economic development and diversity of Latrobe City. Well-equipped and of a high standard, it ranks as one of the best regional airports in Australia.

Whilst not a commercial passenger airport, the LRA is a hub for emergency service providers including Air Ambulance Victoria's regional base for helicopter aeromedical operations and the Department of Environment, Land, Water and Planning (DELWP) aerial fire fighting base. It also supports a range of private and recreational hangers and aviation businesses including airplane maintenance and Australia's only commercial passenger aircraft manufacturer.

LRA is integral to the regions transport network and provides a range of employment and recreation opportunities. The airports supply of serviced industrial land has been expanded to facilitate enhanced aeronautical development as outlined in the *Latrobe Regional Airport Master Plan (2019)*.

The future expansion of the LRA as articulated within the *Latrobe Regional Airport Master plan (2019)* will attract further investment in this important industry. The planned expansion of its runway facilitates further investment in a range of other aerospace facilities within the LRA. The LRA will leverage opportunities for aerospace and other aviation-related industries to expand or establish their operations at LRA, creating an important economic development and employment hub for the city.

The development and review of the LRA Master Plans, provides an opportunity to identify appropriate land use buffers and controls to better protect the Airport.

**24.07-9 Objective 1**

To promote and protect the operations of Latrobe Regional Airport.

**Strategies**

1.1	Support the implementation of any adopted <i>Latrobe Regional Airport Master Plan (2019)</i> .
1.2	Support the application of appropriate land use controls and buffers around the airport.
1.3	Implement the Morwell–Traralgon Corridor Structure Plan to help identify appropriate uses surrounding the airport.

**24.07-10 Objective 2**

To recognise the importance of the Latrobe Regional Airport which is an identified as an economic and employment asset to Latrobe City.

**Strategies**

1.1	Ensure land use and development within the Latrobe Regional Airport is in accordance with the vision and strategies articulated in the <i>Latrobe Regional Airport Master Plan (2019)</i> .
1.2	Apply appropriate controls within and around the Latrobe Regional Airport to safeguard existing and future airport operations and ensure noise-sensitive uses in proximity to the airport are protected from aircraft noise.

## LATROBE PLANNING SCHEME

4.3	Ensure development heights in critical flight path areas have regard to the Obstacle Limitation Surface within the Airspace Protection Plan, <i>Latrobe Regional Airport Master Plan (2019)</i> .
-----	---

**21.07-11 Health**

Latrobe City is a centre for health services to the broader Gippsland region. Contributing significantly to the local and regional economy, Latrobe City offers comprehensive and high quality health facilities. The region has an extensive range of specialist services including pathology, aged care, palliative care, community health, cancer support, immunisation, disability services, home care, physiotherapy, parenting, paediatric, child and adolescent services. Maryvale Private Hospital, Latrobe Regional Hospital (LRH) and Latrobe Community Health Service offer health and medical services and programs. LRH also houses the Gippsland Cancer Care Centre, making it possible for residents to receive comprehensive radiotherapy, oncology and chemotherapy treatments locally.

LRH is rapidly growing and is a major asset for the region. It is connected with Monash University (for medical purposes) and with Federation University (for nursing). New wards and theatres are being built and planned for. The cancer care centre and allied health facilities have been extended together with the mental health wing and maternity facilities. The hospital is one of the largest employers in Gippsland.

Based on the last census (2016), the fastest growing cohort (except for Traralgon) in Latrobe is the retiring 'baby boomer' generation of 60 years and over. This growth has implications for housing (smaller dwellings), connectivity within and between estates (walking and cycling on flat paths), provision of suitable public facilities and for long term health requirements.

The City is well served by health facilities and this, in itself, is and will be a further attractor to the aging community. Such demands will have a flow-on effect and will increase employment opportunities in the health care sector, meaning that this will be one of the fastest growing employment sectors in Latrobe. The health care and services sector now employs a significant percentage of the workforce and this figure is growing. As the population ages, this will become more apparent, meaning Council needs to start planning for the aged care and retirement sector as these will become increasingly important.

**21.07-11 Objective 4**

To promote and protect the operations of Latrobe Regional Hospital.

**Strategies**

4.1	Support the implementation of the Latrobe Regional Hospital Master Plan.
4.2	Implement the Morwell-Traralgon Corridor Structure Plan to help identify appropriate uses surrounding the Latrobe Regional Hospital.

**21.07-12 Education**

Latrobe Valley boasts a number of highly regarded public and private primary and secondary schools along with a fully serviced campus of Federation University at Churchill. Together with Federation Training, Apprenticeships Group Australia, and the Gippsland Education Precinct, a vast range of educational options are available in the region.

## LATROBE PLANNING SCHEME

**21.07-13 Objective 4**

To promote and protect the operations of Federation University.

**Strategies**

1.1	Support implementation of a Federation University Master Plan at the Churchill campus.
-----	--

**21.07-14 Information Technology**

Latrobe is a regional leader in information communication technology. Combining traditional with new technologies, the industry has developed a highly skilled workforce. The industry has the capacity to service expanding local industry and business providing innovative IT solutions to commercial and industrial businesses throughout Australia and internationally. The shared business services sector in Latrobe continues to grow with increasing numbers of private and government call centres operating across the region.

**21.07-15 Objective 4**

To encourage the growth of information technology in Latrobe.

**Strategies**

1.1	Support the development of information communications technology hubs and precincts in Latrobe.
1.2	Advocate for improved internet capability to support local and regional business to access new markets.

**21.07-16 Tourism**

Tourism is estimated to inject about \$93 million per year into the local economy. The sector is made up of small businesses, with a few medium sized businesses operating in the accommodation and conference sector. Latrobe hosts many widely recognised events including national and international sporting events. Latrobe City has identified events, business tourism and conferencing as market opportunities that would enhance the trade of existing retail, food and entertainment businesses.

The significant natural assets and biodiversity of the Gippsland region present tourism opportunities from which the Latrobe economy, utilising a hub and spoke model, can benefit from these regional strengths. Council will continue to work with Destination Gippsland and Tourism Victoria to progress regional tourism initiatives, as described in the Strategic Business Development section of this strategy.

**21.07-17 Objective 4**

To encourage environmentally sustainable tourism opportunities and establish a point of difference in tourism product.

## LATROBE PLANNING SCHEME

**Strategies**

1.1	Strengthen the attraction of Latrobe City as a conference and major events destination.
1.2	Ensure the use and development of land for tourism does not conflict with primary production activities such as agriculture, extractive industry and forestry.
1.3	Consider the application of the Rural Activity Zone in appropriate locations to facilitate rural tourism.
1.4	Encourage commercial tourist development to locate within the urban areas and support opportunities for small-scale and low-impact rural tourism, accommodation and related activities in rural areas.

**21.07-18****Implementation**

The objectives, strategies and policy guidelines arising from this clause are implemented through the application of appropriate zones and overlays as described in Clause 21.10.

## LATROBE PLANNING SCHEME

**21.08**20/04/2020  
GC442**TRANSPORT AND INFRASTRUCTURE**

This clause provides local content to support Clause 18 (Transport) and Clause 19 (Infrastructure) of the State Planning Policy Framework.

Specific references to individual towns are also included in Clause 21.09 (Local Area Growth Plans).

**21.08-1****Integrated Transport Networks**

Latrobe City is the hub of road networks and highways for greater Gippsland. Roadwork improvements like the Pakenham Bypass further shorten road travel times to Melbourne. Residents now enjoy a renaissance of rail transport in Gippsland and the benefits associated with major rail infrastructure upgrades to support the Regional Fast Rail service between Latrobe Valley and Melbourne.

It is important for public transport to expand in growth areas and to be integrated with other modes of travel. This is expected to become increasingly important with an ageing population reliant on public transport options. Equally important is well designed infrastructure that supports and encourages alternative transport options including walking and bicycle transport options.

In order to achieve the vision for a connected and inclusive built environment it is important that accessibility of community services and facilities are preserved and enhanced as communities evolve. Council must consider key urban needs such as housing, commercial and industrial uses, railway and road infrastructure, water, sewerage and energy supply, and open space and recreational areas.

**21.08-2****Objective 1**

To increase and maximise public transport opportunities between large and small towns and within corridors to support the networked city.

**Strategies**

1.1	Provide for an integrated, safe and efficient transport network.
1.2	Ensure new development provides for safe and efficient access and promotes public transport connections.

**21.08-3****Objective 2**

To provide safe vehicular, walking and cycling routes to connect people to destinations.

**Strategies**

2.1	Implement the adopted <i>Latrobe City Bicycle Plan 2007-2010</i> and <i>Tracks, Trails and Paths Strategy (2016)</i> .
2.2	Ensure that walking and cycling infrastructure is incorporated into the design and development of all new neighbourhoods.
2.3	Ensure new residential estates include a bicycle network linking with the principal bike routes.

## LATROBE PLANNING SCHEME

2.4	Ensure connectivity of local streets and open spaces to link with employment, retailing, education, transport and community facilities.
2.5	Facilitate a functional, safe and efficient rural roads system that supports the maintenance of the rural character as well as meeting the demands of both rural industry and rural residents.
2.6	Provide for the safe storage of bicycles at all public destinations such as town centres and railway stations.

**21.08-4 Community Infrastructure**

Population growth will see additional demand for frontline health care, hospital and emergency services and social and emergency housing solutions. Council has a role in planning, developing and providing physical and social infrastructure to build diverse, inclusive, well designed and accessible local communities.

**21.08-5 Objective 1**

To promote physical activity and walkability in all towns by ensuring all dwellings are within close walking distance of a community centre.

**Strategies**

1.1	Encourage residential developments to plan for maximum connectivity of open space networks, local services and facilities.
1.2	Encourage new housing developments and subdivisions to include community spaces or buildings that are provided within a walkable distance (approximately 400-800 metres) where appropriate.
1.3	Promote active lifestyles and avoid social isolation by locating new dwellings close to user friendly pedestrian and cycle paths which provide shade, toilet facilities, drinking taps, cycle racks, seating and directional signage where possible.

**21.08-6 Objective 2**

To ensure responsible development of community infrastructure to meet the needs of the residents.

**Strategies**

2.1	Support a range of health, educational, social and recreational facilities and services for Latrobe City and broader region.
2.2	Support hubs of integrated community services.
2.3	Support an expansion of the range of educational facilities and services in response to growth and the needs of the community throughout all stages of their life
2.4	Develop and maintain community facilities that are multi-functional and accessible to the community in terms of cost, location, administration and design.



LATROBE PLANNING SCHEME

2.5	Support appropriate recreation and community facilities that are compatible with the needs, character and socio-economic profile of the local area.
-----	---

**21.08-7 Development Infrastructure**

Latrobe City's built environment is constantly changing, with new developments and redevelopments affecting the physical environment and public realm. To maintain and enrich the built environment, it is important to achieve positive outcomes in areas including the design of private developments and public spaces, parks and gardens, infrastructure provision and the maintenance of civil infrastructure. Efficient roads, freight and public transport systems, sewerage and water, electricity networks, natural gas infrastructure, and telecommunications facilities are vital to enable businesses to operate effectively and to attract new investment.

A coordinated strategic approach to the cost, maintenance and provision of new key shared infrastructure (particularly in identified urban growth fronts) is required. The introduction of Precinct Structure Plans and Development Contributions Plans to ensure services and infrastructure are funded and provided in a coordinated way is a critical issue, particularly in the growth areas of the main towns.

The efficient delivery of infrastructure is a fundamental element in providing affordable and diverse housing, generating economic growth and ultimately in managing the municipality in a sustainable manner.

The design, management and delivery of infrastructure are key issues for Council. The Infrastructure Design Manual (IDM) prepared by the Local Government Infrastructure Design Association has been adopted by Council and includes guidelines for the design and construction of infrastructure within the municipality, including (among other things) roads, drainage, stormwater, car parking, landscaping, access, earthworks, public lighting and intersection infrastructure. The IDM complements the objectives and standards of Clause 56 for residential subdivision applications.

**21.08-8 Objective 1**

To maximise the use of existing infrastructure.

**Strategies**

1.1	Develop flexibility in facilities to cater for changing demands of the community.
1.2	Encourage the integration of roads, bike paths, footpaths and public transport options.
1.3	Promote and support the infrastructure and development of small town communities.
1.4	Ensure all proposed developments enhance the liveability and sustainability of the community.
1.5	Ensure masterplans for the Latrobe Regional Airport, Latrobe Regional Hospital and the open space corridor within the Traralgon West Growth Corridor maximise the use of existing infrastructure.

**21.08-9 Objective 2**

To provide clear and consistent guidelines for the planning, design and construction of infrastructure.

## LATROBE PLANNING SCHEME

**Strategies**

2.1	Encourage a consistent approach to the design and construction of infrastructure across the municipality.
2.2	Encourage an integrated approach to the planning and engineering assessment of new subdivision and development.
2.3	Encourage new subdivision and development that has regard to the objectives and requirements of the IDM or an approved Precinct Structure Plan.
2.4	Encourage the provision of infrastructure that is responsive to township and local character.

**21.08-10****Objective 3**

To ensure that urban infrastructure provided at the local level is determined on a transparent and equitable basis.

**Strategies**

3.1	Implement adopted development plans and development contribution plans.
3.2	Ensure that development contributions are assessed and required for large urban development growth fronts and key redevelopment sites.
3.3	Ensure that development contributions are specified in Development Contributions Plans.

**21.08-11****Objective 4**

To ensure adequate infrastructure is provided for future development needs.

**Strategies**

4.1	Prepare a broad scale infrastructure needs analysis across the main towns to help determine the type, location and cost of key shared infrastructure.
4.2	Require that all forms of urban development are connected to appropriate infrastructure including reticulated water, sewerage, telecommunications, and power and stormwater facilities.
4.3	the <i>Municipal Domestic Wastewater Management Plan 2006</i> and sewerage and water authorities infrastructure plans when assessing new subdivision and development in unsewered areas.
4.4	Ensure walking and cycling infrastructure is incorporated into the design and development of new residential neighbourhoods, employment precincts and with end-of-trip facilities.
4.5	Ensure services meet known and anticipated demands for physical, financial and population growth.

LATROBE PLANNING SCHEME

**21.08-12**     **Implementation-**

~~The objectives, strategies and policy guidelines arising from this clause are implemented through the application of appropriate zones and overlays as described in Clause 21.10.~~

LATROBE PLANNING SCHEME

**21-09**

21/11/2019  
G405latr

**LOCAL AREAS**

This clause focuses the implementation of growth area plans and the objectives and strategies set out earlier in the Latrobe Planning Scheme. Each section relates to a particular precinct, settlement or town, and should be read in conjunction with the rest of the Municipal Strategic Statement. The vision for development in each of these local areas is that it creates environments that are supportive of the health and wellbeing of Latrobe's communities.

**21-09-1**

21/11/2019  
G405latr

**Network City Towns and Growth Corridors**

Structure Plans for the Main Towns of Churchill, Moe, Morwell, Traralgon and the Traralgon West Growth Corridor have been prepared to direct future growth and assist each area to develop its own unique character through consolidating development within their Activity Centres, incremental urban infill and logically staged urban expansion.

The Structure Plans for all four Main Towns and the Traralgon West Growth Corridor provide for sustainable housing growth, the expansion of industrial precincts in Moe, Morwell and the Morwell-Maryvale Industry Growth Corridor, and the renewal of underutilised industrial sites for residential use in Moe, Morwell and Traralgon.

The priorities in all the main urban settlements is to promote opportunities for infill development, concentrating diversity and density of housing types around activity centres to maximise access to infrastructure, community facilities and services.

The Traralgon-Morwell Growth Framework Plan has been developed to provide an overarching strategy for the long term growth of these two Main Towns. The Growth Framework Plan shows how the Traralgon West Growth Corridor's gradual development over the next 20 years will link Morwell and Traralgon together to form a continuous urban area.

The Traralgon West Growth Corridor will provide for residential, commercial and industrial development as well as a strategic employment area focused around the Latrobe Regional Airport and Hospital. The corridor will accommodate industry clusters where health, aeronautics, food processing, logistics or agriculture research and development could emerge.

**21-09-2**

21/11/2019  
G405latr

**Objective 1**

To facilitate development in accordance with the Strategic Framework Plan, specific Main Town Structure Plans, Housing Framework Plans, the Traralgon West Growth Corridor Structure Plan and the Traralgon-Morwell Growth Framework Plan.

**Strategies**

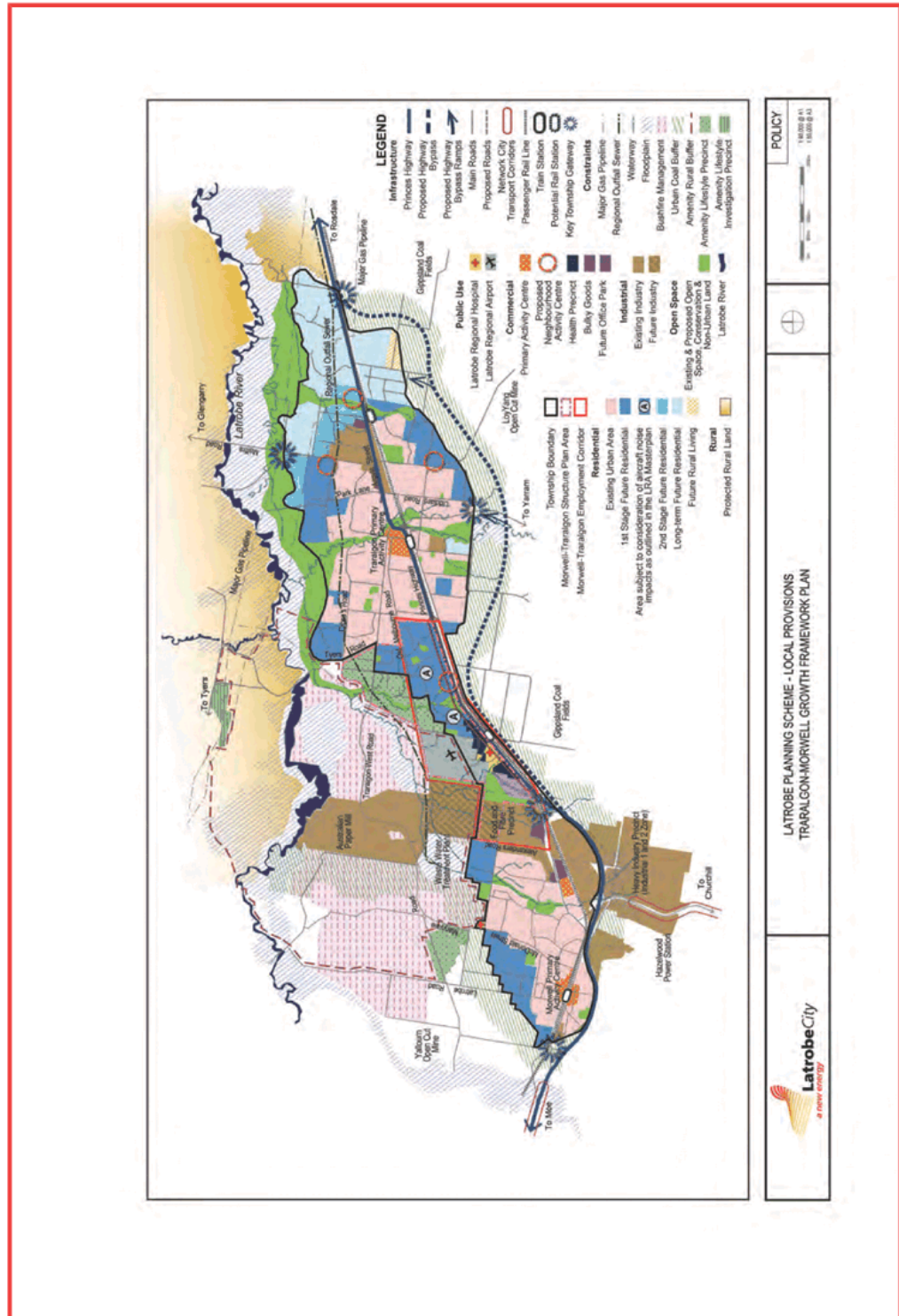
1. 1	Encourage consolidation of urban settlement within township boundaries designated in the Structure Plans, the Traralgon-Morwell Growth Framework Plan and Housing Framework Plans.
1. 2	Encourage a logical expansion of urban settlements in accordance with staging guidance included in the Strategic Framework Plan, Structure Plans and the Traralgon-Morwell Growth Framework Plan.
1. 3	Encourage increased density and diversity of housing types within close proximity to activity centres in the Housing Framework Plans.
1. 4	Encourage new large format and heavy industry development within the Morwell-Maryvale Industry Growth corridor.
1. 5	Enhance town and gateway entrances as shown on Structure Plans.

## LATROBE PLANNING SCHEME

<del>4. 6</del>	<del>Discourage the fragmentation of land in the Farming Zone adjoining township boundaries to allow for future long term urban growth opportunities.</del>
<del>4. 7</del>	<del>Encourage the dissemination of any relevant geotechnical land form testing and monitoring data related to coal resources and urban areas.</del>
<del>4. 8</del>	<del>Ensure local area growth planning identifies bushfire risk and considers where development should be located and how any risk can be mitigated.</del>

LATROBE PLANNING SCHEME

**Traralgon – Morwell Growth Framework Plan**



**24-09-3**  
24/11/2019  
64061atr

**Churchill**

Churchill is approximately 160 kilometres from Melbourne and has a population of 4,700 people. Churchill was originally designated as one of the major growth towns for the region in the 1960s that was planned to accommodate in excess of 30,000 people. The overall growth within Latrobe

## LATROBE PLANNING SCHEME

City is placing increased pressure on existing centres, particularly Traralgon; increasingly Churchill offers the potential to provide an alternative residential address in a well-serviced township. Churchill is identified as a supporting network town on the Strategic Framework Plan and continues to operate as a local service centre, although its industry, retail and commercial activity is smaller in comparison to the other major towns in the municipality, with many people travelling to the other centres for goods and services.

Significant infrastructure has been invested in the town in anticipation of planned growth. It is now estimated that Churchill has a sufficient long term supply of residential land. Major water and hydraulic infrastructure services exist, in addition to two State primary schools, a State secondary school and a non-government school. The town contains significant education providers servicing the wider region, anchored by the Gippsland campus of Federation University and the Gippsland Education Centre.

Churchill is part of Gippsland's regional city under the *Gippsland Regional Growth Plan* where urban and population growth and regional infrastructure and service investment is encouraged.

### Vision

- Recognise Churchill's role as part of Gippsland's regional city that achieves greater integration across the four centres of Churchill, Moe, Newborough, Morwell and Traralgon to support them functioning as a single urban system.
- Support Churchill's role as a University town.
- Support Churchill's contribution to the diversity of residential land and housing supply.

### Local Area Implementation

- Facilitate development in accordance with the Churchill Town Structure Plan (CTSP) and Churchill Housing Framework Plan (CHFP).

### Residential

- Encourage medium density residential development in CTSP Area 4.
- Encourage mixed use residential developments along the proposed east-west connection (activity spine) between Churchill Town Centre and Federation University.
- Encourage residential development of CTSP Areas 5, 6, 8 and 11.
- Encourage development of CTSP Area 10 for residential or research/education purposes.
- Review the future township boundary around CTSP Area 7 when rezoning CTSP Area 7 for future residential development.
- Encourage residential development, including medium density development in accordance with locations identified in the CHFP.

### Commercial

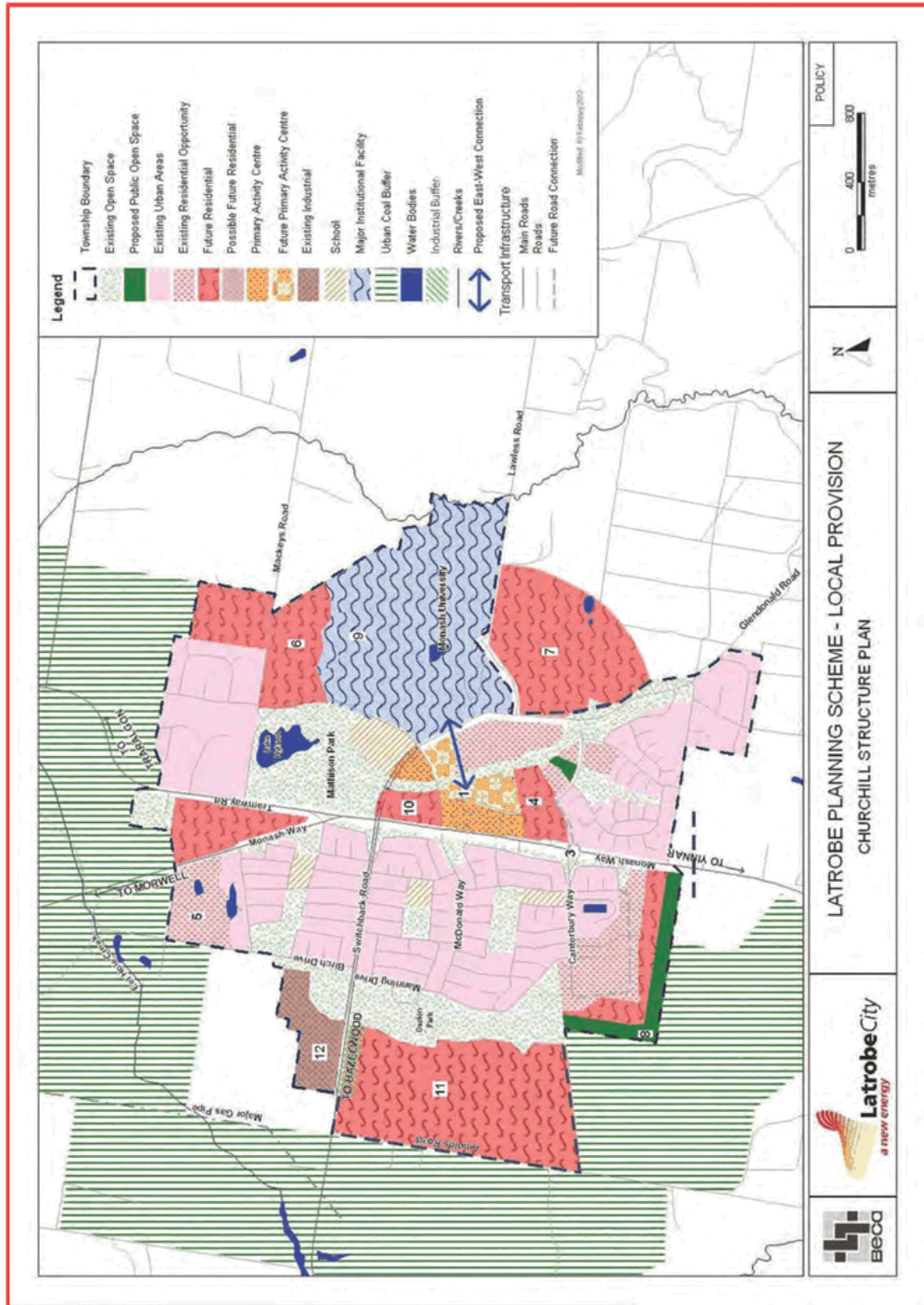
- Encourage the development of new retail and office developments within the Churchill Town Centre and new retail and office developments and residential mixed use along the east-west link (activity spine) between the Churchill Town Centre and Federation University.
- Implement the *Churchill Town Centre Concept Plan*, the recommendations of the *Churchill Town Centre Plan* and the *Churchill East West Link Master Plan* including encouraging the consolidation of existing and future commercial uses; and a strengthened east-west link between the existing Churchill commercial precinct and the Federation University Gippsland Campus.
- Encourage all new retail or commercial development in the Churchill Town Centre to be consolidated within the existing centre.

LATROBE PLANNING SCHEME

**Industrial**

- Encourage new industry to locate within the underutilised industrial precinct in the north-west of Churchill.
- Protect industry in CTSP Area 12 from the encroachment of sensitive uses that may result in conflicts and impact on industry operations.

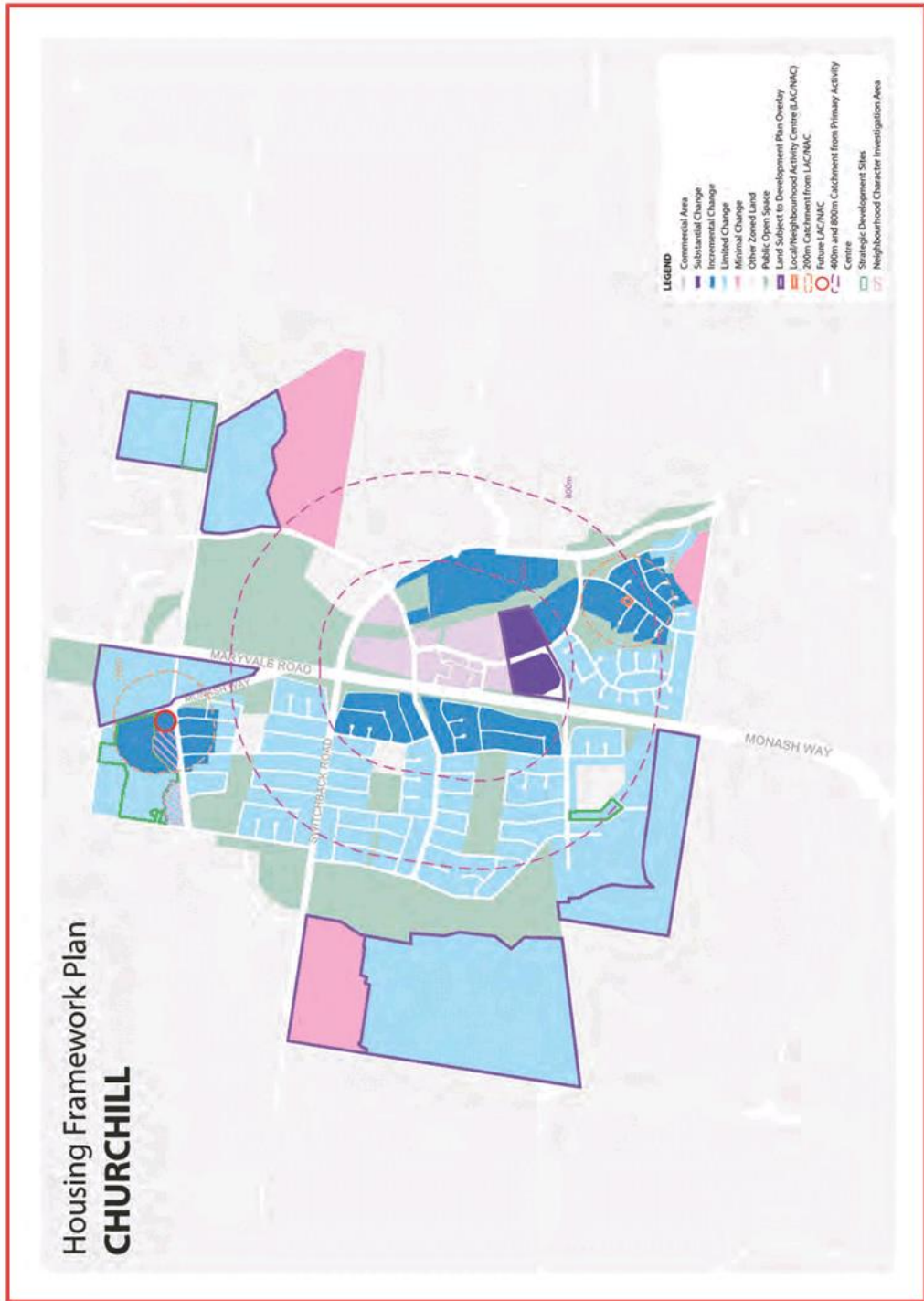
**Churchill Town Structure Plan**





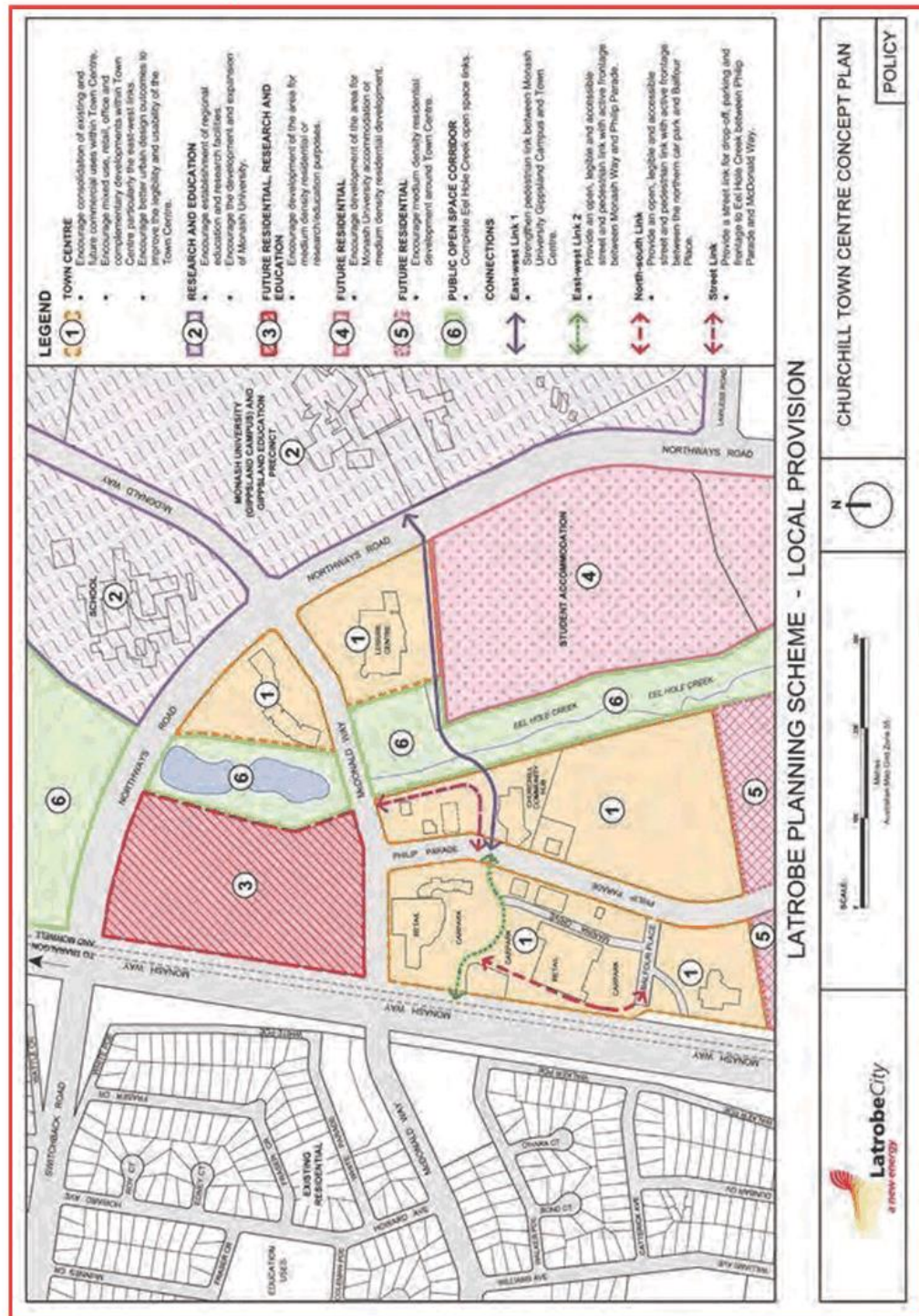
LATROBE PLANNING SCHEME

Churchill Housing Framework Plan



LATROBE PLANNING SCHEME

Churchill Town Concept Plan



21-09-4

21/11/2019  
64061atr

Moe-Newborough

The Moe and Newborough urban areas are joined, creating a single urban settlement of 16,400 people that is serviced by the Moe Activity Centre. It is situated on a key tourist route to the Great Dividing Ranges and the historic town of Wallhalla. Moe-Newborough is 130 kilometres from Melbourne and has the potential to act as a peri-urban settlement. It is the first of the four major

## LATROBE PLANNING SCHEME

towns within the Latrobe Valley from Melbourne and consequently is identified as the 'Gateway to Latrobe'. The Strategic Framework Plan identifies Moe-Newborough as supporting network towns.

The Master Plan for the Moe Rail Precinct Revitalisation Project seeks to redevelop the Rail precinct into a community hub for activity, which incorporates the principles of transit-oriented development that are encouraged under the *Moe Activity Centre Plan*.

Moe-Newborough is part of Gippsland's regional city under the *Gippsland Regional Growth Plan* where urban and population growth and regional infrastructure and service investment are encouraged.

### Vision

- Recognise Moe-Newborough's role in Gippsland's regional city integrating the four centres of Churchill, Moe-Newborough, Morwell and Traralgon as a single urban system.
- Support the function of Moe-Newborough as one of the region's key service centres.
- Support Moe-Newborough as an attractive peri-urban lifestyle option close to Melbourne.

### Local Area Implementation

- Facilitate development in accordance with the Moe-Newborough Town Structure Plan (MNTSP) and Moe-Newborough Housing Framework Plan (MNHFP).

### Residential

- Encourage residential development along Narracan Drive (MNTSP Area 7).
- Encourage residential development to the east of Narracan Creek (MNTSP Area 10) which is to be sensitive to the Narracan Creek environment.
- Encourage higher density and diversity of housing within the Transit City precinct and around activity centres (MNTSP Area 11) in Moe-Newborough as shown by the Housing Framework Plan.
- Encourage residential development in MNTSP Areas 5, 8 and 13 in accordance with the relevant Development Plan Overlay.
- Encourage residential development in MNTSP Area 14 in accordance with the Lake Narracan Precinct Structure Plan, March 2015.
- Review the future township boundary around MNTSP Area 12 upon detailed consideration when rezoning Area 12 for future residential development.

### Commercial

- Establish Neighbourhood and Local Activity Centres in key locations as outlined in the Moe Structure Plan and the Lake Narracan Precinct Structure Plan, March 2015. Only encourage basic goods, services, community services and facilities in these centres.
- Encourage new retail, office and residential mixed use developments within Moe Primary Activity Centre (MNTSP Area 11).
- Restrict the development of new retail, and office use outside of the Primary Activity Centre, other than the redevelopment of the former Moe Hospital site.
- Implement the following aspects of the Moe Activity Centre Plan:
  - The Moe Station Precinct Revitalisation.
  - The Moe Integrated Bus Interchange.
  - The Moore Street upgrade as the primary shopping centre in the town.
  - The Clifton Street car park inclusive of facilitating new development which fronts it.

## LATROBE PLANNING SCHEME

- The Hasthorpe Place Precinct inclusive of high amenity pedestrian access.
- Improve pedestrian, cycle movements, and visual landscape character at and around the Roundabout Overpass.
- Implement the Clifton Street Precinct Urban Design Guidelines.

**Industrial**

- ▣ Investigate future land uses and zoning in MNTSP Area 3 for transition to uses compatible with the site, surrounds, town entrance position and local amenity.
- ▣ Provide a sensitive interface as part of any future industrial development adjoining vegetation (MNTSP Area 2) that ensures the environmental values of the vegetation are maintained.
- ▣ Protect industry in MNTSP Area 1 from residential encroachment.
- ▣ Investigate flooding impact upon land designated as having industrial opportunities.

**Rural**

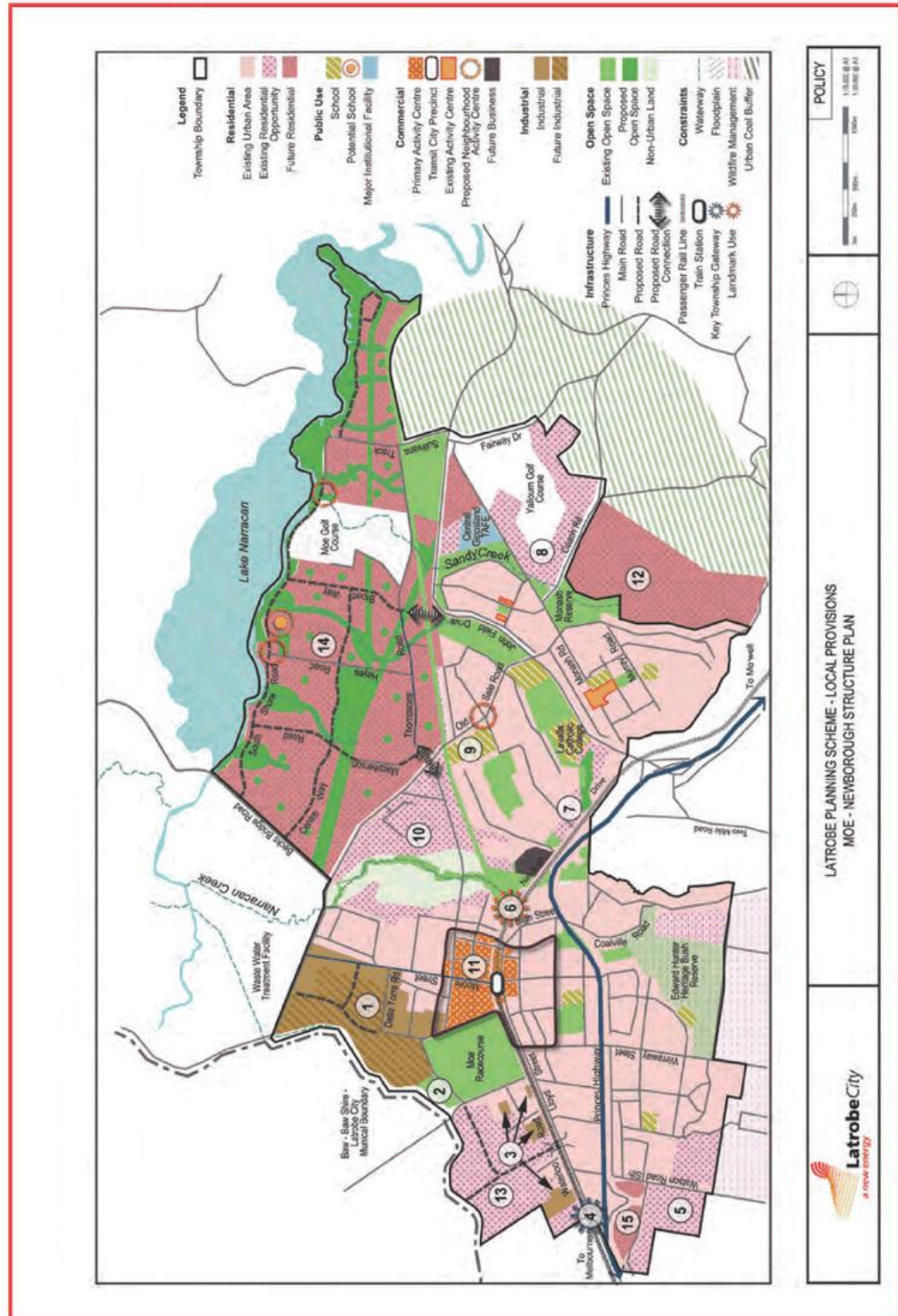
- ▣ Retain large farming lots along the eastern and north-western sides of the town boundary.
- ▣ Encourage Baw Baw Shire Council to retain land adjacent to the township of Moe as farming to enable future westerly township boundary extensions.

**Infrastructure**

- ▣ Expand the network of on and off road cycling paths across Moe.
- ▣ Encourage an alternative 'landmark use', such as a convention centre, at MNTSP Area 6 which complements the Botanical Gardens.
- ▣ Maintain and enhance the township gateways, with a particular emphasis on the western entrance to Moe (MNTSP Area 4).
- ▣ Provide for public open space connections from Narracan Drive through MNTSP Area 7 and connecting to John Field Reserve.
- ▣ Ensure the delivery of planned infrastructure for major roads, intersections, bicycle paths, sports facilities through implementation of the *Lake Narracan Development Contributions Plan, March 2015*.

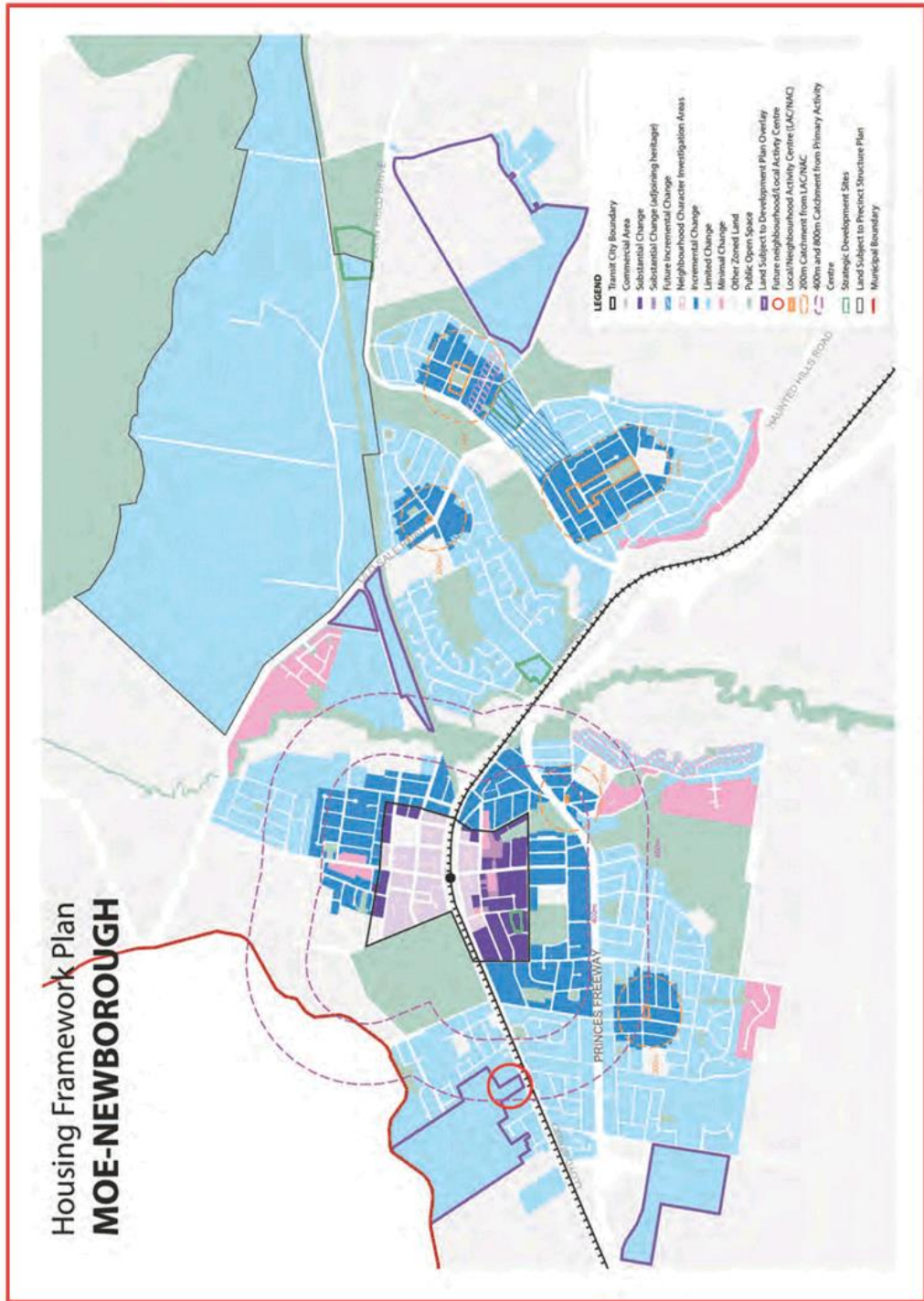
LATROBE PLANNING SCHEME

~~Moe Newborough Town Structure Plan~~



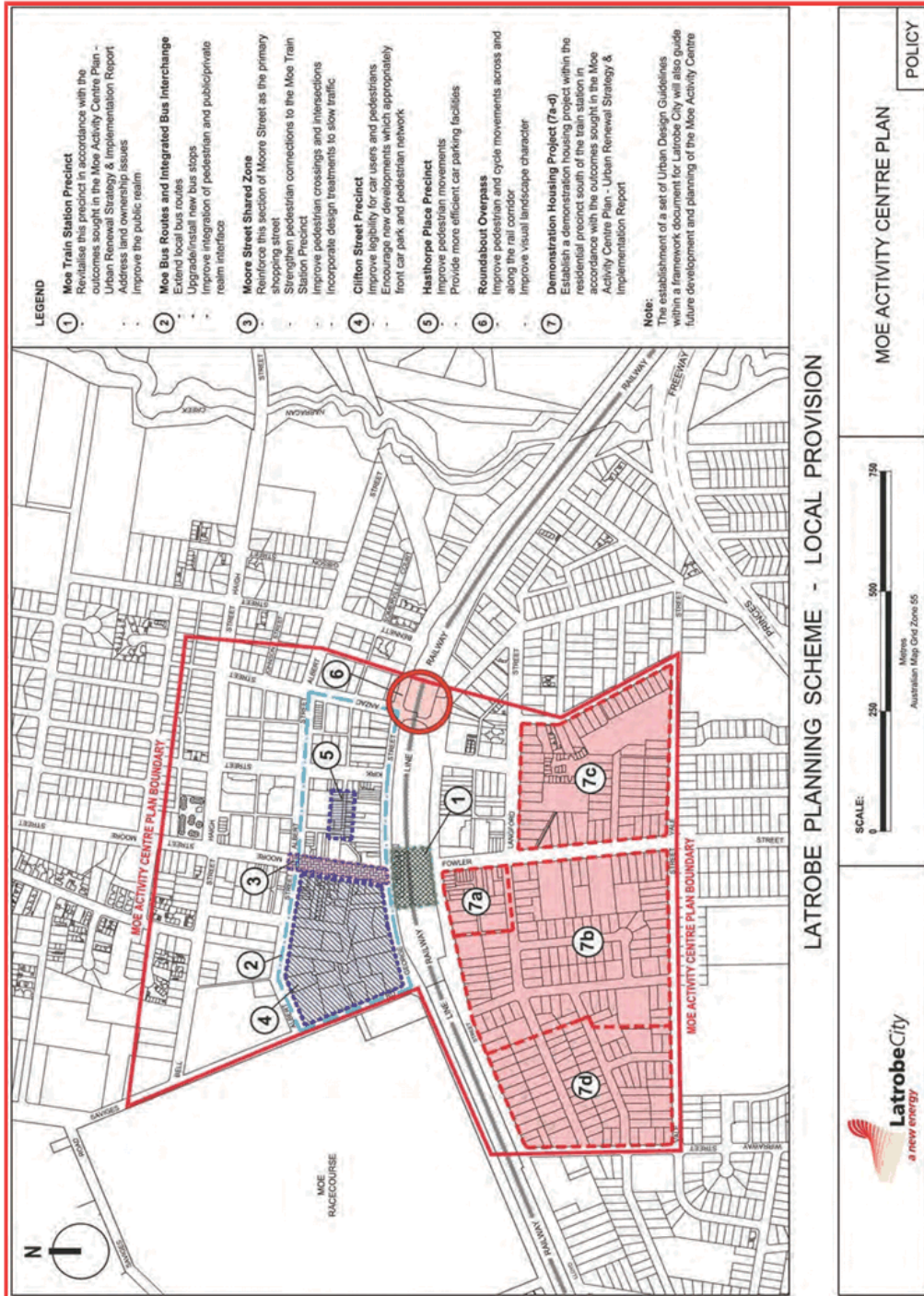
LATROBE PLANNING SCHEME

Moe-Newborough Housing Framework Plan



LATROBE PLANNING SCHEME

Moe Activity Centre Plan



21-09-5

18/06/2020  
G092latr

**Merwell**

Morwell is the central town to Latrobe City and has a population of 13,700. To the north of Morwell are the Latrobe River and the foothills of the Great Dividing Range, to the south are the Strzelecki Ranges and Churchill. To the east of Morwell is Traralgon and to the west are Moe and

## LATROBE PLANNING SCHEME

Melbourne. The Princes Freeway and Gippsland Railway connect Morwell to Traralgon, Moe and Melbourne. Relative to Melbourne, Morwell is the second of the four main towns within Latrobe City and is approximately 150 kilometres from Melbourne.

Morwell, combined with Traralgon, is identified as the primary population centre by the Strategic Framework Plan. It accommodates transport services (experiencing significant rail patronage in a regional context), government services, manufacturing, power and other industrial activities.

Morwell has two retail centres, the traditional town centre and Mid Valley shopping centre to the east. Major industry is located in and around Morwell, with significant opportunity to locate large format heavy industries to the south of the Princess Highway. Industrial zoned land to the east of the township has access to infrastructure and services which support the establishment of higher level research, manufacturing, food processing and specialist service industry and transport/distribution capabilities.

Morwell is part of Gippsland's regional city under the *Gippsland Regional Growth Plan* where urban and population growth and regional infrastructure and service investment are encouraged.

### Vision

- Support the function of Morwell as one of the region's key commercial and government office centres.
- Support the function of the Morwell-Maryvale Industry Growth Corridor as the centre for large format and heavy industries, manufacturing and logistics.

### Local Area Implementation

- Facilitate development in accordance with the Morwell Town Structure Plan (MTSP) and Morwell Housing Framework Plan (MHFP).

### Residential

- Facilitate the orderly planning of Area 1 generally bounded by Maryvale Road, Latrobe Road, Crinigan Road and Holmes Road for residential development.
- Encourage the development of MTSP Area 1 in accordance with the Morwell North-West Development Plan.
- Investigate flooding impact upon land designated as having existing or future residential opportunities in the structure plan.
- Where appropriate, mitigate flooding and encourage residential development within MTSP Areas 4 and 7.
- Encourage higher density housing within the Transit City Precinct and Activity Centres.
- Discourage rezoning that would result in further subdivision of Farming Zone and Special Use Zone land within the Amenity Rural Buffer and the Amenity Lifestyle Precinct (MTSP Area 11), due to the close proximity to the Australian Paper Mill.
- Discourage increased housing densities south of Commercial Road (Area 13), until the completion of rehabilitation works to northern batter of the Hazelwood mine area.

### Commercial

- Encourage Neighbourhood and Local Activity Centres in key locations as outlined in the Morwell Structure Plan and only encourage basic goods, services, community services and facilities in these centres.
- Encourage new retail, office and residential mixed use developments within Morwell Primary Activity Centre (MTSP Area 3) and Mid Valley (MTSP Area 5).



## LATROBE PLANNING SCHEME

- Discourage new retail, office development outside of the Morwell Primary Activity Centre (MTSP Area 3), Mid-Valley (MTSP Area 5) and Princes Drive, Morwell (MTSP Area 10).
- Encourage Restricted Retailing to locate within Mid-Valley (MTSP Area 5) and Princes Drive, Morwell (MTSP Area 10).

**Industrial**

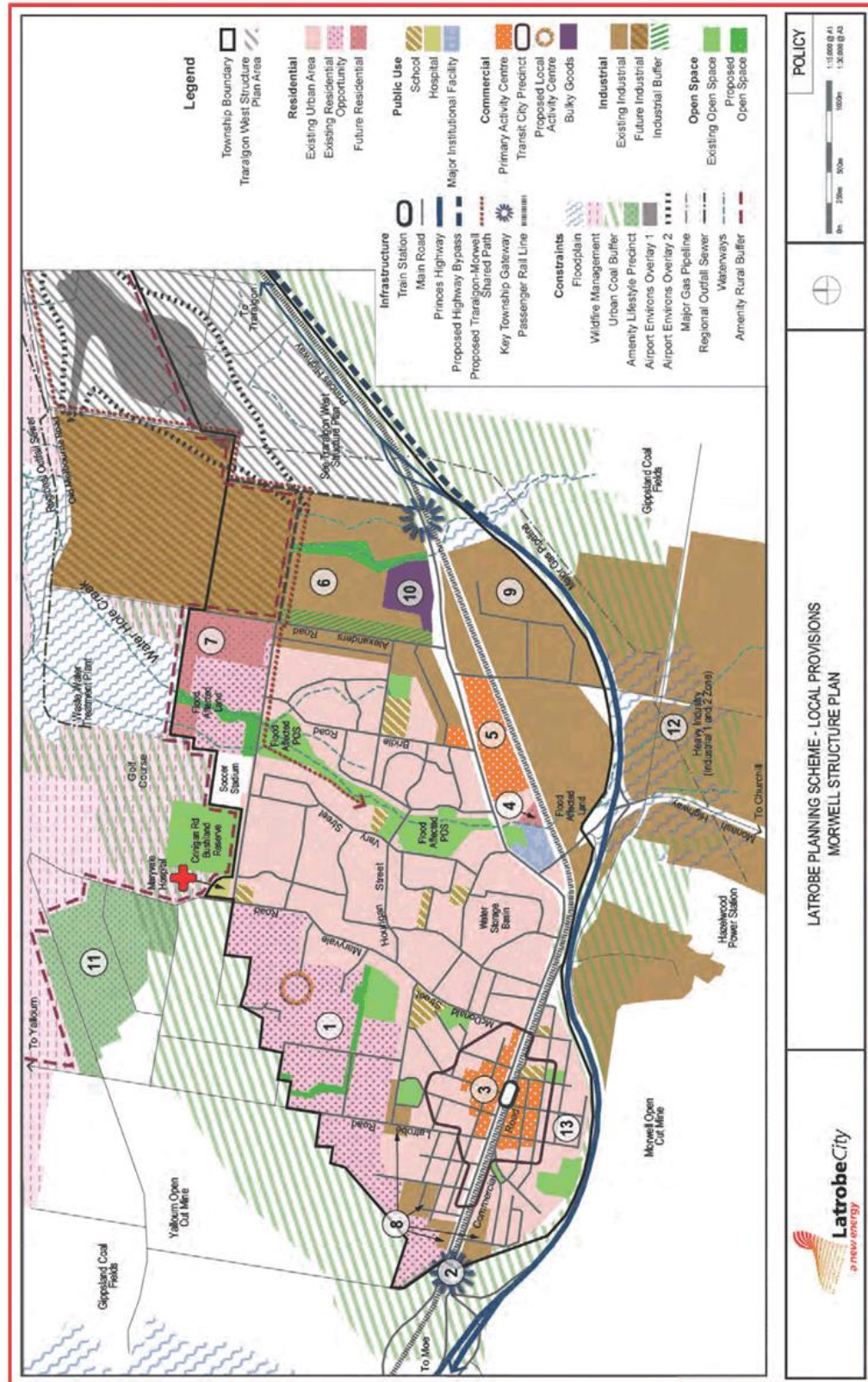
- Investigate future land uses and zoning in MTSP Area 2 and 8 for transition to uses compatible with the site, surrounds, town entrance position and local amenity expectations.
- Provide a buffer along the western edge of the industrial precinct in MTSP Area 6.
- Encourage the establishment of new large format industries including heavy industry, food and fibre processing within the Morwell – Maryvale Industry Growth Corridor (Area 6, 9 & 12).
- Encourage Industrial 1 uses in Area 6 and the provision of open space and vegetation to screen industry from proposed and potential future residential areas along the western boundaries of the industrial precinct.
- Discourage land use and development that may jeopardise the long term expansion of industrial land to the north of Area 6.
- Protect industry in MTSP Area 6, 9 and 12 from residential encroachment.
- Investigate flooding impact upon land designated as having existing industrial opportunities in MTSP Areas 6 and 9.
- Where appropriate, encourage the development of new industry within MTSP Area 6 and 9 that is sensitive to existing creeks.

**Infrastructure**

- Investigate rail connections to the proposed Gippsland Intermodal Freight Terminal south of Mid-Valley.
- Expand the network of on and off road cycling paths across Morwell.
- Maintain and enhance the township gateways, with a particular emphasis on the western entrance to Morwell (MTSP Area 2).
- Implement the *Car Parking Framework Review Traralgon & Morwell 2014*.

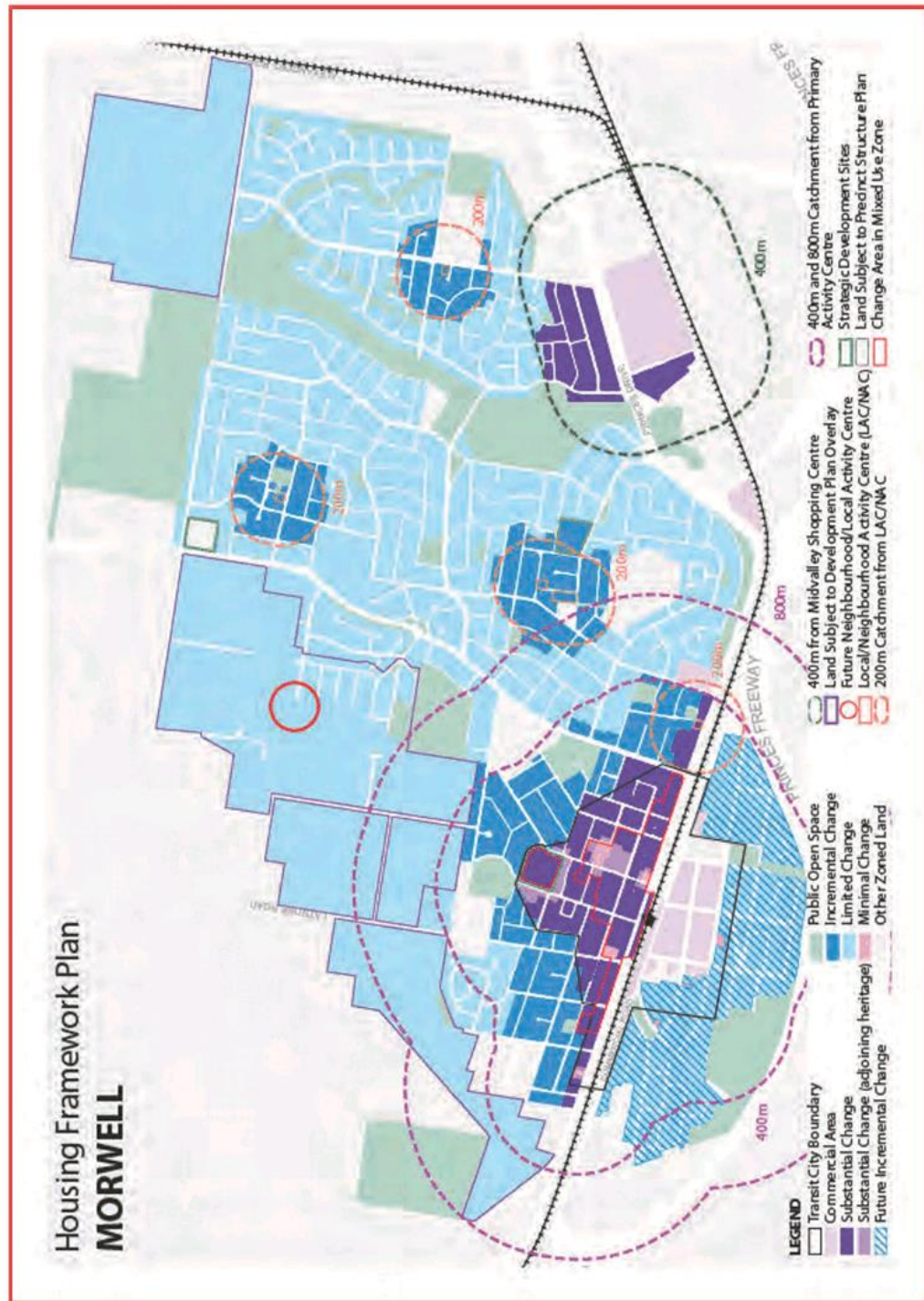
LATROBE PLANNING SCHEME

**Morwell Town Structure Plan**



LATROBE PLANNING SCHEME

**Morwell Housing Framework Plan**



**24-09-6**  
 06/03/2020  
 G104Hetr

**Traralgon**

Traralgon is the largest of the four main towns in Latrobe City and has a population of approximately 26,700. To the north of Traralgon are the Latrobe River and the foothills of the Great Dividing Range; to the south is the Strzelecki Ranges. The Princes Freeway and Gippsland Railway connect Traralgon to Morwell, Moe and Melbourne. Relative to Melbourne, Traralgon is the last of the four main towns within Latrobe City and is approximately 160 kilometres from Melbourne.

## LATROBE PLANNING SCHEME

The Strategic Framework Plan identifies Traralgon, combined with Morwell, as the primary population centre in Latrobe City. Over recent years, Traralgon has experienced higher population and urban growth compared to other Latrobe towns and according to population forecasts, this trend is expected to continue. Traralgon has both a role in the provision of goods and services to its local community as well as the wider population of Latrobe City and the surrounding region.

Traralgon is part of Gippsland's regional city under the *Gippsland Regional Growth Plan* where urban and population growth and regional infrastructure and service investment are encouraged.

**Vision**

- Recognise Traralgon's role as the Commercial centre of Gippsland's regional city and the primary population centre of Latrobe City.
- To continue to build on Traralgon's strength as one of the key regional commercial centres of Gippsland.

**Local Area Implementation**

- Facilitate development in accordance with the Traralgon Town Structure Plan (TTSP) Traralgon Housing Framework Plan (THFP) and Traralgon Activity Center Plan (TACP).

**Residential**

- Resolve any Environmental Significance Overlay Buffer conflicts along the southern boundary of Traralgon and assess its impact on the southern area of Traralgon.
- Seek the views of the Minister administering the *Mineral Resources (Sustainable Development) Act 1990* regarding the assessment of geotechnical risk within 2,000 metres from the crest of the mine around the southern boundary of Traralgon prior to supporting the rezoning of land, subdivision, or an increase in dwelling density in TTSP Areas 5, 12b, 19 and 21.
- Investigate flooding impact upon land designated as having existing or future residential opportunities in the structure plan.
- Mitigate flooding and encourage residential development in TTSP Areas 1, 2, 3, 4, 6 and 7 in the short term.
- In the longer term, encourage residential intensification of land zoned rural living in TTSP Area 12a and facilitate the orderly planning of Area 11, 13 and 19 for residential development with an appropriate interface with the Major Gas Pipeline.
- Manage urban development and urban renewal in existing residential or mixed use zones within the 500 m buffer of the Sibleco facility to mitigate potential noise impacts from continuing operation of the Sibleco site.
- Defer the conversion of farming zoned land south of the Janette Street Industrial Precinct (Traralgon South Structure Plan area 8b) to urban use while the Industrial 1 Zone applying to the precinct remains in the planning scheme.
- In the medium term, facilitate the orderly planning of TTSP Areas 9 and 10 for residential development with an appropriate interface with the Major Gas Pipeline and buffer to industrial zoned land.
- Encourage higher density and diverse housing within the Transit City Precinct and existing and future Activity Centres in Traralgon.
- Support shop-top or upper level residential opportunities within the Traralgon Activity Centre as outlined within the Traralgon Activity Centre Plan (TACP).
- Investigate opportunity for open space, walking and cycle trails, recreation and conservation uses in the area north of Traralgon (TTSP Area 14) bounded generally by Latrobe River to the north and Traralgon urban area to the south.

## LATROBE PLANNING SCHEME

- Discourage rezoning that would result in further subdivision of Farming Zone and Rural Living Zone land within the Amenity Rural Buffer, due to its close proximity to the Australian Paper Mill.

**Commercial**

- Establish Neighbourhood and Local Activity Centres in key locations as outlined in the TTSP and encourage basic goods, services, community services and facilities in these clusters.
- Encourage the development of new retail, office and residential mixed-use developments within Traralgon Primary Activity Centre (TTSP Area 15) and Argyle Street (TTSP Area 16).
- Discourage significant new retail and office development outside TTSP Area 15, Argyle Street (TTSP Area 16) and Princes Highway and Stammers Road (TTSP Area 17).
- Encourage Restricted Retailing to locate within Argyle Street (TTSP Area 16) and Stammers Road (TTSP Area 17).
- Encourage increased densities and vertical growth of Traralgon's Primary Activity Centre (TTSP Area 15) to support the growth of the office sector.
- Discourage dispersion of the office sector.
- Support the development of the land generally bounded by Grey Street, Franklin Street and the Traralgon Creek for mixed-use purposes (TTSP Area 18).
- Support the development of a Neighbourhood Activity Centre on the corner of Traralgon Maffra Road and Marshalls Road (TTSP Area 11) in accordance with the Traralgon North Neighbourhood Activity Centre Development Plan to meet the local convenience needs of the local area.
- Support the development of land within the Traralgon Primary Activity Centre as identified within the TACP by:
  - Supporting the consolidation of lots to facilitate the creation of viable development sites.
  - Activating smaller streets and laneways to provide additional connections between streets in the town centre.
  - Supporting the development of the back of lots, through the increased activation of the existing laneway system.
  - Requiring new multi-level buildings to incorporate carparking within their form.
  - Requiring any redevelopment of strategic development sites as identified within the TACP to include integrated car parking.

**Industrial**

- Plan for the ongoing operation of the Sibelco Lime facility within the Janette Street Industrial Precinct (Traralgon Structure Plan area 8a) and support light industrial and other compatible uses within the precinct as a development buffer between the Sibelco plant and nearby residential and mixed uses.
- Protect industry in TTSP Area 20 from encroachment of sensitive uses, particularly with the development of residential uses to the north and east.

**Rural**

- Retain large farming lots to the east of the existing urban area of Traralgon until land is required for urban development.
- Investigate rezoning of existing farming-zoned land currently used for rural living purposes to a rural living zone (TTSP Area 21).

## LATROBE PLANNING SCHEME

**Infrastructure**

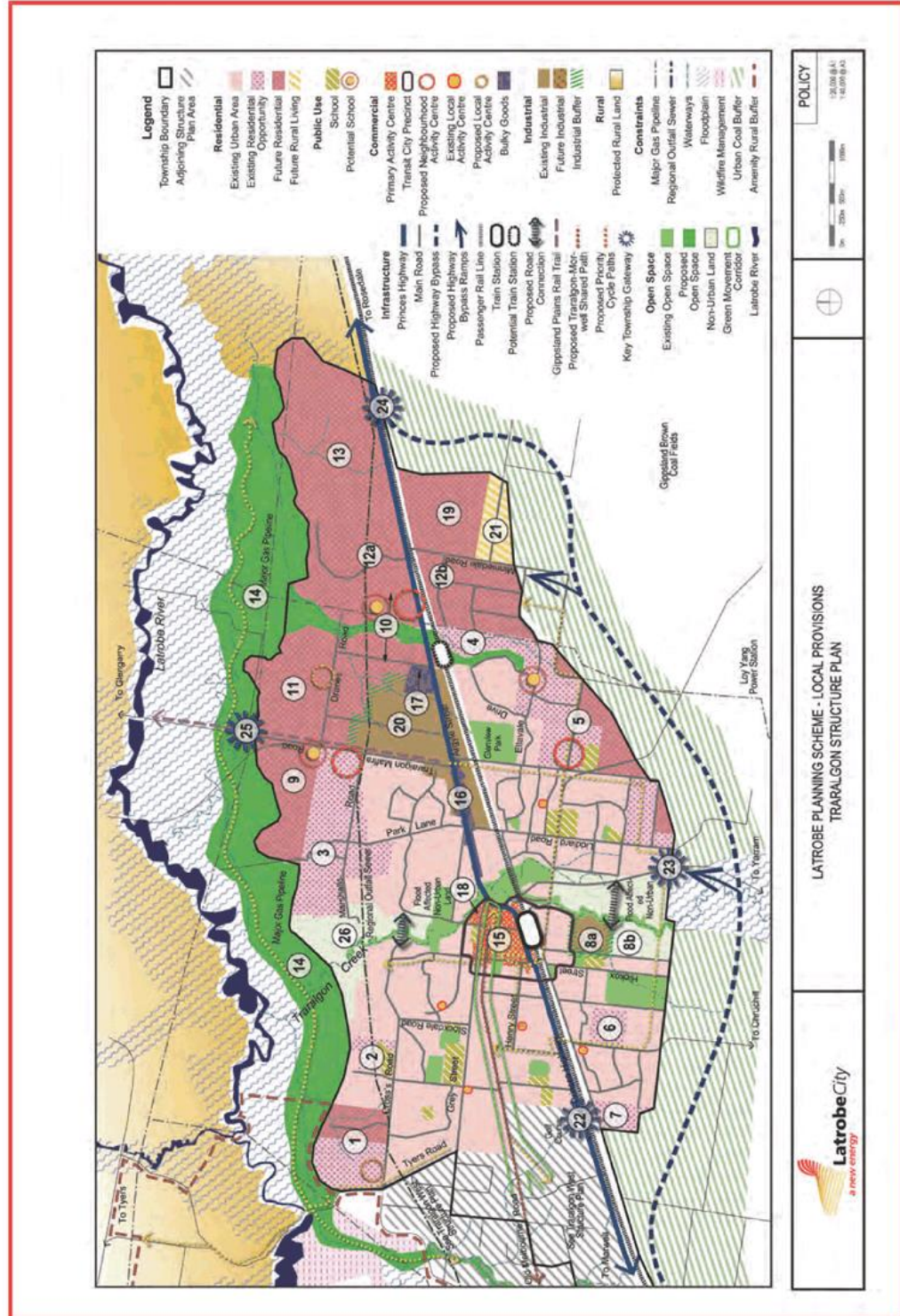
- Connect Traralgon's network of on and off road cycling paths to provide for safe cycle links through the town centre and connecting the Morwell— Traralgon Shared pathway to Victory Park.
- Explore the feasibility of extending the east-west road links over Traralgon Creek north and south of Princes Highway.
- Ensure that future decisions regarding the Environmental Significance Overlay Schedule 1 and rezonings are informed by geotechnical monitoring data.
- Protect the designated alignment for the Traralgon Highway Bypass. Investigate route options for traffic, especially large vehicles, entering Traralgon from the southern route to the town centre and industrial precincts.
- Consider the impact of the proposed Highway Bypass and Bypass Ramps when planning for future development within TTSP Areas 12b, 19 and 21.
- Maintain and enhance the township gateway (TTSP Areas 22, 23, 24 and 25). In particular, the enhancement of Traralgon's southern entrance (TTSP Area 23) should be designed with consideration to the implications of the Traralgon Bypass Route.
- Support implementation of the recommendations of the Traralgon Train Station Master Plan, including Stage 1: Construction of a new bus interchange, plaza and station building; Stage 2: Works to Southside commuter car park, Southern Plaza and VRI Hall; and Stage 3: Development of residential and community facilities to the east and west of the Southside commuter carpark.
- Implement the *Car Parking Framework Review Traralgon & Morwell 2014*.
- Protect and acknowledge the important operation of the Gippsland Water Regional Outfall Sewer while allowing compatible use and development around the sewer easement.
- Acknowledge that Gippsland Water's emergency storage facilities may have potential interface amenity issues with sensitive uses while allowing compatible use and development around these facilities.
  - Improving public realm infrastructure.
  - Encouraging activation of the creek corridor by upgrading facilities along the creek.
  - Upgrading Wright Street as a key pedestrian link between Traralgon Creek and from Post Office Place.
  - Providing improved pedestrian safety on streets that will accommodate higher levels of foot traffic.
  - Supporting multi-deck car parks in accordance with the TACP.
  - Providing additional, secure bicycle parking in the town centre.
  - Upgrading connections to shared paths along Kay Street.
  - Providing additional on-road cycle paths as shown on the Access and Movement Plan.
  - Improving pedestrian access between key public transport sites.
  - Creating a Princes Highway Boulevard as outlined within the TACP upon completion of the Princes Highway Bypass.
- Implement the recommendations of the TACP by:
  - Protect important views including:
    - Franklin Street towards the post office
    - West along Post Office Place to the post office and east towards Victory Park; and

LATROBE PLANNING SCHEME

■ In the direction of the church at the intersection of Church and Kay Streets.

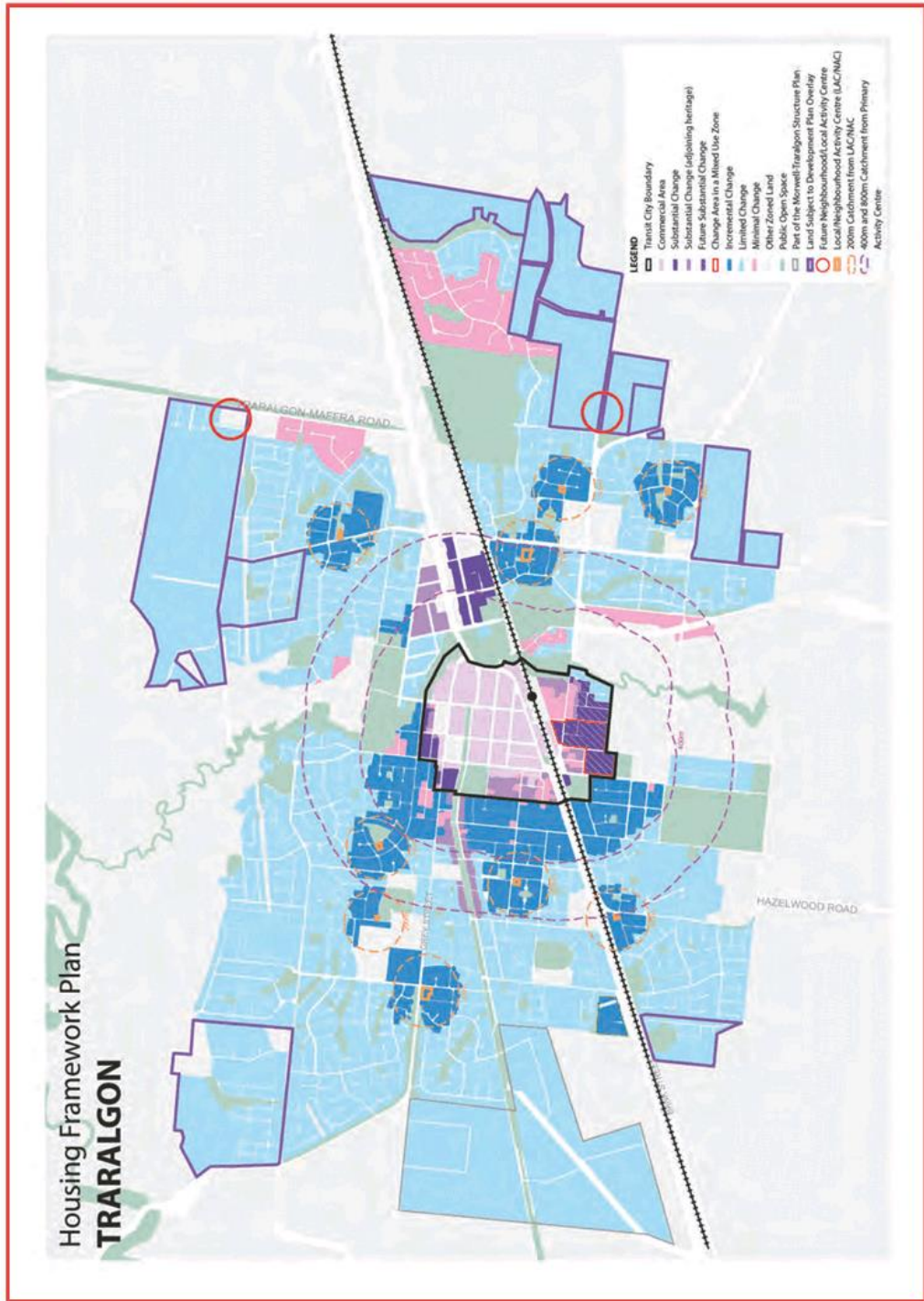
- Maintain building setbacks and street plantings to enhance and frame key view corridors.

Traralgon Town Structure Plan



LATROBE PLANNING SCHEME

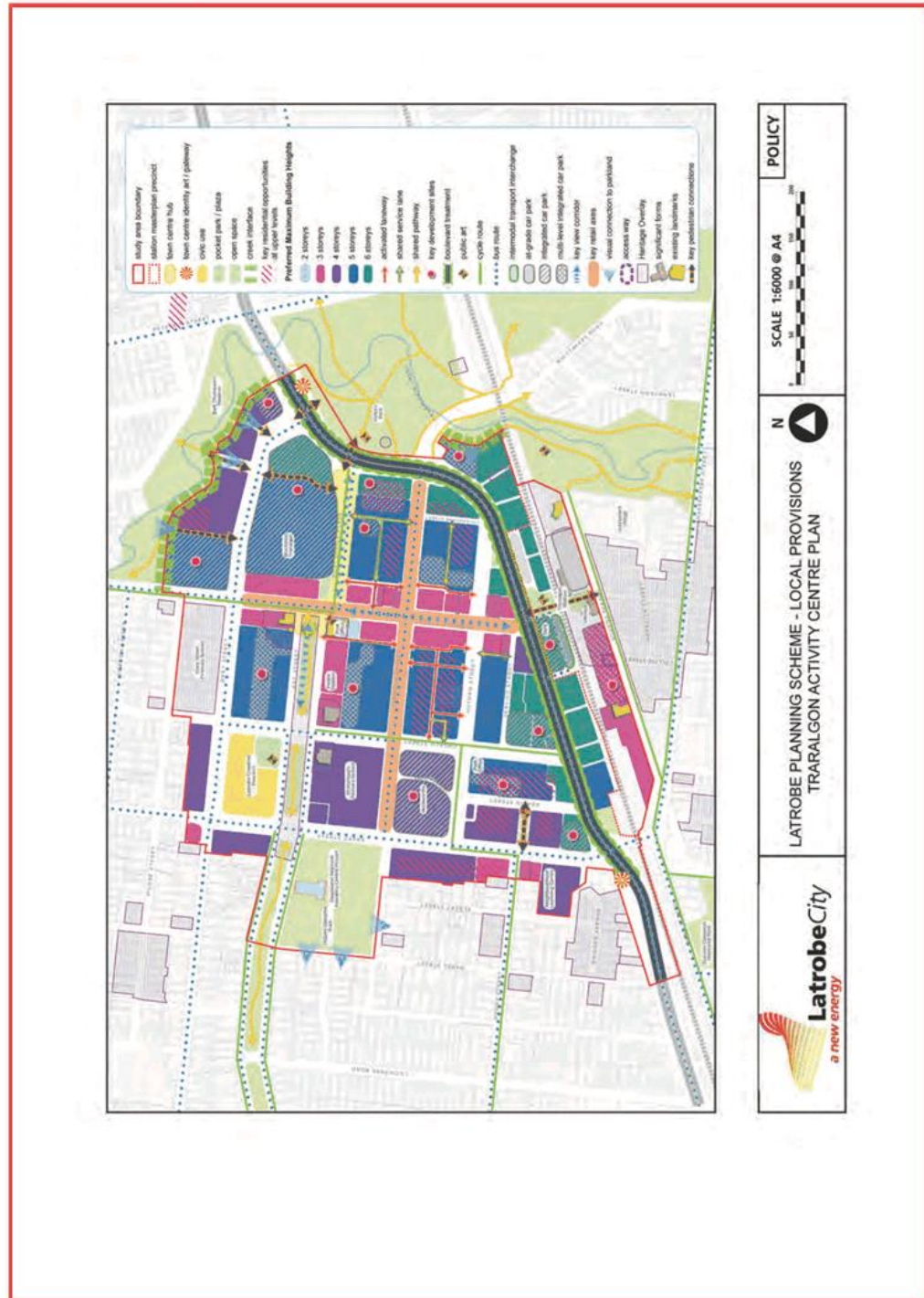
Traralgon Housing Framework Plan





LATROBE PLANNING SCHEME

**Traralgon Activity Centre Plan**



**24.09-7**  
48/06/2020  
G092latr

**Specific Growth Corridor Strategies – Traralgon West**

Transport corridors form one of the key elements of the networked city concept. The Moe-Morwell, Traralgon-Churchill, Morwell-Churchill, and Morwell-Traralgon transport corridors facilitate the movement of people and goods within as well as to and from the municipality. The proposed Traralgon Bypass will protect and enhance the Morwell-Traralgon transport corridor by removing regional traffic.

## LATROBE PLANNING SCHEME

The capacity of the Morwell-Traralgon and Moe-Morwell transport corridors is enhanced by the passenger railway line which runs between these three towns and connects the region to Melbourne.

#### Local Area Implementation

- Facilitate development in accordance with the Traralgon West Growth Corridor Structure Plan (TWGCSP).

#### Residential

- Encourage future rezoning of Farming-zoned land in TWGCSP Area 1 for medium density residential purposes.
- Encourage the future relocation of the Traralgon Golf Course (TWGCSP Area 2) and orderly development of the site for residential purposes.
- Encourage orderly development of low density residential and rural living land in TWGCSP Area 3 for residential purposes.
- Encourage creation of an open space corridor through TWGCSP Areas 1, 3 and 7 along the waterway incorporating the existing water body in Area 1.
- In TWGCSP Area 3, support retirement village, aged care and higher density residential developments in proximity to the Latrobe Regional Hospital.
- Consider integrated residential development on unconstrained land in TWGCSP Area 4 where it will not compromise the future employment uses in the area, is ancillary to a health, aviation or other employment use and is subject to consideration of aircraft noise impacts as outlined in the *Latrobe Regional Airport Master Plan (as amended)*.
- Discourage rezoning that would result in further subdivision of Farming Zone and Rural Living Zone land within the Amenity Rural Buffer and the Amenity Lifestyle Precinct, due to its close proximity to the Australian Paper Mill.

#### Commercial

- Encourage the development of a Neighbourhood Activity Centre close to the intersection of Princes Highway and Airfield Road that supports the Latrobe Regional Hospital, the future commercial land uses within the employment investigation area (TWGCSP Area 4) and future residents.
- The proposed Neighbourhood Activity Centre is encouraged to include an area of public open space in proximity to the Latrobe Regional Hospital to provide for the recreation needs of workers, residents and visitors in the area.
- Encourage the development of a Local Activity Centre near the intersection of Bradford Drive and Princes Highway in TWGCSP Area 1.
- Encourage proposals for employment intensive businesses that are compatible with the nearby Latrobe Regional Hospital and Latrobe Regional Airport associated with health and aeronautics in TWGCSP Area 4 and ensure that these proposed businesses have an appropriate interface treatment with the Major Gas Pipeline in the area.

#### Industrial

- Provide a landscaped buffer along the western and eastern edges of the industrial precinct in TWSP Area 6 and the adjoining industrial precinct within the Morwell Structure Plan (Area 6).

#### Infrastructure

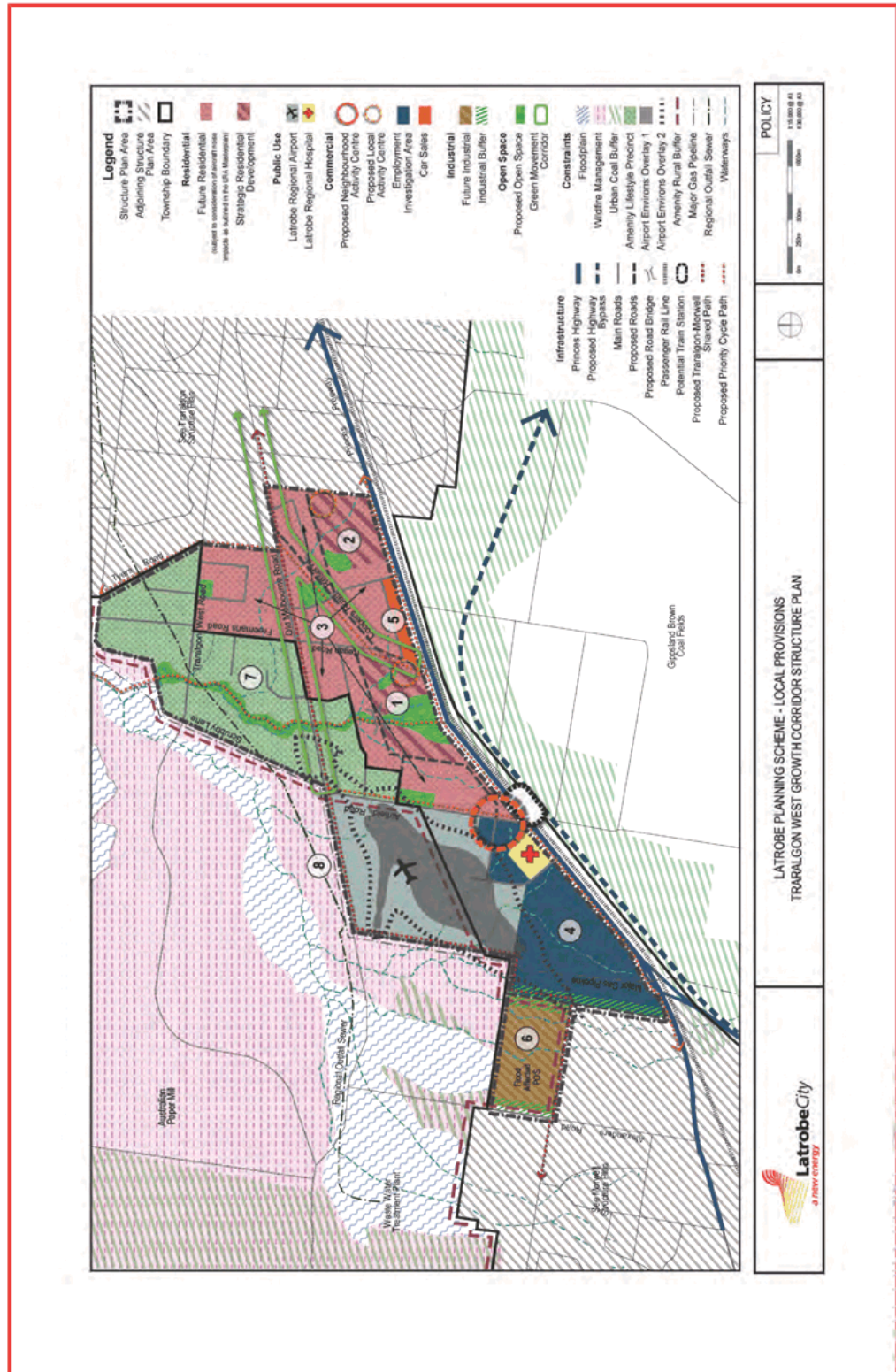
- Protect Latrobe Regional Hospital and support the intensification of health related uses on the hospital site or expansion into TWGCSP Area 4.

## LATROBE PLANNING SCHEME

- Support the development of a new train station near the Latrobe Regional Hospital to service the Hospital, Latrobe Regional Airport, and future commercial and residential uses in the area.
- Encourage Princes Highway to continue to develop as a key transport corridor with high frequency bus services and new on-road cycle lanes.
- Encourage development of a highly permeable road network within the Structure Plan that provides legible connections through the precinct to key locations such as schools, public open spaces and activity centres. This road network will be based around new connector roads outlined in the Structure Plan.
- Encourage development of a new bridge along the northern boundary of TWGCSP Area 1 across the main drain.
- Encourage development of a high amenity green movement corridor along Old Melbourne Road and the Coopers Road Reserve that incorporates pedestrian and cycle pathways, sections of the proposed Traralgon–Morwell shared path and important areas of native vegetation.
- Encourage development of a high amenity open space corridor through TWGCSP Areas 1, 3 and 7 along the main drain incorporating a shared path connecting to the broader proposed open space area to the north of Traralgon within the Latrobe River Floodplain.
- Acknowledge that Gippsland Water’s emergency storage facilities may have potential interface amenity issues with sensitive uses while allowing complementary use and development around these facilities.

LATROBE PLANNING SCHEME

~~Traralgon West Growth Corridor Structure Plan~~



## LATROBE PLANNING SCHEME

**24-09-8**24/11/2019  
G405latr**District and Small Towns**

The role of the smaller settlements is to add to the diversity of housing choices in Latrobe City as well as functioning as service centres for local communities. Each settlement should have an attractive and distinctive town centre.

Glengarry, Tyers, Yallourn North and Yinnar are district towns which serve as key retail and service centres for a moderate population base and hinterland, providing important alternative lifestyle opportunities within commuting distance of the larger centres.

Boolarra, Toongabbie and Traralgon South are small towns providing a limited range of educational, retail and recreation services for residents and the community in the surrounding rural areas.

Rural living precincts including Flynn, Jeeralang, Hazelwood North, Hazelwood South, Callignee and Moe South comprise clusters of housing on small rural lots, with limited services. These areas support farming and rural living communities, providing an attractive lifestyle choice in a rural setting. Whilst a number of residents from these small towns and surrounding rural living areas work in the nearby main towns of Latrobe City, the residents often utilise the shops, schools and community facilities provided locally.

Small Town Structure Plans for Boolarra, Glengarry and Tyers have been prepared to guide future land use and development towards 2023. This includes medium density housing opportunities, commercial and community facilities and services. Structure Plans are to be prepared for Toongabbie, Traralgon South, Yallourn North and Yinnar, to guide future growth and development opportunities in response to community needs.

Urban infill and diversification of housing choice are also relevant for the small towns, to make efficient use of existing infrastructure (where present) and to enable residents to remain in their town whatever their housing need.

**24-09-9**24/11/2019  
G405latr**Objective 4**

To facilitate development in settlements in accordance with Structure Plans to preserve their unique attributes, valued by their communities.

**Strategies**

1. 1	Retain, promote and preserve the rural atmosphere and residential service centre role of District and Small Towns.
1. 2	Discourage, promote and preserve the rural atmosphere and residential service centre role of District and Small Towns.
1. 3	Encourage urban infill and diversification of housing choice within 200 metres of established Local and Neighbourhood Activity Centres as outlined by the Housing Framework Plans.
1. 4	Encourage residential allotment sizes that respect the character of District and Small Towns.
1. 5	Provide a visually attractive urban environment and enhance town entrances.
1. 6	Encourage commercial development opportunities in and around town centres.
1. 7	Encourage well-designed development that responds to local site conditions with regard to character, environmental and heritage values and existing community infrastructure.

## LATROBE PLANNING SCHEME

**24-09-10**24/11/2019  
6405latr**Boolarra**

Boolarra is a small town situated in the foothills of the Eastern Strzelecki Ranges approximately 40 kilometres south west of Traralgon and 160 kilometres east of Melbourne. The town has a population of 550 and is located at one end of the Grand Ridge Rail Trail, which extends through the Strzelecki Ranges from Mirboo North to Boolarra. The township has grown due to logging and dairy industries, which are still important today. The Boolarra township comprises of a primary school, pre-school and childcare facilities, a cluster of local shops, a police station, a hotel and sporting and recreation facilities.

**Vision**

- ▣ Retain and promote Boolarra's rural atmosphere and residential service centre role.
- ▣ Provide a visually attractive urban environment and enhance town entrances.
- ▣ Provide a safe and effective road and path network that allows for convenient movement of vehicles, pedestrians and cyclists.

**Local Area Implementation**

- ▣ Facilitate development in accordance with the Boolarra Town Structure Plan (BTSP) and Boolarra Housing Framework Plan (BHFP).

**Residential**

- ▣ Ensure new developments close to town entrances enhance the visual amenity, with particular emphasis on the eastern entrance from Monash Way.
- ▣ Promote opportunities for infill development within the township boundary and encourage increased diversity in residential allotment sizes (BTSP Areas 3, 4, 5, 6 & 7).
- ▣ Investigate the potential for BTSP Area 5 to yield higher density residential development.
- ▣ Protect the development potential of land to the east of the township (BTSP Area 10) for possible future long-term urban growth.
- ▣ Rezone the hotel site to reflect existing use and to facilitate future development opportunities (BTSP Area 11).
- ▣ Encourage residential development in accordance with locations identified in the BHFP.

**Commercial**

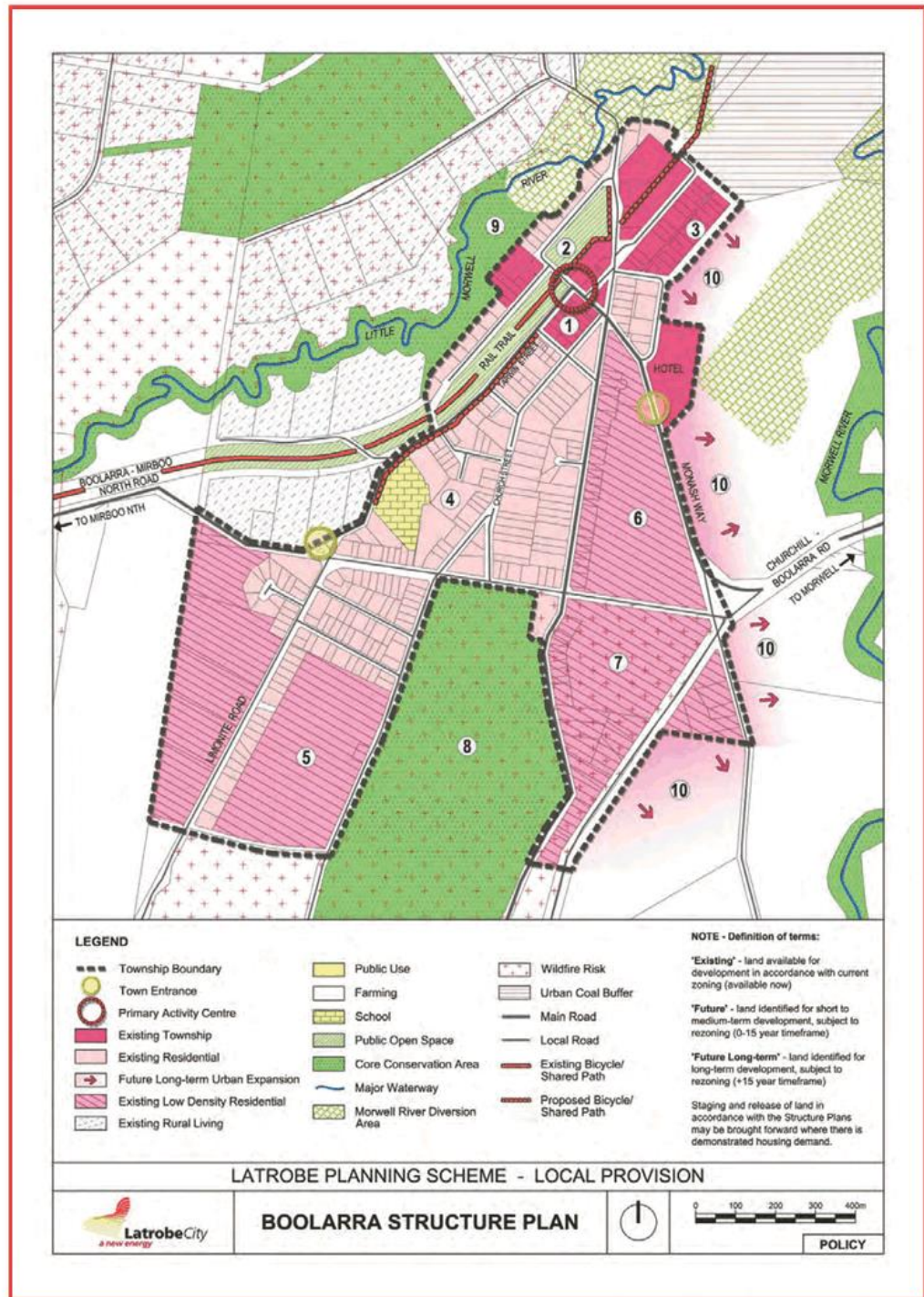
- ▣ Promote commercial activity in and around the primary activity centre (BTSP Area 1) and surrounding Township Zone.

**Infrastructure**

- ▣ Maintain and enhance existing public open space reserves and protect the environmental features and habitat values of core conservation areas, including the Boolarra-Mirboo North Rail Trail (BTSP Areas 2, 8 & 9).
- ▣ Preserve and maintain waterway and wetland habitat values within the township (BTSP Area 6 & 9).
- ▣ Apply appropriate zones to public open space areas (BTSP Area 2).
- ▣ Ensure an appropriate buffer is provided between urban development and coal resource areas.

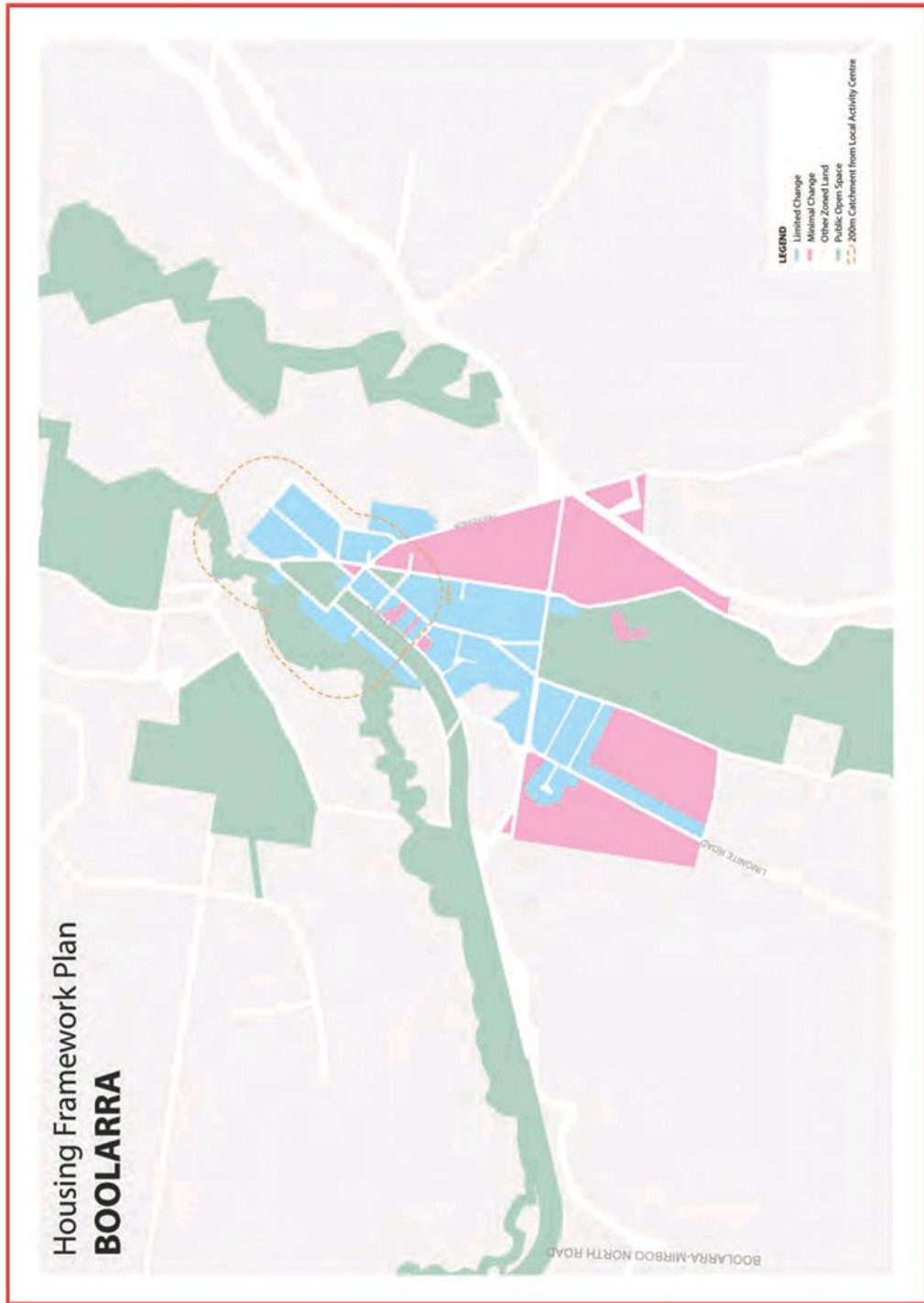
LATROBE PLANNING SCHEME

Boolarra Town Structure Plan



LATROBE PLANNING SCHEME

Boolarra Housing Framework Plan



24-09-11  
21/11/2019  
G405latr

**Glengarry**

Glengarry is a small town situated approximately 11 kilometres north of Traralgon and 171 kilometres east of Melbourne. Glengarry has a population of 1,360 and was established after the railway arrived from Traralgon in 1883. Its town centre and adjacent recreation reserve is recognised as a heritage precinct. The Glengarry Township comprises one primary school, one pre-school, local shops and businesses, hotel and restaurant and sporting and recreation facilities.



## LATROBE PLANNING SCHEME

**Vision**

- ▣ Retain and promote Glengarry's rural atmosphere and residential service centre role.
- ▣ Support Glengarry's role as a dormitory suburb of Traralgon.
- ▣ Provide a visually attractive urban environment and enhance town entrances.
- ▣ Provide a safe and effective road and path network that allows for convenient movement of vehicles, pedestrians and cyclists.

**Local Area Implementation**

- ▣ Facilitate development in accordance with the Glengarry Town Structure Plan (GTSP) and Glengarry Housing Framework Plan (GHFP).

**Residential**

- ▣ Ensure new developments enhance the visual amenity of town entrances, with particular emphasis on the southern entrance from Traralgon-Maffra Road (GTSP Areas 7 & 8).
- ▣ Encourage residential development to the east of the township which is to be sensitive to the Eaglehawk Creek environment and floodplains (GTSP Areas 5 & 6).
- ▣ Investigate and resolve the extent of the Eaglehawk Creek floodplain (GTSP Area 12).
- ▣ Encourage low density residential development in GTSP Area 7, subject to appropriate flood mitigation.
- ▣ Encourage subdivision and development of large vacant and developed allotments within existing residential areas GTSP Area 3.
- ▣ Protect development potential of agricultural land to the north, east and south of the township (GTSP Areas 9, 10, 13 and 14) for future long term residential expansion. This residential development must be sensitive to the Eaglehawk Creek environment and floodplains.
- ▣ Resolve reticulated sewer and water serving issues affecting GTSP Areas 9, 10 and 13.
- ▣ Encourage residential development in accordance with locations identified in the GHFP.

**Commercial**

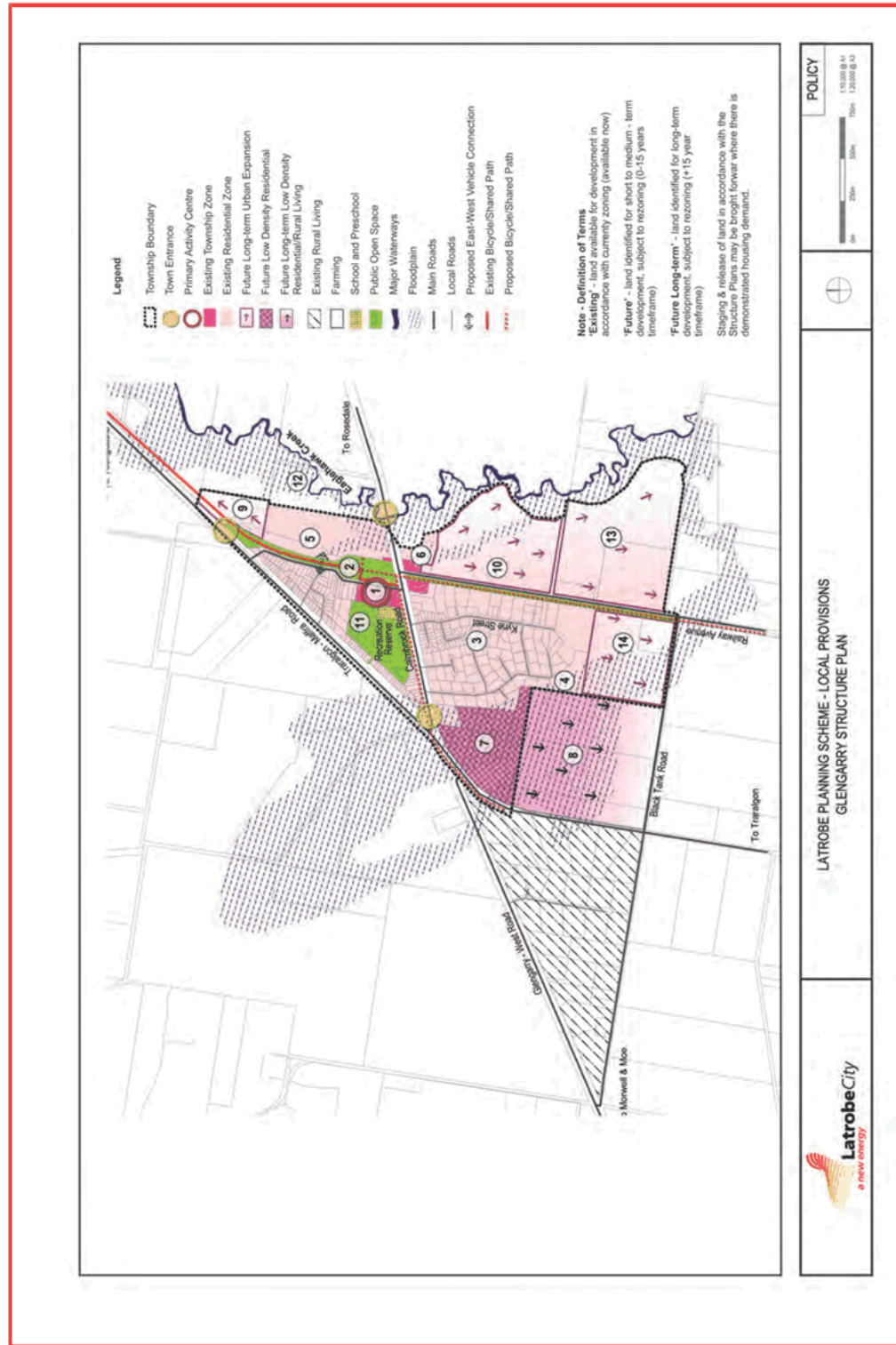
- ▣ Encourage commercial use and development within the primary activity centre (GTSP Area 1).
- ▣ Ensure new commercial development responds to the heritage features and significance of the heritage precinct.

**Infrastructure**

- ▣ Maintain and protect public open space areas including the Gippsland Rail Trail, and implement the recommendations of the *Latrobe City Open Space Plan* (GTSP Areas 2 & 11).
- ▣ Encourage east-west shared path link and vehicular link between GTSP Areas 5 & 6 and the town centre. Links should be designed to ensure the safe passage of all pedestrians, bicycles and vehicles.
- ▣ Investigate opportunities for the future use and possible development of former drainage reserve (GTSP Area 4).
- ▣ In consultation with stakeholders, investigate and resolve appropriate vehicle access points to GTSP Area 5.
- ▣ In consultation with stakeholders, investigate opportunities for vehicle access from GTSP Area 3 to Railway Avenue.

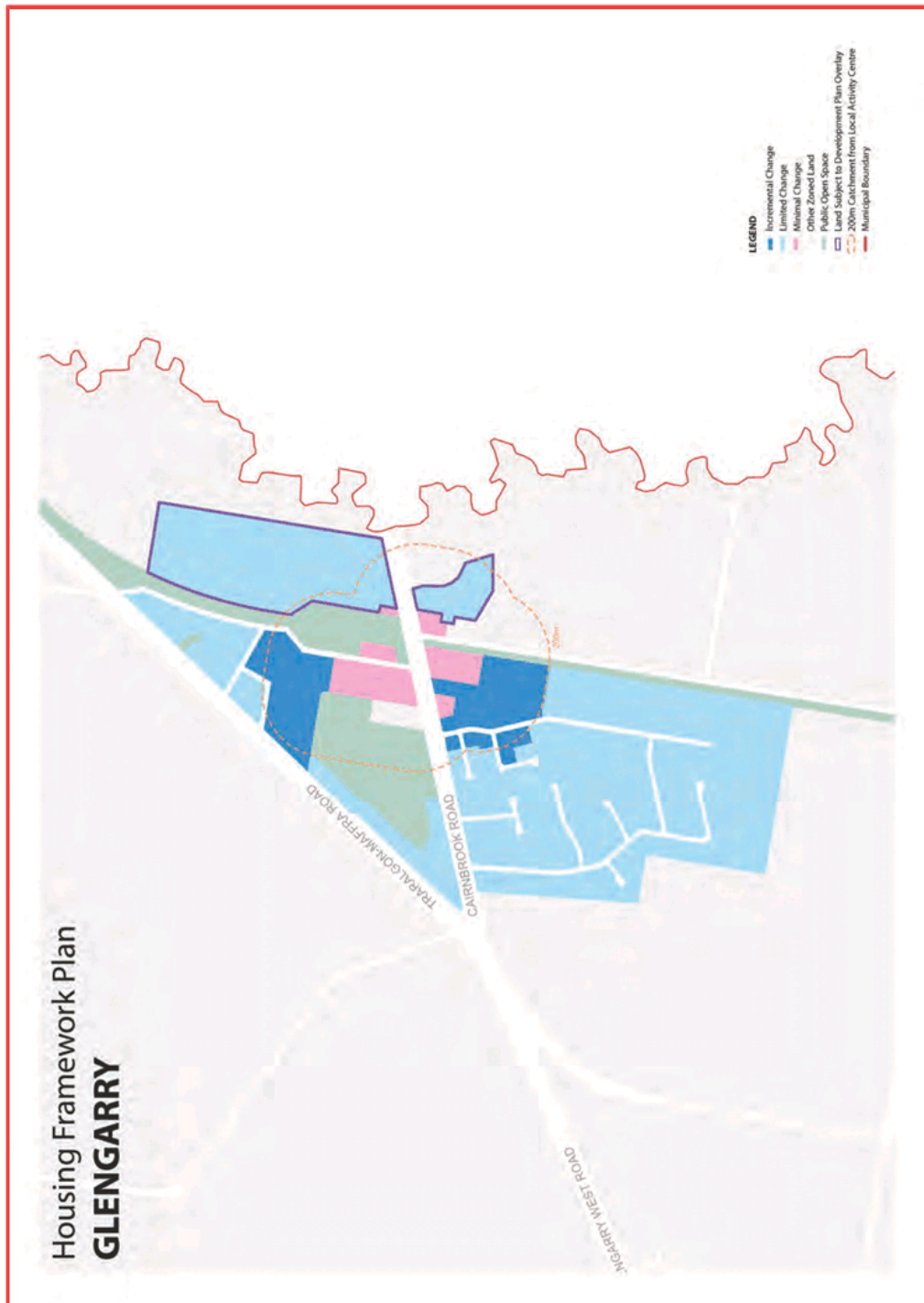
LATROBE PLANNING SCHEME

Glengarry Town Structure Plan



LATROBE PLANNING SCHEME

Glengarry Housing Framework Plan



24-09-12

21/11/2019  
6405latr

**Tyers**

Tyers is a small settlement located approximately 10 kilometres north west of Traralgon and 158 kilometres east of Melbourne and has a population of 820. It was known as 'Boola Boola' until 1852 when it was named after the surveyor and explorer Charles Tyers. This small township has limited town centre services and facilities, including a pre-school, primary school, convenience store and service station, public hall and recreation reserves.

## LATROBE PLANNING SCHEME

**Vision**

- ▣ Retain and promote Tyers' rural atmosphere and residential service centre role.
- ▣ Provide a visually attractive urban environment and enhance town entrances.
- ▣ Provide a safe and effective road and path network that allows for convenient movement of vehicles, pedestrians and cyclists.

**Local Area Implementation**

- ▣ Facilitate development in accordance with the Tyers Town Structure Plan (TYTSP) and Tyers Housing Framework Plan (TYHFP).

**Residential**

- ▣ Encourage low density and rural living development to the north-east of the town, subject to the availability of sewerage infrastructure or the creation of lots capable of containing on-site domestic wastewater treatment systems (TYTSP Areas 3 and 9).
- ▣ Promote opportunities for infill development within the township boundary, such as TYTSP Area 7 and encourage increased diversity in residential allotment sizes, subject to availability of sewerage infrastructure.
- ▣ Ensure access from new development and individual allotments to the Main Road (Moe-Glengarry Road) and Tyers Walhalla Road is limited where possible.
- ▣ Investigate and review land affected by the Bushfire Management Overlay within the township boundary.
- ▣ Investigate 'rezoning' of TYTSP Areas 4 and 5 to appropriate zones.
- ▣ Investigate the development potential of land in the Amenity Lifestyle Investigation Precinct south of the township for future rural living purposes (CTSP Area 8), due to its close proximity to the Australian Paper Mill.
- ▣ Investigate and resolve the development potential of land identified within the Extractive Industry Interest Area to the north of the town.
- ▣ Encourage residential development in accordance with locations identified in the TYHFP.

**Commercial**

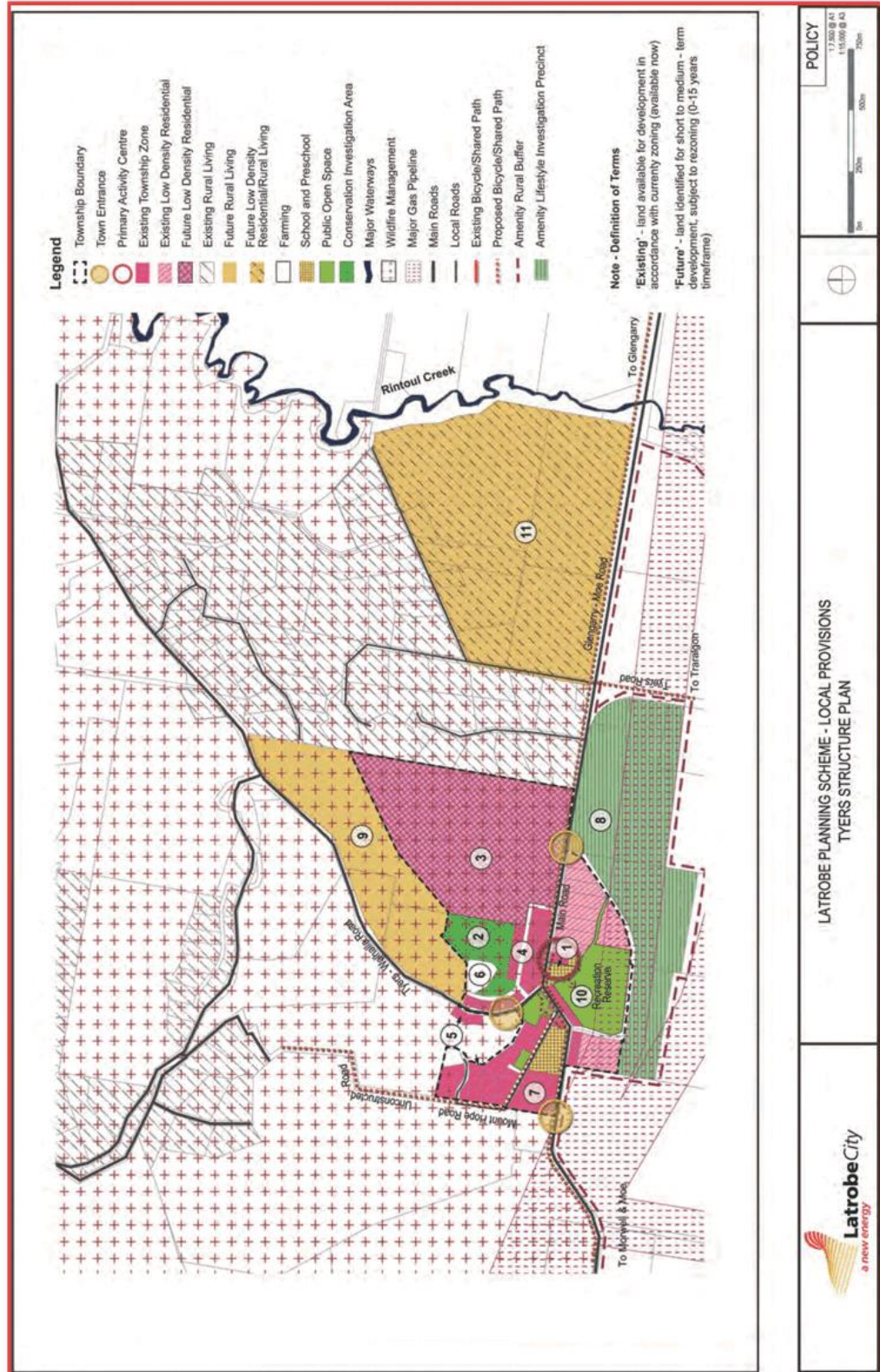
- ▣ Encourage commercial developments within the primary activity centre (TYTSP Area 1).

**Infrastructure**

- ▣ Resolve domestic wastewater treatment issues in the township and identify improvements or additional infrastructure that may be required to accommodate future urban growth and development.
- ▣ Improve sewerage treatment on existing allotments and implement an integrated waste water management system for the township to the satisfaction of the responsible authority.
- ▣ Protect and enhance habitat values within the town and apply appropriate zone or overlays to core conservation TYTSP Areas 2, 4 & 6.
- ▣ Undertake detailed native vegetation assessment to clarify the subdivision and development potential on the periphery of TYTSP Areas 2 & 4 and apply appropriate zone or overlay.
- ▣ Encourage shared path link between future low density and rural living development (TYTSP Area 3 & 9) and the town centre (TYTSP Area 1).
- ▣ Protect road reserves, such as Hinde Road, to allow for future access to proposed development areas.
- ▣ Investigate innovative waste water disposal strategies in Tyers township.

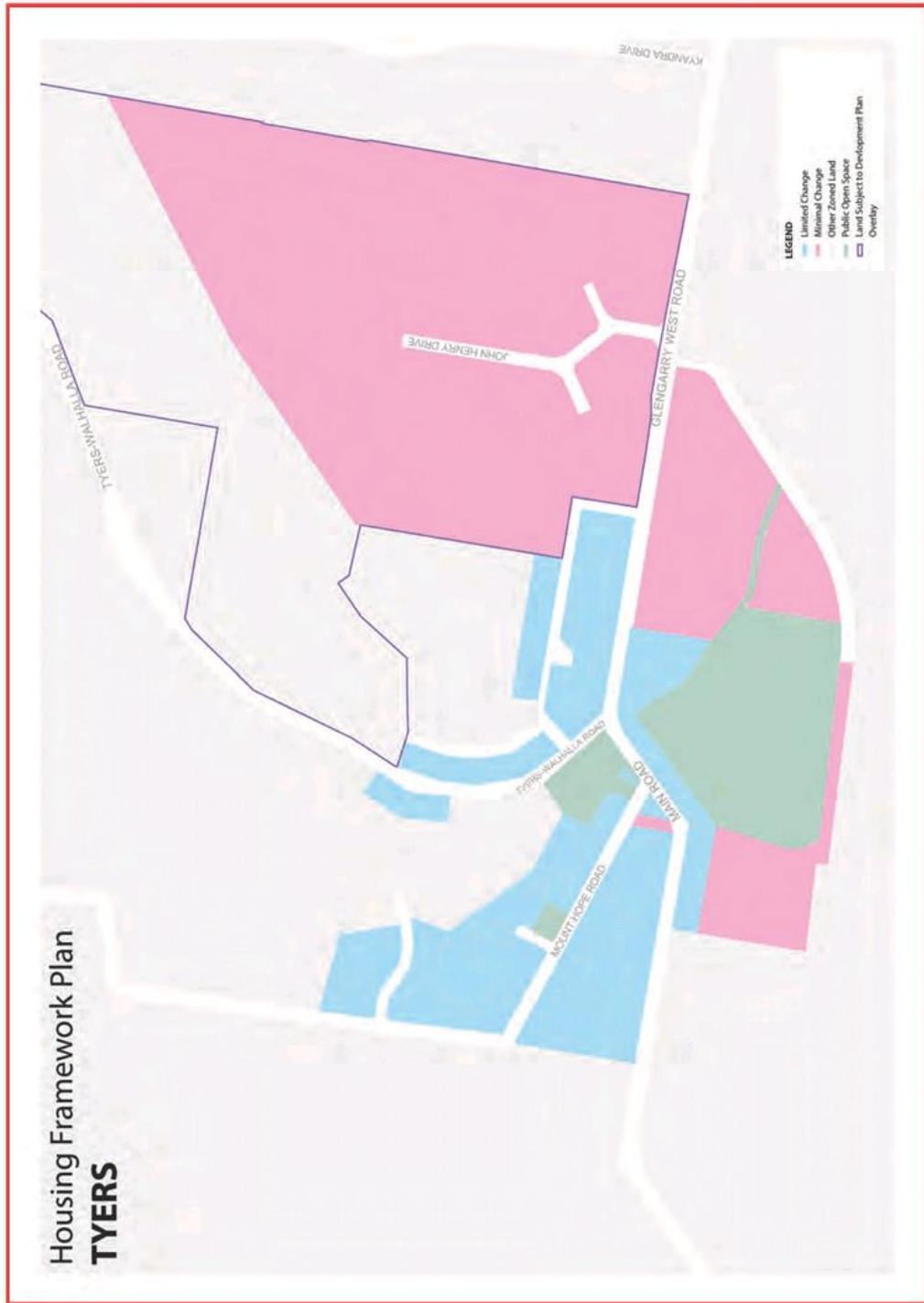
LATROBE PLANNING SCHEME

Tyers Town Structure Plan



LATROBE PLANNING SCHEME

**Tyers Housing Framework Plan**



**24.09-13**  
21/11/2019  
G405latr

**Yallourn North**

Yallourn North is located 8 kilometres north-east of Moe and 146 kilometres south-east of Melbourne. It has a population of approximately 1,500 people. Yallourn North was originally called Brown Coal Mine as workers at the Yallourn W station settled in the area. Yallourn North

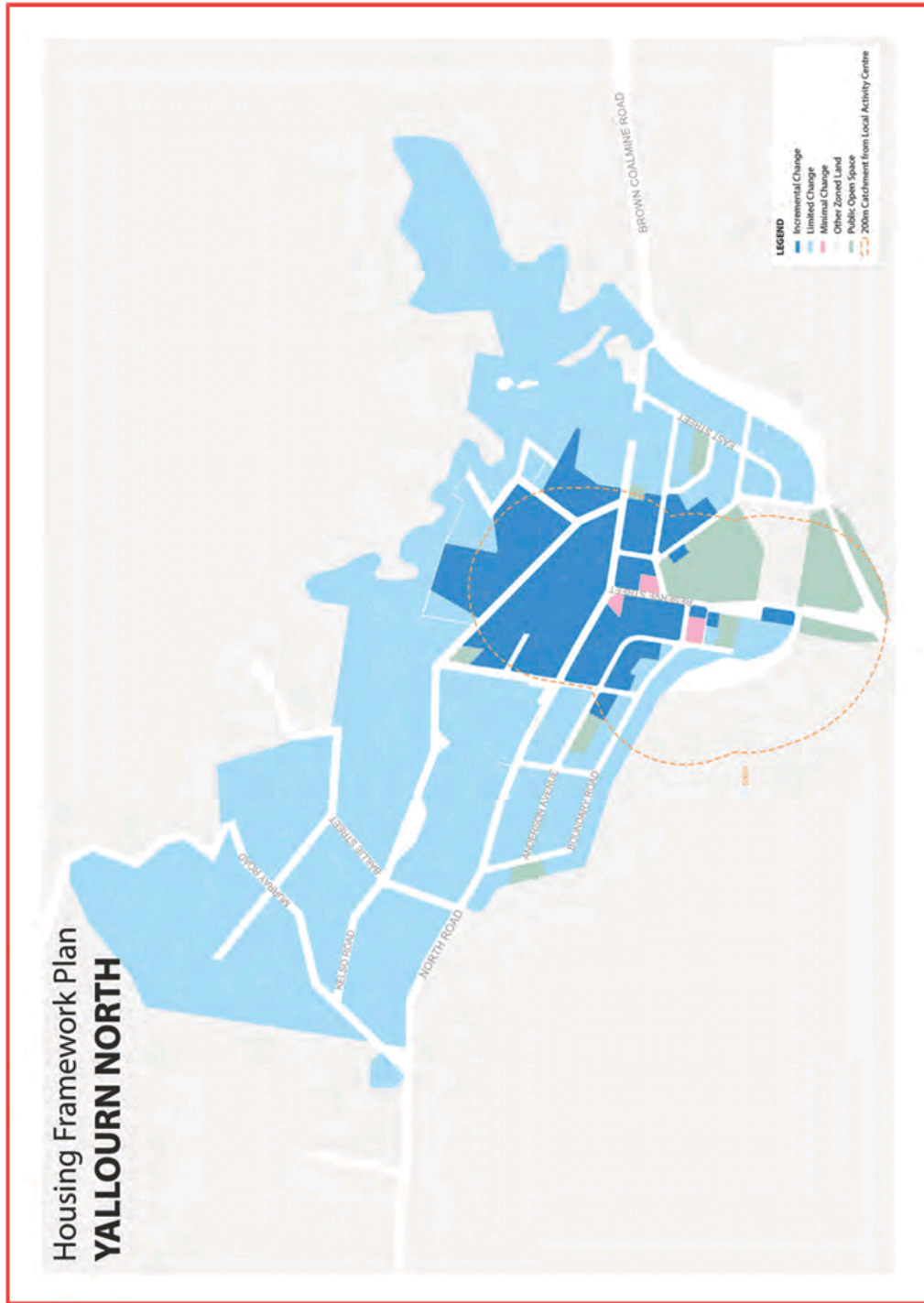
LATROBE PLANNING SCHEME

township comprises one primary school, one pre-school, local shop and businesses, hotel and restaurant and sporting and recreation facilities. The town contains many churches, including the only Serbian Orthodox Church and mosque in the region.

**Local Area Implementation**

- Prepare and facilitate development in accordance with the Yallourn North Housing Framework Plan (YNHFP).

**Yallourn North Housing Framework Plan**



## LATROBE PLANNING SCHEME

**21-09-14**21/11/2019  
6405latr**Toongabbie**

Toongabbie is a small, historic township approximately 177 kilometres east of Melbourne and 21 kilometres north of Traralgon. It is nestled in the foothills of the Great Dividing Ranges and crosses over two municipal boundaries—Latrobe City Council and Wellington Shire. Toongabbie has a total population of approximately 900. Toongabbie township comprises a general store, a primary school, a pre-school and sporting and recreation facilities.

**Local Area Implementation**

- Prepare and facilitate development in accordance with the Toongabbie Housing Framework Plan (TOHFP).
- Rezone land for Rural Living Purposes as outlined by the Rural Land Use Strategy.

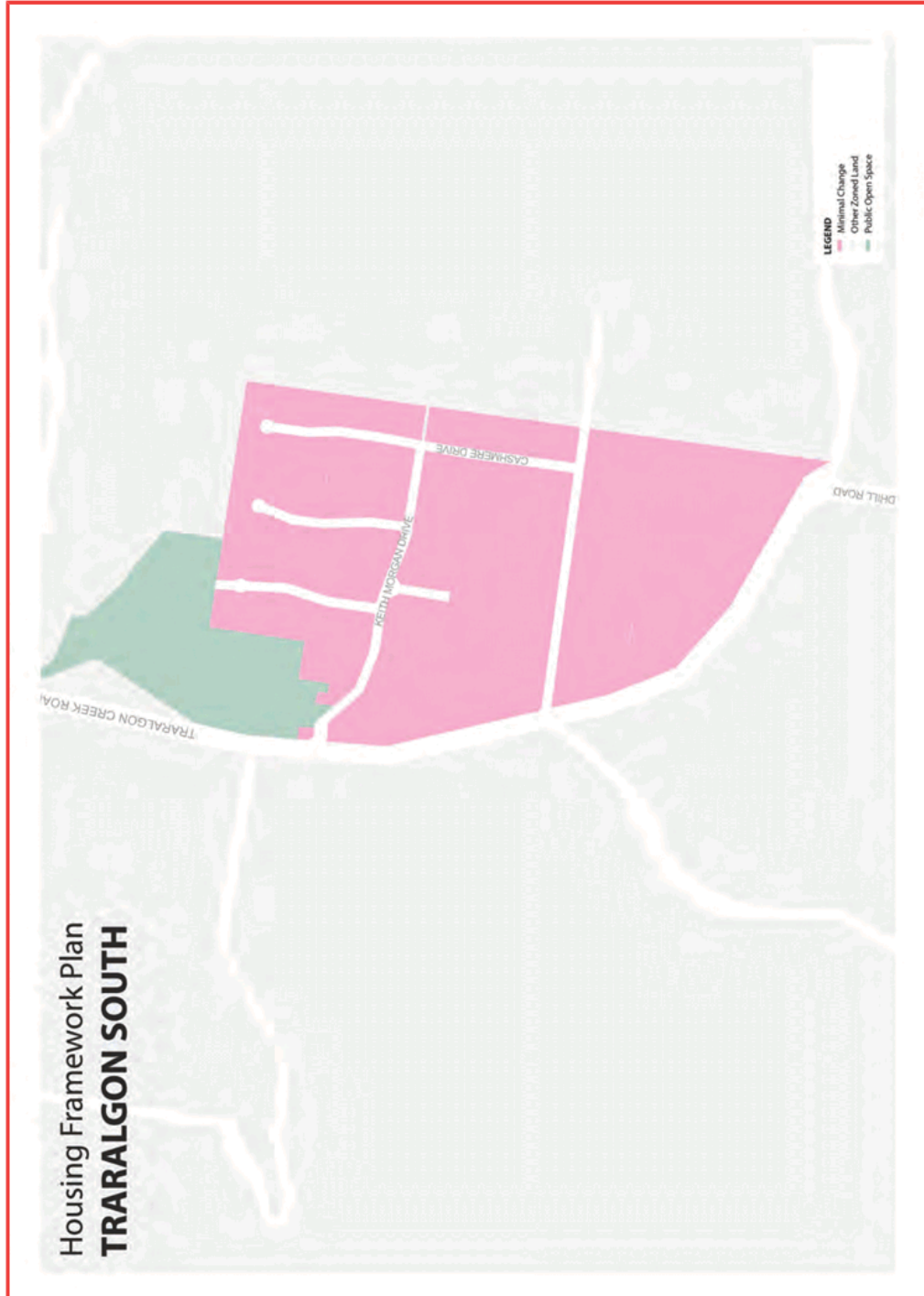


LATROBE PLANNING SCHEME

**Local Area Implementation**

- Prepare and facilitate development in accordance with the Traralgon South Housing Framework Plan (TSHFP).

**Traralgon South Housing Framework Plan**



## LATROBE PLANNING SCHEME

**21-09-16**21/11/2019  
6405latr**Yinnar**

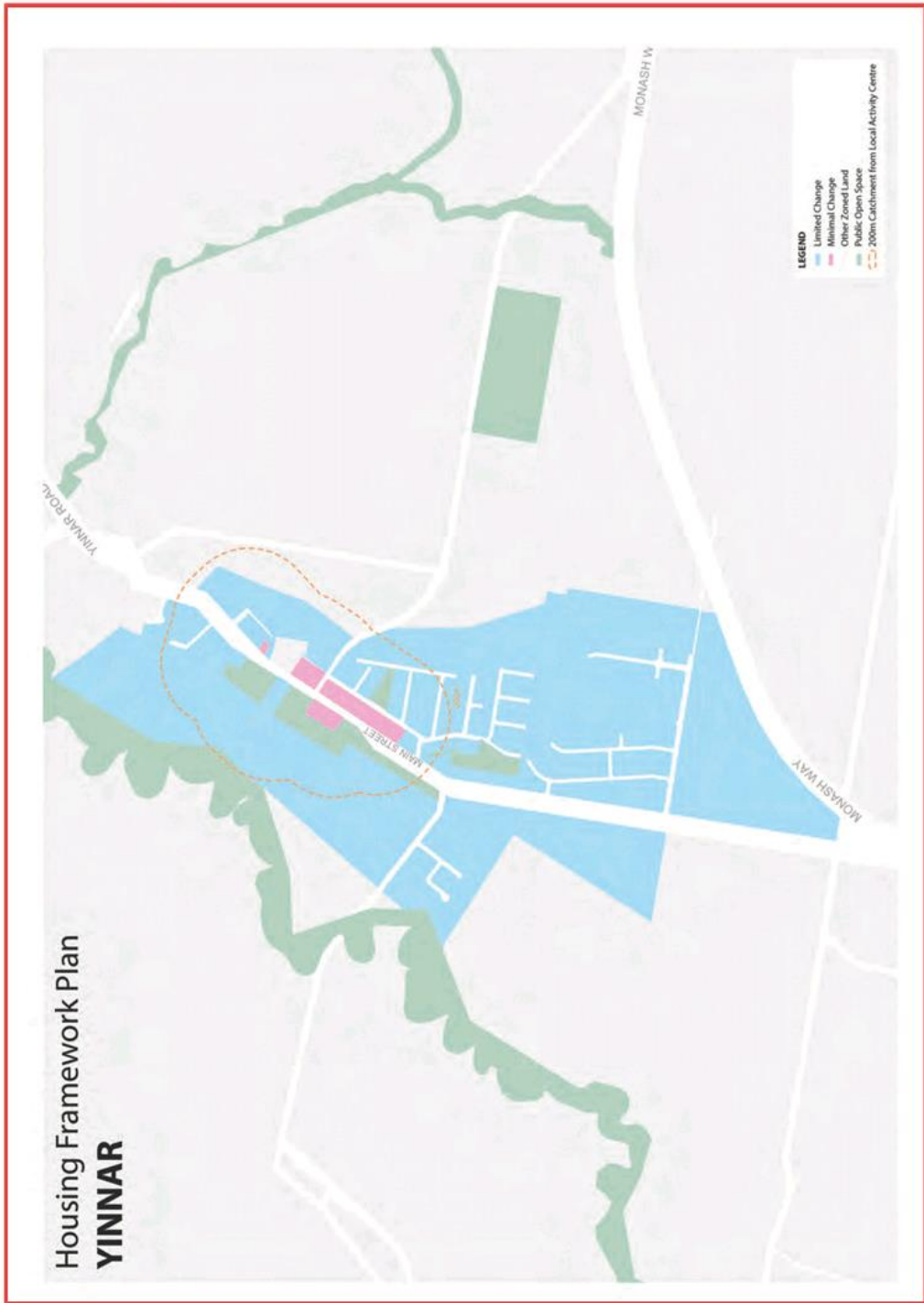
Yinnar is located in the Morwell River Valley, with views of the Strzelecki Ranges to the west and the Jeeralang Hills to the east. Yinnar is situated 160 kilometres east of Melbourne and 22 kilometres south of Morwell. The township provides urban lifestyle opportunities in a village setting for those employed in Latrobe City and has an approximate population of 600. Yinnar township comprises a range of shops and services, a pre-school and sporting and recreation facilities.

**Local Area Implementation**

- Prepare and facilitate development in accordance with the Yinnar Housing Framework Plan (YHFP).

LATROBE PLANNING SCHEME

Yinnar Housing Framework Plan



## LATROBE PLANNING SCHEME

**24.10**18/06/2020  
G092latr**24.10-1****IMPLEMENTATION****Application of Zones and Overlays**

The objectives, strategies and policy guidelines in the Planning Scheme are implemented through the application of appropriate zones and overlays as follows:

**Zones**

- ▣ Apply the General Residential Zone, Neighbourhood Residential Zone or the Residential Growth Zone to existing residential areas.
- ▣ Apply the General Residential Zone to 'Future Local Activity Centres or Neighbourhood Activity Centres' when they have been established.
- ▣ Consider applying the Urban Growth Zone to large future urban growth areas.
- ▣ Apply the Urban Growth Zone to land where a precinct structure plan has been prepared or where a strategy has been prepared which clearly identifies that the land is suitable for future urban development.
- ▣ Apply the Mixed Use Zone to areas close to town centres with potential for complementary residential, commercial and industrial activities.
- ▣ Apply the Mixed Use Zone to local and neighbourhood activity centres in the larger urban centres.
- ▣ Apply the Township Zone generally to small and district towns, particularly the town centres.
- ▣ Apply the Low Density Residential Zone to larger residential lots on the fringes of the main towns that are not within urban growth corridors.
- ▣ Apply the Industrial 1 Zone to main industrial estates.
- ▣ Apply the Industrial 3 Zone to light industrial and service industrial areas.
- ▣ Apply the Commercial 1 Zone to principal shopping and primary office areas excluding the Traralgon Activity Centre.
- ▣ Apply the Activity Centre Zone to the Traralgon Activity Centre.
- ▣ Apply the Commercial 2 Zone to the primary office areas and to peripheral sales areas.
- ▣ Apply the Farming Zone Schedule 1 to commercial agricultural areas.
- ▣ Apply the Farming Zone Schedule 2 to mixed farming areas.
- ▣ Apply the Rural Living Zone to areas committed to rural residential type use, including areas in Jeeralang, Toongabbie, Glengary, Tyers, Hazelwood North, Hazelwood South, Callignee, Yinnar South and Moe South.
- ▣ Apply the Public Park and Recreation Zone to public open space areas.
- ▣ Apply the Public Conservation and Resource Zone to scenic, natural feature and conservation reserves, State, Regional and National parks, public forest areas and the like.
- ▣ Apply the Special Use Zone—Schedule 1 Brown Coal over Category A coalfields.

**Overlays**

- ▣ Apply the Development Plan Overlay and/or Development Contribution Plan Overlay (including development contribution plans) to future urban growth areas and large undeveloped tracts of land requiring infrastructure, social services, recreation and open space coordination.
- ▣ Apply the Design and Development Overlays to areas requiring specific design solutions.

## LATROBE PLANNING SCHEME

- ▣ Apply the Design and Development Overlays to protect major gateways.
- ▣ Apply the Environmental Significance Overlay to areas where amenity buffers are required.
- ▣ Apply the Environmental Significance Overlay to protect sites, areas and corridors of environmental significance.
- ▣ Apply the Environmental Significance Overlay—Schedule 1 Urban Buffers to provide reciprocal protection for urban areas and the mines and their associated activities.
- ▣ Apply the Heritage Overlay to heritage places and precincts.
- ▣ Apply the Land Subject to Inundation to floodprone areas as identified by the West Gippsland Catchment Management Authority.
- ▣ Apply the Floodway Overlay to floodprone areas as identified by the West Gippsland Catchment Management Authority.
- ▣ Apply the Bushfire Management Overlay to bush fire prone areas where there is potential for extreme bushfire behaviour, consistent with state hazard criteria and mapping.
- ▣ Apply the State Resource Overlay—Schedule 1 Gippsland Brown Coalfields to Category B and C areas to identify the balance of the Gippsland coalfields located within the municipality.
- ▣ Apply the Airport Environs Overlay—Schedule 1 and Schedule 2 to areas impacted by aircraft noise generated by the Latrobe Regional Airport.
- ▣ Apply the Design and Development Overlay—Schedule 7, Schedule 8, Schedule 10 and Schedule 11 to ensure the safe operations of the Latrobe Regional Airport.

**Other**

- ▣ Apply Development Contribution Plans to large areas of undeveloped residential, commercial, and industrial land.
- ▣ Apply Development Plans or Precinct Structure Plans to undeveloped residential land which incorporate Urban Design Good Practice principals and the provision of infrastructure and community services through developer contribution plans if required.

**21.10-2 Further Strategic Work**

-Council is committed to undertaking the following strategic work:

- ▣ Retail Demand and Supply Strategy including an investigation of the implications of the new commercial zones and ‘out-of-centre’ developments.
- ▣ Infrastructure Needs Analysis for existing and future significant shared infrastructure across the municipality.
- ▣ Create landscape Design Guidelines and infrastructure improvements to work towards the objective of fostering connected communities.
- ▣ Undertake a landscape assessment of rural areas and apply appropriate planning scheme tools to protect significant landscapes, views and vistas.
- ▣ Align the *Latrobe Regional Hospital Master Plan* recommendations with appropriate zones and overlays.
- ▣ Prepare small town structure plans for Yinnar, Traralgon South, Toongabbie and Yallourn North.
- ▣ Complete a neighbourhood character assessment of small towns and district towns to inform the revision of appropriate land use policy which recognise their unique character attributes, housing form and type

## LATROBE PLANNING SCHEME

- ▣ Prepare a land use response to the State Government's Strategic Plan for Coal or any other adopted relevant coal resource strategy.
- ▣ Introduce planning provisions into the Planning Scheme to control land use and development within the Amenity Lifestyle Precinct, Amenity Lifestyle Investigation Precinct and Amenity Rural Buffer that resolves industrial/sensitive use interface issues.
- ▣ Prior to any future rezonings, investigate the application of the Amenity Rural Buffer and Amenity Lifestyle Investigation Precinct (Area 8) in Tyers, by undertaking odour modelling.
- ▣ Discourage any rezoning in the Amenity Lifestyle Investigation Area.
- ▣ Revise and update existing Main Town structure plans as required.
- ▣ Rezone land in accordance with the future land use and staging outlined in Structure Plans and the Traralgon Growth Area Framework.
- ▣ Prepare a detailed drainage study for land within the Traralgon West Growth Corridor to establish development capability and infrastructure investment requirements.
- ▣ Prepare a Development Plan or Precinct Structure Plan for land in the Traralgon West Growth Corridor in accordance with the Structure Plan.
- ▣ Prepare a Development Contribution Plan for land in the Traralgon West Growth Corridor in accordance with the Structure Plan.
- ▣ Prepare Masterplans for the Latrobe Regional Airport, Latrobe Regional Hospital and the open space and green movement corridors within the Traralgon West Growth Corridor.
- ▣ Investigate potential future uses for the land identified as employment investigation area within the Traralgon West Growth Corridor that will generate long term future employment opportunities.
- ▣ Prepare a Development Plan or Precinct Structure Plan for future residential and industrial land east, north and south of the Traralgon existing urban area to provide a broad framework for medium and longer term growth.
- ▣ Prepare a Development Contribution Plan for future residential and industrial land east of the Traralgon existing urban area.
- ▣ Investigate opportunity for open space, recreation and conservation uses in the area north of Traralgon bounded generally by Latrobe River to the north and Traralgon urban area to the south.
- ▣ Rezone land in accordance with the future land use and staging outlined in Structure Plans and the Traralgon Growth Area Framework.
- ▣ Prepare a coordinated Activity Centre Strategy across the four Main Towns (including the 'Hollydale' site) which considers the retail needs of the community, but also the cultural and social activities that occur in Activity Centres. Prepare Development Plans or Precinct Structure Plans.
- ▣ Develop Open Space Asset Management Plans (linked to GIS Systems) for all classes/types of open space assets (including vegetation) and park furniture to implement a costed, systematic approach to asset replacement, renewal and maintenance.
- ▣ Develop administration processes that improve the record keeping of open space contributions received (cash and land) to ensure transparency around the expenditure on passive and active open spaces (including land acquisition) and sources of funding.
- ▣ Develop a policy to guide open space contributions and expenditure, including circumstances where Council will accept encumbered land for open space in addition to unencumbered land.
- ▣ Monitor the application and efficiency of public open space contributions for new residential, commercial, industrial and mixed use subdivisions.

## LATROBE PLANNING SCHEME

- Investigate the need for an existing condition survey of dwellings and structures in Area 21 that may inform the need for engineering requirements for the construction of new structures in the Area.
- Prior to rezoning land for residential purposes adjacent to the existing Environmental Significance Overlay Schedule 1, advocate for the Minister administering the *Mineral Resources (Sustainable Development) Act 1990* to carry out an independent risk assessment that clarifies whether any revision of the Environmental Significance Overlay Schedule 1 is required around the southern boundary of Traralgon. This should be done in consultation with the Latrobe City Council and the State Government appointed Technical Review Board.
- Advocate for the Minister administering the *Mineral Resources (Sustainable Development) Act 1990* to provide clear guidance on the future form of the Environmental Significance Overlay Schedule 1 around the southern boundary of Traralgon in areas planned for the Traralgon Highway Bypass.
- Advocate for the Minister administering the *Mineral Resources (Sustainable Development) Act 1990* to continue to assess geotechnical monitoring information provided by coal mine licensees in determining the future form of the Environmental Significance Overlay Schedule 1 adjacent to urban settlements.
- Advocate for the Minister administering the *Mineral Resources (Sustainable Development) Act 1990* to conduct an independent risk assessment that clarifies whether any revision of the Environmental Significance Overlay Schedule 1 is required, so as to provide clear direction for future rezoning and urban development in areas adjacent to the existing Environmental Significance Overlay Schedule 1 in consultation with the Latrobe City Council and the State Government appointed Technical Review Board.
- Prepare Development Plans or Precinct Structure Plans
- Prepare a plan and facilitate the formal recognition of the Strzelecki-Alpine Biolink, incorporating plantation, public, private, road reserve land and mining areas ready or scheduled for rehabilitation through the appropriate application of zones and overlays, such as Rural Conservation Zone and Environmental Significance Overlay.
- Explore the application of appropriate Local Policy, Zone and Overlay Controls including the Rural Conservation Zone and/or Vegetation Protection Overlay to protect important values within the Strzelecki-Alpine Ranges biodiversity corridor and other core habitat locations, considering state-wide biodiversity information maintained by Department of Land, Water and Planning.
- Undertake a landscape assessment of rural areas and apply appropriate planning scheme tools to recognise locations of high hazard erosion and to protect significant landscapes, vistas or areas of significance.
- Identify locations and apply the Environmental Audit Overlay, including former landfill sites, fuel depots or industry locations identified for transition.
- Prepare an Industry Transition Strategy for the City. This should include opportunities to transition heavy industries to appropriate locations which provide appropriate buffers to sensitive land uses as well as good highway access.
- Prepare a Rural Living Strategy for the municipality and apply appropriate planning scheme tools to land identified as appropriate for Rural Living.
- Undertake an assessment of future Incremental change areas and apply appropriate zones through a Planning Scheme Amendment.
- Prepare a bushfire framework plan for the municipality to inform future settlement and urban growth planning for the municipality.
- Investigate and apply permit trigger(s) or policy to enable assessment and requirement for noise attenuation measures to be provided for new sensitive use developments within the 500 meter

## LATROBE PLANNING SCHEME

~~buffer area surrounding the Janette Street Industrial Precinct (Traralgon Structure Plan Area 8a).~~

- ~~■ Investigate the application of Industrial 3 Zone to land within the Janette Street Industrial Precinct surrounding the existing lime batching plant (Traralgon Structure Plan Area 8a).~~
- ~~■ Implement recommendations from the Traralgon Activity Centre Plan including:~~
  - ~~- Prepare streetscape masterplans for the Traralgon Activity Centre in accordance with recommendations from the Traralgon Activity Centre Plan.~~
  - ~~- Prepare a masterplan for Post Office Place in accordance with recommendations from the Traralgon Activity Centre Plan.~~
  - ~~- Implement the recommendations from the Traralgon Station Precinct Masterplan.~~
  - ~~- Prepare a masterplan for the Princes highway Boulevard in accordance with recommendations from the Traralgon Activity Centre Plan.~~
  - ~~- Prepare a Laneway Activation Strategy for the Traralgon Activity Centre.~~
  - ~~- Update the Latrobe City Bike Plan.~~
  - ~~- Prepare active street frontage design guidelines.~~

**24.10-3****Reference Documents**

The following strategic studies have informed the preparation of this planning scheme. All relevant material has been included in the Scheme and decision makers should use these documents (as amended) for background research only. Material in these documents that potentially provides guidance on decision making but is not specifically referenced by the Scheme should be given limited weight.

- ~~■ Latrobe 2026.~~
- ~~■ Council Plan (2018-2021).~~
- ~~■ Latrobe City Municipal Public Health and Wellbeing Plan (2013-2017).~~
- ~~■ Assessment of Agricultural Quality of Land in Gippsland (1984).~~
- ~~■ Car Parking Framework Review Traralgon & Morwell (2014)~~
- ~~■ Framework for the Future (1987).~~
- ~~■ Land over Coal Buffers Study (1988).~~
- ~~■ Latrobe Supply Area Extractive Industry Interest Areas Strategy (1999).~~
- ~~■ Recreation and Leisure Strategy (2006).~~
- ~~■ Municipal Domestic Waste Water Management Plan (2006).~~
- ~~■ Lurgi Master Plan (2006).~~
- ~~■ Transit City Master Plan: Towns Summary (2006).~~
- ~~■ Latrobe Structure Plans Volumes 1-5 (2007).~~
- ~~■ Moe Activity Centre Plan (2007).~~
- ~~■ Latrobe City Bicycle Plan (2007-2010).~~
- ~~■ Retail Strategy Review (2007).~~
- ~~■ Healthy Urban Design Good Practice Guidelines (2008).~~
- ~~■ Latrobe City Council Residential and Rural Residential Land Assessment (2009).~~
- ~~■ Latrobe City Council Bulky Goods Retail Sustainability Assessment (2009).~~



## LATROBE PLANNING SCHEME

- ▣ *Moe Rail Precinct Revitalisation Project: Master Plan (2009).*
- ▣ *Clifton Street Precinct (Moe) Urban Design Guidelines (2009).*
- ▣ *Latrobe Regional Airport Master Plan (2019).*
- ▣ *Latrobe Regional Hospital Master Plan (2009).*
- ▣ *Churchill Town Centre Plan (2010).*
- ▣ *Latrobe City Heritage Study (2010).*
- ▣ *Small Town Structure Plans: Boolarra, Glengarry & Tyers (2010).*
- ▣ *Traralgon Activity Centre Plan (2018).*
- ▣ *Traralgon Activity Centre Plan Background Reports (2010).*
- ▣ *Positioning Latrobe City for a Low Carbon Emission Future (2010).*
- ▣ *Latrobe City Waste Management Strategy (2010-2017).*
- ▣ *Gippsland Region Sustainable Water Strategy (2011).*
- ▣ *Economic Sustainability Strategy (2016-2020).*
- ▣ *Traralgon Station Precinct Master Plan (2011).*
- ▣ *Australian Paper: Maryvale Pulp Mill Buffer Requirements (July 2011).*
- ▣ *Gippsland Logistics Precinct Project Plan (2013).*
- ▣ *Latrobe City Public Open Space Strategy (2013).*
- ▣ *Churchill East West Link: Master Plan and Urban Design Framework (2013).*
- ▣ *Retail Advice—Lake Narracan Structure Plan (2013).*
- ▣ *Guidelines for Development in Flood Prone areas (2013).*
- ▣ *Traralgon West Structure Plan (August 2013).*
- ▣ *Traralgon Growth Area Review Framework (August 2013).*
- ▣ *Traralgon Background Report (August 2013).*
- ▣ *Municipal Emergency Management Plan (MEMP).*
- ▣ *Municipal Fire Management Plan (2017-2021).*
- ▣ *Wood Encouragement Policy (2014).*
- ▣ *Natural Environment Sustainability Strategy (2014-2019).*
- ▣ *Moe and Newborough Structure Plan (March 2015).*
- ▣ *Cultural Diversity Action Plan (2014-2018).*
- ▣ *Disability Action Plan (2013/2014).*
- ▣ *Review of Proposed Public Open Space Contributions Rates (2016).*
- ▣ *Latrobe Play Space Strategy (2016).*
- ▣ *Older Persons Strategy (2007-2021).*
- ▣ *Public and Urban Art Policy (2011).*
- ▣ *Public Toilet Strategy (2010).*
- ▣ *Tracks, Trails and Paths Strategy (2016).*
- ▣ *Transit Centre Precincts Volumes 1-5 (2007).*
- ▣ *Adopted development plans and contribution plans.*

## LATROBE PLANNING SCHEME

- ▣ *Planning for Intensive Agriculture in Gippsland (2016)*
- ▣ *Live Work Latrobe Rural Land Use Strategy (2019)*
- ▣ *Live Work Latrobe Housing Strategy (2019)*
- ▣ *Live Work Latrobe Industrial and Employment Strategy (2019)*
- ▣ *Latrobe City Urban Design Guidelines (as amended)*
- ▣ *Hazelwood Mine Fire Report (2014)*
- ▣ *Car Parking Framework Review Traralgon & Morwell 2014*
- ▣ *Protecting Victoria's Environment – Biodiversity 2037 (DELWP 2017)*
- ▣ *Guidelines for the removal, destruction or lopping of native vegetation (DELWP 2017)*

LATROBE PLANNING SCHEME

~~22~~  
~~49/04/2006~~  
~~VC37~~

~~LOCAL PLANNING POLICIES~~



## LATROBE PLANNING SCHEME

**22.04**  
24/11/2019  
6405latr

**INTENSIVE AGRICULTURE**

This policy applies to an application for intensive agriculture.

**Policy Basis**

This policy builds on and supports Clause 21.05-1 Agriculture to direct intensive agriculture to preferred locations in Latrobe City. Latrobe City has a variety of areas each with some unique characteristics that make them particularly suitable for intensive agriculture:

- ▣ Flat, relatively unencumbered land with appropriate zoning in larger land holdings;
- ▣ Plantation areas that may offer relatively isolated locations for enterprises with biosecurity needs;
- ▣ Land within coal reserve zones and overlays that are relatively undeveloped, commonly distant from sensitive uses;
- ▣ Land within close proximity to irrigation resources, transport, infrastructure, manufacturing, labour force and industrial resources.

**22.04-1**

**Objective**

To facilitate the use and development of land for intensive agriculture in appropriate locations, in a way that enhances the surrounding environment and does not cause detriment to nearby sensitive uses.

**22.04-2**

**Policy**

It is policy to:

- ▣ Encourage proposals for intensive agriculture to locate within appropriate locations, including precincts as shown on the Latrobe City Intensive Agriculture Precincts map.
- ▣ Encourage separation distances for intensive agriculture, where applicable, to be contained within property boundaries.
- ▣ Encourage stormwater management that provides for nil increase in run-off from the site with the construction and subsequent operation of the development.
- ▣ Discourage the establishment of rural-lifestyle dwellings in the preferred intensive agriculture precincts.
- ▣ Discourage the establishment of dwellings on lots less than 100 hectares, unless demonstrated that the dwelling is required in association with an agricultural use of the land.
- ▣ Encourage the management of land and water on the subject land through the retention of existing native vegetation trees, the re-vegetation of waterways and prevention of contamination of these areas by the approved agricultural enterprise.
- ▣ Consider the presence of Coal resource and its future utilisation.

**22.04-3**

**Application Requirements**

An application for intensive agriculture must include the following information, as appropriate:

Documentation and plans for the site and surrounding area including:

- ▣ The location of the proposed use and/or development, including all buildings and works.
- ▣ Demonstration of how the design and siting of the proposed use and/or development complies with applicable industry codes of practice.

## LATROBE PLANNING SCHEME

- ▣ ~~Planned length of time the proposed use and/or development is intended to be undertaken on the subject site.~~
- ▣ ~~Plans and elevations of existing and proposed development, including external cladding, site access, waste management, landscaping, available infrastructure, stormwater management and any other relevant matter.~~
- ▣ ~~Details of earthworks for access, site establishment and infrastructure.~~
- ▣ ~~Topography of the land and location of existing vegetation, including that affected by the development.~~
- ▣ ~~Management of top soil and sub soil required to avoid soil contamination.~~
- ▣ ~~Acoustic report to establish base line noise levels and proposed noise levels and any noise mitigation, where relevant.~~
- ▣ ~~Existing land uses undertaken on surrounding properties, including any required separation and buffer distances to nearby sensitive uses.~~
- ▣ ~~Any other matter relevant to the site and environment.~~
- ▣ ~~A report explaining the proposal and how it addresses this policy.~~

~~Where the State Resource Overlay—Schedule 1 applies to the land, the application must also include:~~

- ▣ ~~Planned length of time the proposed use and/or development is intended to be undertaken on the subject site.~~
- ▣ ~~Consideration of the likely scheduled utilisation of coal on or within one kilometre of the subject site and any potential risk to coal utilisation which may result from the proposed use and development.~~
- ▣ ~~The nature and scale of development and estimated total value of all buildings and works.~~
- ▣ ~~A rehabilitation plan of works, covering actions needed to return the land to its original or otherwise agreed condition once the use and development ceases, or the subject land is required for coal utilisation.~~
  - ~~Anticipated jobs creation, social and economic implications associated with the use.~~
  - ~~A fire management plan where the use or development is located within 1000 metres of a Mining Licence.~~

**22.01-4****Decision Guidelines**

Before deciding on an application, in addition to the decision guidelines in the Farming Zone, the responsible authority will consider:

- ▣ ~~The location, topography, size and shape of the site relative to neighbours taking into consideration prevailing weather conditions, particularly wind direction and potential risk of conflict with neighbours due to odour and noise issues.~~
- ▣ ~~Whether the proposed use meets the separation distances of permitted or existing agricultural uses, as required under appropriate government codes or practice including biosecurity, the Environmental Protection Authority's Recommended Separation Distances for Industrial Residual Air Emissions (as amended).~~
- ▣ ~~Whether the proposed development adequately allows for the management and enhancement of rare or threatened species or ecological communities, areas of cultural heritage significance, and drainage to waterways and wetlands.~~
- ▣ ~~The views of relevant agencies or referral authorities.~~

## LATROBE PLANNING SCHEME

- If located within the State Resource Overlay— Schedule 1, the need to ensure the interim use and development of the land is appropriate considering the scheduled or possible timeframe/s in which the underlying coal resource will be required.
- Whether the proposed works can be blended into the landscape through the design of the bulk, form and siting of buildings and infrastructure, and the use of non-reflective external materials in muted tones.

**22.04-5****Policy References**

*Latrobe City Rural Land Use Strategy 2019 (as amended)*

## LATROBE PLANNING SCHEME

**22.02**21/11/2019  
6405latr**RURAL DWELLING AND SUBDIVISION IN THE FARMING ZONE**

This policy applies to an application for a dwelling or the subdivision of land in the Farming Zone Schedule 1 and Farming Zone Schedule 2.

**Policy Basis**

This policy builds on and supports Clause 21.05-1 Agriculture to facilitate the following:

- ▣ Retain larger lots and avoid the establishment of sensitive land uses within the Farming Zone – Schedule 1 in order to retain flexibility for current and future agriculture investment.
- ▣ Provide direction for the use and development of land within the Farming Zone – Schedule 2 for the purpose of niche and mixed farming, tourism and hobby farms in locations compatible with existing infrastructure investment, biodiversity values, land holding patterns and adjacent land use.

**22.02-1****Objectives**

In the Farming Zone Schedule 1:

- ▣ To ensure that the use, development or subdivision of land does not adversely impact on the productive use of land for food and fibre.
- ▣ To discourage the proliferation of dwellings not associated with agriculture use.
- ▣ To ensure that the siting of dwellings does not prejudice existing and future agricultural activities on surrounding land.
- ▣ To limit the fragmentation of land by subdivision and discourage the creation of irregular shaped or small lots.
- ▣ To preserve and encourage the creation of large land parcels through consolidation and/or re-subdivision.

In the Farming Zone Schedule 2:

- ▣ To provide for the orderly and complimentary use of land for agriculture, tourism, niche and mixed farming and related purposes in attractive rural landscapes.
- ▣ To discourage dwellings in locations that will limit the operation of surrounding commercial agriculture enterprises – including buffers required by industry codes of practice.
- ▣ To ensure buildings are suitably designed and sited to protect the landscape characteristics of the area.
- ▣ To support improved biodiversity and conservation outcomes through improved land management.

**22.02-2****Policy**

For all land in the Farming Zone Schedule 1 and Schedule 2, it is policy to:

- ▣ Encourage dwellings where permitted and associated development to be located away from ridgelines and hilltops to ensure that the buildings blend into the landscape.
- ▣ Ensure the siting of a dwelling does not compromise the operation of nearby commercial agricultural enterprises, including an assessment on how impacts can be managed and will not encroach on existing industry buffer and separation distances.
- ▣ Discourage a dwelling within 100 metres of agricultural production infrastructure, activity nodes (such as effluent ponds, stock yards etc), or intensive animal production, or within the buffer distances for any as-of-right animal production land uses.

## LATROBE PLANNING SCHEME

For land in the Farming Zone Schedule 1, it is policy to:

- Discourage dwellings not associated with the agricultural use of the land.
- Discourage more than one dwelling unless it can be demonstrated that the additional dwelling is required for a caretaker, farm manager or farm worker for the operation of the agricultural use, and is located on the same lot as the existing dwelling and the agricultural use.
- Enable the excision of dwellings from existing lots only where all of the following requirements apply, as appropriate:
  - There are beneficial agricultural outcomes, such as the expansion of an existing agricultural operation;
  - It is the re-subdivision of land so that the number of lots is not increased, or includes the consolidation of a number of small allotments;
  - The dwelling is located in close proximity to a road. Long narrow lots, 'battle-axe' or island style lots will be strongly discouraged.
  - No detriment is likely to result to adjoining agricultural activities.

For land in the Farming Zone Schedule 2, it is policy to:

- Encourage mixed use and niche farming enterprises, rural tourism, accommodation and produce sales.
- Discourage tourism uses not related to or that would likely introduce conflict with agriculture uses or rural amenity including camping, caravan park, backpacker hostels, market or residential hotel.
- Discourage subdivision of land that will result in the creation of a lot below the minimum lot size.
- Subject to site conditions, encourage dwellings and associated development to be clustered together in the landscape by requiring similar setbacks from road frontages.
- Support the use of land for a dwelling, including accommodation, provided all of the following requirements are met:
  - No detriment is likely to result to adjoining agricultural activities.
  - It can be demonstrated that improved land management and or rehabilitation for conservation purposes, or improvements to degraded land will result.
  - All wastewater can be retained onsite.
  - New dwellings or other buildings requiring a BAL, should demonstrate that they will be sufficiently setback from any bushfire hazard to achieve a BAL construction standard no higher than BAL-29, unless there are significant siting constraints.
  - That any risk from bushfire is reduced to an acceptable level and any bushfire protection measures can be adequately implemented.

### 22.02-3 Application Requirements

An application for a dwelling or subdivision within the Farming Zone must include the following information, as appropriate:

For dwellings, documents and plans for the site and surrounding area including:

- A site plan showing proposed buildings and works including driveway access, existing and proposed fencing, existing or proposed easements, services, waste and treatment disposal area, existing and proposed vegetation, waterways and water tank(s).



## LATROBE PLANNING SCHEME

- ~~An elevation plan including maximum height of buildings and works above ground level, including description of colour and materials to be used.~~
- ~~Setbacks from boundaries, adjacent farm infrastructure and neighbouring dwellings.~~
- ~~A description of adjoining land use, buildings and features.~~
- ~~An assessment which considers how the surrounding agricultural activity has been considered in the siting of the dwelling, including the following impacts:
 
  - ~~Noise~~
  - ~~Odour~~
  - ~~Amenity (sight lines)~~
  - ~~Infrastructure and livestock movements; and~~
  - ~~Concentration of dwellings in the area and how these impacts have been mitigated.~~~~
- ~~A description of the agricultural qualities of the land.~~
- ~~For Farming Zone 1 applications, a farm plan which demonstrates that the dwelling is required for a agricultural use.~~
- ~~Where land is undulating, contours and proposed earthworks to show how the proposed development will be integrated into the landscape.~~
- ~~A Land Capability Assessment required for lots under one hectare or where the development envelope is within 100 metres of a waterway, is prone to flooding or landslip risk, in order to demonstrate that the treatment and disposal of wastewater on the site can meet the *Septic Tank Code of Practice*, as amended.~~
- ~~For sites proposed to be subject to environmental rehabilitation or management for conservation purposes, a management statement including a schedule of works to achieve site rehabilitation or management, and describing how a dwelling or accommodation use would be an integral part of this. This should include a weed management program.~~
- ~~For applications within a Bushfire Prone Area (BPA), outside a Bushfire Management Overlay (BMO), a bushfire hazard site assessment stating the type and slope of classified vegetation (in accordance with the assessment criteria under Australian Standard AS3959-2009) within 100m of the site and details of any bushfire protection measures which are to be relied upon to reduce the bushfire risk to an acceptable level, including the proposed BAL, must be provided.~~

~~For subdivision, documents and plans for the site and surrounding area including:~~

- ~~A written report that responds to decision guidelines and the policy framework.~~
- ~~A description of adjoining land use, buildings and features~~
- ~~A description of the agricultural qualities of the land.~~
- ~~A site plan showing existing development, topography, watercourses, infrastructure and existing native vegetation and other relevant site features, with proposed boundary lines.~~
- ~~For sites containing biodiversity assets, detail demonstrating that the new lots contain rather than divide biodiversity assets such as remnant patches of vegetation in their entirety, bodies of water or watercourses.~~
- ~~A Land Capability Assessment required for lots under one hectare or where the development envelope is within 100 metres of a waterway, is prone to flooding or landslip risk, in order to~~

## LATROBE PLANNING SCHEME

demonstrate that the treatment and disposal of wastewater on the site can meet the *Septic Tank Code of Practice*, as amended:

- For the creation of a lot for an existing dwelling, a written statement that the dwelling has existing use rights, is in a habitable condition and is no longer required as part of an agricultural enterprise.

**22.02-4****Decision Guidelines**

Before deciding on an application, in addition to the decision guidelines in the Farming Zone, the responsible authority will consider as appropriate:

- Whether the proposed dwelling is located within the buffer or separation distances of permitted or existing agricultural uses, as required under appropriate government codes of practice, the Environment Protection Authority's Recommended Separation Distances for Industrial Residual Air Emissions (as amended) or within the as-of-right buffers of an animal production land use.
- Whether the dwelling will be located away from ridgelines or hill tops and the impact on the local landscape.
- Whether the dwelling will have a negative impact on surrounding commercial agricultural activity.
- Whether the proposed development, including access and fence lines will require the removal of existing native vegetation.
- Where a proposed subdivision creates a lot less than the minimum lot size to be used for a dwelling, whether a section 173 agreement pursuant to the *Planning and Environment Act 1987* is required so that the remainder of the land will not be further subdivided.
- New dwellings or other buildings requiring a BAL, should demonstrate that they will be sufficiently setback from any bushfire hazard to achieve a construction standard no higher than BAL-29, unless there are significant siting constraints, in accordance with AS 3959 Construction of buildings in bushfire prone areas. The level of surety about ongoing vegetation management for the maintenance of defendable space or bushfire risk mitigation.
- That risk from bushfire is reduced to an acceptable level and any bushfire protection measures can be adequately implemented.
- The views of the relevant fire authority.

In the Farming Zone Schedule 1:

- For a proposed dwelling, whether a section 173 agreement pursuant to the *Planning and Environment Act 1987* is required to prevent the future excision of the dwelling from the parent lot.
- The nature of the agricultural activities on the land and whether they require permanent and continuous care, supervision or security as provided by a dwelling on the land, or whether they can be managed from an off-site location.
- Within a Bushfire Prone Area, whether a section 173 agreement pursuant to *Planning and Environment Act 1987* is required to ensure ongoing maintenance of defendable space and other bushfire protection measures for bushfire risk mitigation.

In the Farming Zone Schedule 2:

- For a proposed dwelling required in association with improved land management or conservation outcome, whether the environmental management plan is satisfactory, and whether a section 173 agreement pursuant to the *Planning and Environment Act 1987* is required, to ensure an environmental management or rehabilitation plan is enacted in perpetuity.

## LATROBE PLANNING SCHEME

- Within a Bushfire Prone Area, whether a section 173 agreement pursuant to Planning and Environment Act 1987 is required to ensure ongoing maintenance of defensible space and other bushfire protection measures for bushfire risk mitigation.—

- The impact of the proposed use or development on the amenity of the area.—

For subdivision applications:

- Whether a section 173 agreement pursuant to the *Planning and Environment Act 1987* is required in the following circumstances:

- Where a parcel less than the minimum lot size is proposed to be re-subdivided or subdivided, to prevent further subdivision of the remnant parcel.
- Where a parcel less than the minimum lot size is proposed to be re-subdivided or subdivided, to prevent a further dwelling to be placed on the vacant parcel.
- Where bushfire risk mitigation requires ongoing vegetation management.

- Where an application proposes the creation of a lot for an existing dwelling:

- Whether the balance lot is at least the minimum specified in the schedule to the zone.
- Whether the excision of the dwelling is compatible with agricultural use and will not reduce the potential for farming or other established rural land uses nearby.
- Whether the design of the lot does not isolate key rural infrastructure from the remnant parcel of the land.
- Whether previous lot excisions have taken place and the cumulative impact on the viability of the parent lot for agriculture or related use.

**22.02-5****Policy References**

*Latrobe City Rural Land Use Strategy 2019 (as amended)*

## LATROBE PLANNING SCHEME

**22.03**21/11/2019  
6405latr**RURAL TOURISM IN THE FARMING ZONE**

This policy applies to an application for rural tourism in the Farming Zone Schedule 1 and Farming Zone Schedule 2.

**Policy Basis**

This policy builds on and supports Clause 21.05-1 Agriculture and Clause 21.07-7 Tourism, to facilitate the following:

- ▣ Land uses that complement and enhance the viability of agricultural activity through small scale rural based tourism.
- ▣ The development of low impact rural tourism and related activities within the Farming Zone where it is consistent with settlement patterns, landscape, amenity and environmental values.

**22.03-1****Objectives**

In the Farming Zone Schedule 1 and Schedule 2:

- ▣ To provide for the orderly and complementary use of land for rural and nature based tourism in attractive rural landscapes.
- ▣ To ensure buildings are suitably designed and sited to protect the landscape characteristics and respond to any identified bushfire risk.
- ▣ To ensure that the use and development of land for rural tourism and related activities does not adversely impact on the productive use of land for food and fibre.
- ▣ To ensure that the siting of dwellings or accommodation required in association with rural tourism does not prejudice existing and future agricultural activities on surrounding land – including buffers required by industry codes of practice.

**22.03-2****Policy**

For all land in the Farming Zone Schedule 1 and Schedule 2, it is policy to:

- ▣ Encourage all buildings, including dwellings and associated development, to be located away from ridgelines and hilltops to ensure that the buildings blend into the landscape.
- ▣ Ensure that the siting of all buildings, including dwellings and associated development, does not compromise the operation of nearby commercial agricultural enterprises by encroaching on existing industry buffer and separation distances.
- ▣ Support rural tourism proposals that are:
  - Ancillary to an agricultural or rural land use, thereby adding to the sustainability of the agricultural industry; or
  - Sensitive to the rural landscape and natural environment, aiding the achievement of biodiversity conservation on that land and lead to greater appreciation and enjoyment of the natural environment.
- ▣ Strongly discourage a dwelling or accommodation within 100 metres of agricultural production infrastructure, activity nodes (such as effluent ponds, stock yards etc), or intensive animal production, or within the buffer distances for any as-of-right animal production land uses.
- ▣ Discourage rural tourism proposals that are likely to result in significant disturbance of remnant bushland.
- ▣ New dwellings or other buildings requiring a BAL, should demonstrate that they will be sufficiently setback from any bushfire hazard to achieve a construction standard no higher than

## LATROBE PLANNING SCHEME

BAL-29, unless there are significant siting constraints, in accordance with AS 3959 Construction of buildings in bushfire-prone areas:

- In a BPA outside the BMO, a tourism development application involving accommodation for persons not normally resident on the site (i.e. other than for a dwelling or dependent persons unit) must prepare a bushfire risk assessment report for the development, which will be referred to the CFA for comment, showing how any identified bushfire risk will be reduced to an acceptable level.:-
- Support large scale tourism developments within rural areas only where:
  - The proposed tourism enterprise requires a rural location.
  - The development will not contribute to the urbanisation of the area.
  - The land use is compatible with the use of adjoining and surrounding land for agriculture or forestry and complimentary to the rural setting.
  - The facility will significantly contribute to the tourism economy of the region.
  - The site is strategically located with respect to tourist routes, tourist attractions and other infrastructure.
  - The site has access to all relevant servicing infrastructure and the development will meet all costs for infrastructure provision to the site.
  - If deemed necessary, whether the proposal is to be undertaken by way of combined land rezoning and planning permit application to apply the Rural Activity Zone.
  - The bushfire risk can be reduced to an acceptable level.

For land in the Farming Zone Schedule 1, it is policy to:

- Ensure that rural tourism is ancillary to and associated with an existing farming activity undertaken on the property, and that the agricultural activity remains the primary land use.
- Ensure the proposed use of land for tourism will economically assist, promote, and form part of the productive agricultural enterprise (or rural use) to avoid potential land use incompatibilities.
- Ensure the mix of uses will not be out of balance with, nor change the character and nature of the agricultural land use, or result in an unreasonable loss of productive agricultural land.

For land in the Farming Zone Schedule 2, it is policy to:

- Support the establishment of small scale rural tourism opportunities, including agriculture related or nature based activities, bed and breakfasts, host farms, wineries and restaurants.
- Discourage tourism uses, including caravan parks, backpacker hostels, market or residential hotels that would likely introduce conflict with adjoining agriculture uses, land conservation outcomes or rural amenity values.:-
- Encourage buildings and ancillary infrastructure to be clustered together where site conditions enable this to be achieved and that screening from view from neighbouring dwellings is provided.:-

### 22.03-3 Application Requirements

An application for a rural tourism within the Farming Zone 1 and 2 must include the following information, as appropriate:

- Proposed buildings and works, including driveways, waste and treatment disposal area and native vegetation to be retained or affected by the proposed development.

## LATROBE PLANNING SCHEME

- Setbacks from waterways, boundaries, adjacent farm infrastructure and neighbouring dwellings, including view lines to neighbouring dwellings.
- Where land is undulating, contours and proposed earthworks to show how the proposed development will be integrated into the landscape.
- For sites proposed to be subject to environmental rehabilitation or management for conservation purposes, a management statement including a schedule of works to achieve site rehabilitation or management, and describing how a dwelling or accommodation use would be an integral part of this. This should include a weed management program.
- A report outlining why a rural location is required and how the proposal is sympathetic or complimentary to the agricultural or natural environment values on the subject land and its surrounds.
- For Farming Zone 1, an explanation on how the use is associated with an agricultural use.
- Proximity and access to tourism features and infrastructure.
- Expected hours of operation, including maximum daily visitors.
- Explanation of how the proposal will complement the local tourism economy, including anticipated employment directly and indirectly expected to result from the proposal.
- A bushfire risk assessment report for a tourism development must be prepared by a suitably qualified or experienced bushfire practitioner, and show:
  - Siting of buildings that responds to the hazard such that buildings can achieve a construction standard no higher than a BAL-29
  - Adequate access for emergency services
  - An adequate water supply for fire fighting and property protection
  - A Bushfire Emergency Management Plan (BEMP) detailing emergency management arrangements and procedures for the site on days of elevated fire danger. Details of any other bushfire protection measures to be relied upon for the application.
- Description of safety measures to be implemented in response to fire risk and other hazards, where present.

**22.03-4****Decision Guidelines**

Before deciding on an application, in addition to the decision guidelines in the Farming Zone 1 and 2, the responsible authority will consider as appropriate:

- Whether the proposal is located within the buffer or separation distances of permitted or existing agricultural uses, as required under appropriate government codes of practice, the *Environment Protection Authority's Recommended Separation Distances for Industrial Residual Air Emissions* (as amended) or within the as-of-right buffers of an animal production land use.
- Whether the proposed buildings and works will be located away from ridgelines or hill tops and the impact on the local landscape.
- Whether the proposed development, including access, will require the removal of existing native vegetation or likely result in significant vegetation disturbance.
- Likely benefits to the local and regional tourism economy.
- Whether the proposal will generate a substantial increase in traffic or require road improvements or signage likely to adversely affect the rural character of the road(s) serving the localities.
- For large scale tourism — whether the application for permit should be considered as part of Section 96(A) application under the Planning and Environment Act 1987 for the rezoning of land to a Rural Activity Zone.

## LATROBE PLANNING SCHEME

- ~~The impact of the proposed use or development on the surrounding agriculture, natural environment or rural amenity of the area.~~
- ~~Where there is an identified bushfire risk, whether the submitted emergency management plan is adequate to reduce the bushfire risk to an acceptable level.~~
- ~~The views of the relevant fire authority.~~
- ~~Whether any identified bushfire risk will be able to be acceptably mitigated in an ongoing capacity, for the life of the development.~~
- ~~For Farming Zone 1, whether the application is in association with an agricultural use~~

22.03-5

**Policy References**

*Latrobe City Rural Land Use Strategy 2019 (as amended)*

LATROBE PLANNING SCHEME

23  
31/07/2018  
VC148

~~OPERATION OF THE LOCAL PLANNING POLICY FRAMEWORK (TRANSITIONAL)~~ |



## LATROBE PLANNING SCHEME

~~23.04~~~~31/07/2018  
VC148~~~~RELATIONSHIP TO THE PLANNING POLICY FRAMEWORK~~

~~Clauses 21 and 22 of this planning scheme (the Local Planning Policy Framework) form part of the Planning Policy Framework. Where a provision of this planning scheme requires consideration of the Planning Policy Framework, that consideration must include Clauses 21 and 22.~~

~~A reference in this planning scheme, including any incorporated document, to the:~~

- ~~■ State Planning Policy Framework or the Local Planning Policy Framework is to be taken to be a reference to the Planning Policy Framework.~~
- ~~■ Planning Policy Framework is to be taken to include the Local Planning Policy Framework.~~

## LATROBE PLANNING SCHEME

**23.02**31/07/2018  
VC148**OPERATION OF THE MUNICIPAL STRATEGIC STATEMENT**

The Municipal Strategic Statement (MSS) is a concise statement of the key strategic planning, land use and development objectives for the municipality and the strategies and actions for achieving the objectives. It furthers the objectives of planning in Victoria to the extent that the State Planning Policy Framework is applicable to the municipality and local issues. It provides the strategic basis for the application of the zones, overlays and particular provisions in the planning scheme and decision making by the responsible authority.

The MSS provides an opportunity for an integrated approach to planning across all areas of council and should clearly express links to the corporate plan. The MSS is dynamic and enables community involvement in its ongoing review. The MSS will be built upon as responsible authorities develop and refine their strategic directions in response to the changing needs of the community.

When preparing amendments to this planning scheme and before making decisions about permit applications, planning and responsible authorities must take the MSS into account.

## LATROBE PLANNING SCHEME

**23.03**31/07/2018  
VC148**OPERATION OF THE LOCAL PLANNING POLICIES**

Local Planning Policies are tools used to implement the objectives and strategies of the Municipal Strategic Statement.

A Local Planning Policy is a policy statement of intent or expectation. It states what the responsible authority will do in specified circumstances or the responsible authority's expectation of what should happen. A Local Planning Policy gives the responsible authority an opportunity to state its view of a planning issue and its intentions for an area. A Local Planning Policy provides guidance to decision making on a day to day basis. It can help the community to understand how the responsible authority will consider a proposal. The consistent application of policy over time should achieve a desired outcome.

When preparing amendments to this planning scheme and before making decisions about permit applications, planning and responsible authorities must take any relevant Local Planning Policy into account.

LATROBE PLANNING SCHEME

21/11/2019  
C105latr

**SCHEDULE 1 TO CLAUSE 32.05 TOWNSHIP ZONE**

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

**LATROBE TOWNSHIPS**

**1.0 Neighbourhood character objectives**

06/06/2019  
C446latr Proposed C122latr

**None specified** To provide for residential and commercial development that retains and protects the rural atmosphere.

To provide visually attractive development that enhance townships.

**2.0 Permit requirement for the construction or extension of one dwelling or a fence associated with a dwelling on a lot**

21/11/2019  
C446latr Proposed C122latr

Is a permit required to construct or extend one dwelling on a lot of between 300 and 500 square metres?

No

Is a permit required to construct or extend a front fence within 3 metres of a street associated with a dwelling on a lot of between 300 and 500 square metres?

No

**3.0 Clause 54 and Clause 55 requirements**

06/06/2019  
C116latr

	Standard	Requirement
Minimum street setback	A3 and B6	None specified
Site coverage	A5 and B8	None specified
Permeability	A6 and B9	None specified
Landscaping	B13	None specified
Side and rear setbacks	A10 and B17	None specified
Walls on boundaries	A11 and B18	None specified
Private open space	A17	None specified
	B28	None specified
Front fence height	A20 and B32	None specified

**4.0 Maximum building height requirement for a dwelling or residential building**

06/06/2019  
C116latr

None specified.

**5.0 Application requirements**

06/06/2019  
C116latr

None specified.

**6.0 Decision guidelines**

06/06/2019  
C116latr

None specified.

## LATROBE PLANNING SCHEME

21/11/2019  
C105latr**SCHEDULE 1 TO CLAUSE 32.05 TOWNSHIP ZONE**Shown on the planning scheme map as **TZ**.**LATROBE TOWNSHIPS****1.0**06/06/2019  
Proposed C122latr**Neighbourhood character objectives**

To provide for residential and commercial development that retains and protects the rural atmosphere.

To provide visually attractive development that enhance townships.

**2.0**06/06/2019  
Proposed C122latr**Permit requirement for the construction or extension of one dwelling or a fence associated with a dwelling on a lot**

Is a permit required to construct or extend one dwelling on a lot of between 300 and 500 square metres?

No

Is a permit required to construct or extend a front fence within 3 metres of a street associated with a dwelling on a lot of between 300 and 500 square metres?

No

**3.0**06/06/2019  
C116latr**Clause 54 and Clause 55 requirements**

	Standard	Requirement
Minimum street setback	A3 and B6	None specified
Site coverage	A5 and B8	None specified
Permeability	A6 and B9	None specified
Landscaping	B13	None specified
Side and rear setbacks	A10 and B17	None specified
Walls on boundaries	A11 and B18	None specified
Private open space	A17	None specified
	B28	None specified
Front fence height	A20 and B32	None specified

**4.0**06/06/2019  
C116latr**Maximum building height requirement for a dwelling or residential building**

None specified.

**5.0**06/06/2019  
C116latr**Application requirements**

None specified.

**6.0**06/06/2019  
C116latr**Decision guidelines**

None specified.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 32.09 NEIGHBOURHOOD RESIDENTIAL ZONE**Shown on the planning scheme map as **NRZ1**.**HERITAGE PRECINCTS AND AREAS AFFECTED BY ENVIRONMENTAL CONSTRAINTS****1.0**06/06/2019  
C116latr**Neighbourhood character objectives**

None specified.

**2.0**06/06/2019  
C116latr**Minimum subdivision area**

None specified.

**3.0**21/11/2019  
6405latr Proposed C122latr**Permit requirement for the construction or extension of one dwelling or a fence associated with a dwelling on a lot**

	Requirement
Permit requirement for the construction or extension of one dwelling on a lot	None specified
Permit requirement to construct or extend a front fence within 3 metres of a street associated with a dwelling on a lot	None specified

**4.0**06/06/2019  
C116latr**Requirements of Clause 54 and Clause 55**

	Standard	Requirement
Minimum street setback	A3 and B6	None specified
Site coverage	A5 and B8	None specified
Permeability	A6 and B9	None specified
Landscaping	B13	None specified
Side and rear setbacks	A10 and B17	None specified
Walls on boundaries	A11 and B18	None specified
Private open space	A17 B28	None specified
Front fence height	A20 and B32	None specified

**5.0**06/06/2019  
C116latr**Maximum building height requirement for a dwelling or residential building**

None specified.

**6.0**06/06/2019  
C116latr**Application requirements**

None specified.

## LATROBE PLANNING SCHEME

## 7.0

## Decision guidelines

~~66/06/2019~~  
6446latr Proposed C122latr

The following decision guidelines apply to an application for a permit under ~~clause~~ Clause 32.09, in addition to those specified in ~~clause~~ Clause 32.09 and elsewhere in the scheme, which must be considered, as appropriate, by the responsible authority:

- ~~Whether the proposed subdivision may result in development which will adversely affect the significance, character or appearance of heritage places.~~  
Whether the proposed subdivision may result in development which will adversely affect the significance, character or appearance of heritage places.
- ~~Whether the location, form and appearance of a proposed building is in keeping with the character and appearance of adjacent buildings and heritage places.~~  
Whether the location, form and appearance of a proposed building is in keeping with the character and appearance of adjacent buildings and heritage places.
- ~~The susceptibility of the development to flooding and flood damage.~~  
The susceptibility of the development to flooding and flood damage.
- ~~Whether the level of risk to life, property and community infrastructure from bushfire is acceptable.~~  
Whether the level of risk to life, property and community infrastructure from bushfire is acceptable.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 32.09 NEIGHBOURHOOD RESIDENTIAL ZONE**Shown on the planning scheme map as **NRZ1**.**HERITAGE PRECINCTS AND AREAS AFFECTED BY ENVIRONMENTAL CONSTRAINTS****1.0**06/06/2019  
C116latr**Neighbourhood character objectives**

None specified.

**2.0**06/06/2019  
C116latr**Minimum subdivision area**

None specified.

**3.0**---/---/---  
Proposed C122latr**Permit requirement for the construction or extension of one dwelling or a fence associated with a dwelling on a lot**

	Requirement
Permit requirement for the construction or extension of one dwelling on a lot	None specified
Permit requirement to construct or extend a front fence within 3 metres of a street associated with a dwelling on a lot	None specified

**4.0**06/06/2019  
C116latr**Requirements of Clause 54 and Clause 55**

	Standard	Requirement
Minimum street setback	A3 and B6	None specified
Site coverage	A5 and B8	None specified
Permeability	A6 and B9	None specified
Landscaping	B13	None specified
Side and rear setbacks	A10 and B17	None specified
Walls on boundaries	A11 and B18	None specified
Private open space	A17	None specified
	B28	None specified
Front fence height	A20 and B32	None specified

**5.0**06/06/2019  
C116latr**Maximum building height requirement for a dwelling or residential building**

None specified.

**6.0**06/06/2019  
C116latr**Application requirements**

None specified.

**7.0**---/---/---  
Proposed C122latr**Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 32.09, in addition to those specified in Clause 32.09 and elsewhere in the scheme, which must be considered, as appropriate, by the responsible authority:



**LATROBE PLANNING SCHEME**

- Whether the proposed subdivision may result in development which will adversely affect the significance, character or appearance of heritage places.
- Whether the location, form and appearance of a proposed building is in keeping with the character and appearance of adjacent buildings and heritage places.
- The susceptibility of the development to flooding and flood damage.
- Whether the level of risk to life, property and community infrastructure from bushfire is acceptable.

## LATROBE PLANNING SCHEME

21/11/2019  
C105latr**SCHEDULE 1 TO CLAUSE 35.06 RURAL CONSERVATION ZONE**Shown on the planning scheme map as **RCZ**.**CONSERVATION VALUES**

To ensure that the development, siting, design and use of rural living development is planned and managed in a way that maintains the conservation values of existing native vegetation.

**1.0****Subdivision and other requirements**06/06/2019  
G446latr Proposed C122latr

	Land	Area/Dimensions/Number
Minimum subdivision area (hectares)	62 Purvis Road, Tanjil South <del>being lots 1 and 2 on PS447176 and lot 1 on LP65163.</del> (Lot 1 LP65163) 60 Purvis Road, Tanjil South (Lot 1 PS447176) 30 Purvis Road, Tanjil South (Lot 2 PS447176)	8 hectares
	<del>Fitzgibbons and Brady's Roads, Tyers generally adjacent to the Rintouls Creek being Crown Allotments 17, 20, 20B and 20E, No Section, Parish of Boola Boola, lot 2 on LP149153, lot 4 on LP140727, CP174488 and CP17051685</del> Bradys Road, Tyers (CP 170516)	25 hectares
	Mays Road, Tyers (Lot 1 PS449392) 147 Mays Road, Tyers (Lot 2 PS449392) 107A Mays Road, Tyers (Lot 3 PS449392) <del>Land adjacent to the unmade road off Mays</del> 295 Burnette Park Road, Glengarry West <del>being Crown Allotments 5A and 5B, Section A, Parish of</del> (Lot 1, Lot 2 and Lot 3 TP 847673, CA 5A of A Boola Boola, CA 5B of A Boola Boola.	30 hectares
	<del>Hakea Court, Glengarry West being lot 18 on LP145766</del>	8 hectares
Maximum floor area for which no permit is required to alter or extend an existing dwelling (square metres)	None specified	None specified
Maximum floor area for which no permit is required to construct an out-building associated with a dwelling (square metres)	None specified	None specified

## LATROBE PLANNING SCHEME

	Land	Area/Dimensions/Number
Maximum floor area for which no permit is required to alter or extend an existing building used for agriculture (square metres)-	None specified	None specified
<b>Permit requirement for earthworks</b>		<b>Land</b>
Earthworks which change the rate of flow or the discharge point of water across a property boundary	None specified	
Earthworks which increase the discharge of saline groundwater	None specified	

## LATROBE PLANNING SCHEME

21/11/2019  
C1051atr**SCHEDULE 1 TO CLAUSE 35.06 RURAL CONSERVATION ZONE**Shown on the planning scheme map as **RCZ**.**CONSERVATION VALUES**

To ensure that the development, siting, design and use of rural living development is planned and managed in a way that maintains the conservation values of existing native vegetation.

**1.0**---/---/---  
Proposed C122latr**Subdivision and other requirements**

	Land	Area/Dimensions/Number
Minimum subdivision area (hectares)	62 Purvis Road, Tanjil South (Lot 1 LP65163)	8 hectares
	60 Purvis Road, Tanjil South (Lot 1 PS4477176)	
	30 Purvis Road, Tanjil South (Lot 2 PS447176)	
	85 Bradys Road, Tyers (CP 170516)	25 hectares
Maximum floor area for which no permit is required to alter or extend an existing dwelling (square metres)	Mays Road, Tyers (Lot 1 PS449392)	30 hectares
	147 Mays Road, Tyers (Lot 2 PS449392)	
	107A Mays Road, Tyers (Lot 3 PS449392)	
	295 Burnette Park Road, Glengarry (Lot 1, Lot 2 and Lot 3 TP 847673, CA 5A of A Boola Boola, CA 5B of A Boola Boola.	
Maximum floor area for which no permit is required to construct an out-building associated with a dwelling (square metres)	None specified	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	None specified
<b>Permit requirement for earthworks</b>	<b>Land</b>	
Earthworks which change the rate of flow or the discharge point of water across a property boundary		None specified
Earthworks which increase the discharge of saline groundwater		None specified

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 37.01 SPECIAL USE ZONE**Shown on the planning scheme map as **SUZ1**.**BROWN COAL****Purpose**

To provide for brown coal mining and associated uses

To provide for electricity generation and associated uses

To provide for interim and non-urban uses which protect brown coal resources and to discourage the use or development of land incompatible with future brown coal mining and industry

**1.0****Table of uses**21/11/2019  
6106latr Proposed C122latr**Section 1 - Permit Not Required****Section 1 - Permit not required**

Use	Condition
Apiculture	Must meet the requirements of the <i>Apiary Code of Practice, May 1997</i> .
<del>Crop raising (other than Timber production)</del> Crop raising (other than Timber production)	
<del>Dependent person's unit</del> Dependent person's unit	Must be the only dependent person's unit on the lot. Must meet the requirements of Clause 2.0 of this schedule.
<del>Dwelling (other than Bed and breakfast)</del> Dwelling (other than Bed and breakfast)	The land must be at least 25 hectares, or have been reduced to less than 25 hectares by a realignment or excision granted under Clause 62.02 of this scheme or Clause 3.0 of this schedule. Must be the only dwelling on the lot. Must meet the minimum requirements of Clause 2.0 of this schedule.
<del>Extensive animal husbandry</del> Grazing animal production	
<del>Extractive industry</del> Extractive industry	Must be directly associated with the mining, processing, or treatment of brown coal, or the generation, transmission, or distribution of electricity. All of the land must be at least 1000 metres from land (not a road) which is in a residential zone, business zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.
<del>Home based business</del> Home based business	
<del>Industry</del> Industry	Must be directly associated with the mining, processing, or treatment of brown coal, or the generation, transmission, or distribution of electricity.

## LATROBE PLANNING SCHEME

Use	Condition
	All of the land must be at least 1000 metres from land (not a road) which is in a residential zone, business zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.
<del>Informal outdoor recreation</del> <b>Informal outdoor recreation</b>	
<del>Mineral exploration</del> <b>Mineral exploration</b>	
<del>Mining</del> <b>Mining</b>	Must meet the conditions of Clause 52.08 of this scheme.  The top of the excavation must be at least 1000 metres from a paper mill, residential zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.
<del>Minor utility installation</del> <del>Natural systems</del> <del>Railway</del> <b>Railway</b> <del>Road</del>	
<del>Search for stone</del> <b>Search for stone</b>	Must not be costeaning or bulk sampling.
<del>Timber production</del> <b>Timber production</b>	All of the land must be at least 1000 metres from land covered by a mining licence, or Order made by the Governor-in-Council under Section 47A of the <i>Electricity Industry Act 1993</i> .
<del>Framway</del> <b>Tramway</b>	
<del>Utility installation (other than Minor utility installation)</del> <b>Utility installation</b>	Must be directly associated with the mining, processing, or treatment of brown coal, or the generation, transmission, or distribution of electricity.  All of the land must be at least 1000 metres from land (not a road) which is in a residential zone, business zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.
<del>Warehouse</del> <b>Warehouse</b>	Must be directly associated with the mining, processing, or treatment of brown coal, or the generation, transmission, or distribution of electricity.  All of the land must be at least 1000 metres from land (not a road) which is in a residential zone, business zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.
<del>Any use listed in Clause 62.01</del> <b>Any use listed in Clause 62.01</b>	Must meet the requirements of Clause 62.01

## LATROBE PLANNING SCHEME

~~Section 2 – Permit required~~

## Section 2 - Permit required

Use	Condition
<del>Agriculture (other than crop raising and extensive animal husbandry)</del> <b>Agriculture (other than Crop raising and Grazing animal production)</b>	
<del>Bed and breakfast</del> <b>Bed and breakfast</b>	
<del>Convenience shop</del> <b>Convenience shop</b>	
<del>Dependent person's unit – if the Section 1 condition is not met</del> <b>Dependent person's unit – if the Section 1 condition is not met</b>	Must meet the requirements of Clause 2.0 of this schedule.
<del>Dwelling (other than Bed and breakfast) – if the Section 1 condition is not met</del> <b>Dwelling (other than Bed and breakfast) – if the Section 1 condition is not met</b>	Must meet the requirements of Clause 2.0 of this schedule.
<del>Extractive industry – if the Section 1 condition is not met</del> <b>Extractive industry – if the Section 1 condition is not met</b>	
<del>Host farm</del> <b>Host farm</b>	
<del>Industry – if the Section 1 condition is not met</del> <b>Industry – if the Section 1 condition is not met</b>	
<del>Leisure and recreation (other than Informal outdoor recreation)</del> <b>Leisure and recreation (other than Informal outdoor recreation)</b>	
<del>Manufacturing sales</del> <b>Manufacturing sales</b>	
<del>Mineral, stone, or soil extraction (other than Extractive industry, Mineral exploration, and Mining)</del> <b>Mineral, stone, or soil extraction (other than Extractive industry, Mineral exploration, and Mining)</b>	
<del>Mining – if the Section 1 condition is not met</del> <b>Mining – if the Section 1 condition is not met</b>	
<del>Office</del> <b>Office</b>	On 18 January 1996, it must have existed as an ancillary use to the mining, processing, or treatment of brown coal, or the generation, transmission or distribution of electricity.
<del>Retail premises (other than Convenience shop and Manufacturing sales)</del> <b>Retail premises (other than Convenience shop and Manufacturing sales)</b>	On 18 January 1996, it must have existed as an ancillary use to the mining, processing, or treatment of brown coal, or the generation, transmission or distribution of electricity.
<del>Search for stone – if the Section 1 condition is not met</del> <b>Search for stone – if the Section 1 condition is not met</b>	
<del>Timber production – if the Section 1 condition is not met</del> <b>Timber production – if the Section 1 condition is not met</b>	

LATROBE PLANNING SCHEME

Use	Condition
Utility installation (other than Minor utility installation) — if the Section 1 condition is not met	Utility installation (other than Minor utility installation) – if the Section 1 condition is not met
Warehouse — if the Section 1 condition is not met	Warehouse – if the Section 1 condition is not met
Any other use not in Section 1 or 3	Any other use not in Section 1 or 3

~~Section 3 – Prohibited~~

Section 3 - Prohibited

Use
Accommodation (other than Dependent person's unit, Dwelling, and Host farm)
Hospital

2.0

Use of land

06/06/2019  
6446latr

~~Amenity of the Neighbourhood~~ Application requirements

A use must not adversely affect the amenity of the neighbourhood, including through the:

- ▣ ~~Transport of materials, goods or commodities to or from the land.~~
- ▣ ~~Appearance of any stored goods or materials.~~
- ▣ ~~Emission of noise, artificial light, vibration, odour, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil.~~

~~Permit Requirement to Use a Lot for a Dwelling or Dependent Person's Unit~~

~~A dwelling must be connected to reticulated sewerage, if available. If reticulated sewerage is not available, all waste water from each dwelling must be treated and retained with the lot in accordance with the State Environment Protection Policy (Waters of Victoria) under~~ The following application requirements apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the ~~Environment Protection Act 1970~~ responsible authority:

~~This requirement also applies to a dependent person's unit.~~ An application to use land for an industry or warehouse must be accompanied by the following information:

~~Application Requirements~~

- ▣ ~~Unless the circumstances do not require, an application to use land for an industry or warehouse must be accompanied by the following information:~~
- ▣ ~~A report which demonstrates a need or significant benefit for the use to establish close brown coal mining and associated uses or electricity industry and associated uses.~~  
A report which demonstrates a need or significant benefit for the use to establish close brown coal mining and associated uses or electricity industry and associated uses.
- ▣ ~~The purpose of the use and the types of process to be utilised.~~  
The purpose of the use and the types of process to be utilised.
- ▣ ~~The type and quantity of goods to be stored, processed or produced.~~  
The type and quantity of goods to be stored, processed or produced.



## LATROBE PLANNING SCHEME

- ~~How land not required for immediate use is to be maintained.~~  
How land not required for immediate use is to be maintained.
- ~~Whether a Works Approval or Waste Discharge Licence is required from the Environment Protection Authority.~~  
Whether a Works Approval or Waste Discharge Licence is required from the Environment Protection Authority.
- ~~Whether a licence under the *Dangerous Goods Act 1985* is required.~~  
Whether a licence under the *Dangerous Goods Act 1985* is required.
- ~~The likely effects, if any, on the neighbourhood, including:~~  
The likely effects, if any, on the neighbourhood, including:
  - ~~Noise levels.~~  
Noise levels.
  - ~~Air-borne emissions.~~  
Air-borne emissions.
  - ~~Traffic, including the hours of delivery and dispatch.~~  
Traffic, including the hours of delivery and dispatch.
  - ~~Light spill or glare.~~  
Light spill or glare.

A dwelling must be connected to reticulated sewerage, if available. If reticulated sewerage is not available, all waste water from each dwelling must be treated and retained with the lot in accordance with the State Environment Protection Policy (Waters of Victoria) under the *Environment Protection Act 1970*.

This requirement also applies to a dependent person's unit.

**Decision ~~Guidelines~~ guidelines**

The following decision guidelines apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

A use must not adversely affect the amenity of the neighbourhood, including through the:

- ~~Before deciding on an application to use land, the responsible authority must consider, as appropriate:~~  
Transport of materials, goods or commodities to or from the land.
- ~~The effect that use may have on nearby existing or proposed brown coal mining and sequential development of brown coal resources in the area, having regard to any comments or directions of the referral authorities.~~  
Appearance of any stored goods or materials.
- ~~The effect that the use may have on land in residential zones having regard to any comments or directions of the referral authorities.~~
- ~~The effect that the use may have on nearby existing or proposed uses for or associated with brown coal mining and electricity generation.~~
- ~~The effect nearby existing or proposed uses for or associated with brown coal mining and electricity generation may have on the proposed use.~~
- ~~If an industry, utility installation (other than minor utility installation), or warehouse whether there is a demonstrated need or significant benefit in being located near uses for, or associated with brown coal mining and electricity generation.~~  
Emission of noise, artificial light, vibration, odour, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil.

## LATROBE PLANNING SCHEME

- The effect that use may have on nearby existing or proposed brown coal mining and sequential development of brown coal resources in the area, having regard to any comments or directions of the referral authorities.
- The effect that the use may have on land in residential zones having regard to any comments or directions of the referral authorities.
- The effect that the use may have on nearby existing or proposed uses for or associated with brown coal mining and electricity generation.
- The effect nearby existing or proposed uses for or associated with brown coal mining and electricity generation may have on the proposed use.
- If an industry, utility installation (other than minor utility installation), or warehouse whether there is a demonstrated need or significant benefit in being located near uses for, or associated with brown coal mining and electricity generation.
- The drainage of the land.
- Measures to cope with fire, particularly in the vicinity of a brown coal mine.
- The availability of and connection to services.
- The effect of traffic to be generated on roads.
- The period for which the use may operate so that the use does not adversely affect the sequential development of brown coal resources in the area.
- The interim use of those parts of the land not requires for the proposed use.

- ~~■ The drainage of the land.~~
- ~~■ Measures to cope with fire, particularly in the vicinity of a brown coal mine.~~
- ~~■ The availability of and connection to services.~~
- ~~■ The effect of traffic to be generated on roads.~~
- ~~■ The period for which the use may operate so that the use does not adversely affect the sequential development of brown coal resources in the area.~~
- ~~■ The interim use of those parts of the land not requires for the proposed use.~~

## 3.0

## Subdivision

06/06/2019  
 6116latr Proposed C122latr

## Permit Requirement Application requirements

The following application requirements apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

Each lot must be at least 25 hectares unless is to provide for:

- ~~■ A use (other than dwelling) which has been granted a permit, or is an existing use which, had it not existed, would require the grant of a permit.~~  
 A use (other than dwelling) which has been granted a permit, or is an existing use which, had it not existed, would require the grant of a permit.
- ~~■ Any use for or associated with brown coal mining, processing or treatment or electricity generation, transmission or distribution.~~  
 Any use for or associated with brown coal mining, processing or treatment or electricity generation, transmission or distribution.
- ~~■ The reduction of a lot below 25 hectares which is used or capable of being used for a dwelling if the lot is to be reduced for any of the above purposes or for an exempt subdivision under Clause 62.02 of this scheme.~~

## LATROBE PLANNING SCHEME

The reduction of a lot below 25 hectares which is used or capable of being used for a dwelling if the lot is to be reduced for any of the above purposes or for an exempt subdivision under Clause 62.02 of this scheme.

**Application Requirements**

Unless the circumstances do not require, an application must be accompanied by a site analysis, documenting the site in terms of land form, vegetation coverage and the relationship with surrounding land, and a report explaining how the proposed subdivision has responded to the site analysis.

The report must:

~~■ Show for each lot:~~

- ~~■ —A building envelope for a dwelling and driveway to the envelope.~~
- ~~■ —Vegetation.~~
- ~~■ —In the absence of reticulated sewerage, an effluent disposal area for a dwelling.~~

■ Show for each lot:

- A building envelope for a dwelling and driveway to the envelope.
- Vegetation.
- In the absence of reticulated sewerage, an effluent disposal area for a dwelling.

■ ~~Show how the proposed subdivision relates to nearby existing or proposed brown coal mining or the likely use or development of nearby land in connection with uses for or associated with either:~~

Show how the proposed subdivision relates to nearby existing or proposed brown coal mining or the likely use or development of nearby land in connection with uses for or associated with either:

- ~~■ —Brown coal mining, processing or treatment.~~  
Brown coal mining, processing or treatment.
- ~~■ —Electricity generation, transmission or distribution.~~  
Electricity generation, transmission or distribution.

**Decision-Guidelines guidelines**

The following decision guidelines apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- ~~■ Before deciding on an application to subdivide land, the responsible authority must consider, as appropriate:~~
- ~~The effect that the subdivision may have on nearby existing, or proposed brown coal mining and the sequential development of brown coal resources in the area.~~  
The effect that the subdivision may have on nearby existing, or proposed brown coal mining and the sequential development of brown coal resources in the area.
- ~~The effect that the likely use or development of land within the subdivision may have on nearby or proposed electricity industries (including generating works) and nearby agricultural uses.~~  
The effect that the likely use or development of land within the subdivision may have on nearby or proposed electricity industries (including generating works) and nearby agricultural uses.
- ~~Measures to cope with any environmental hazard or constraint affecting that land including slope, drainage, salinity and erosion.~~  
Measures to cope with any environmental hazard or constraint affecting that land including slope, drainage, salinity and erosion.

## LATROBE PLANNING SCHEME

- ~~Measures to cope with fire.~~  
Measures to cope with fire.
- ~~The protection and enhancement of the natural environment and character of the area.~~  
The protection and enhancement of the natural environment and character of the area.
- ~~The availability and provision of utility services, including sewerage, water, drainage, electricity, gas and communications.~~  
The availability and provision of utility services, including sewerage, water, drainage, electricity, gas and communications.
- ~~In the absence of reticulated sewerage, the capability of the lot to treat and retain all waste water in accordance with the State Environment Protection Policy (Waters of Victoria).~~  
In the absence of reticulated sewerage, the capability of the lot to treat and retain all waste water in accordance with the State Environment Protection Policy (Waters of Victoria).

## 4.0

**Buildings and works**

06/06/2019  
C446latrProposed C122latr

~~All buildings and works that have been granted a permit must be maintained in good order and appearance to the satisfaction of the responsible authority.~~

~~A~~No permit is ~~not~~ required to construct a building or construct or carry out ~~any works which~~works for the following:

- ~~Rearrange, alter, renew or maintain buildings or works (including associated plant) for use for or associated with brown coal mining, processing or treatment or electricity generation, transmission or distribution.~~
- Provide for:
  - ~~A dwelling with a gross floor area less than 250 square metres.~~
  - ~~Any other use with gross floor area of all buildings less than 1000 square metres.~~
- Rearrange, alter, renew or maintain buildings or works (including associated plant) for use for or associated with brown coal mining, processing or treatment or electricity generation, transmission or distribution.
- Provide for:
  - A dwelling with a gross floor area less than 250 square metres.
  - Any other use with gross floor area of all buildings less than 1000 square metres.
- ~~Comply with a direction or licence under the *Dangerous Goods Act 1985*, *Electricity Industry Act 1993* or *Mineral Resources Development Act 1990*, or a Waste Discharge Licence, Works Approval or Pollution Abatement Notice under the *Environment Protection Act 1970*.~~  
Comply with a direction or licence under the *Dangerous Goods Act 1985*, *Electricity Industry Act 1993* or *Mineral Resources Development Act 1990*, or a Waste Discharge Licence, Works Approval or Pollution Abatement Notice under the *Environment Protection Act 1970*.
- ~~Alter electrical or gas services or telephone lines.~~  
Alter electrical or gas services or telephone lines.
- ~~Alter plumbing services which do not affect the drainage of other land.~~  
Alter plumbing services which do not affect the drainage of other land.
- ~~Install a temporary shed or temporary structure for construction purposes.~~  
Install a temporary shed or temporary structure for construction purposes.
- ~~Provide for fire protection under the relevant legislation.~~  
Provide for fire protection under the relevant legislation.
- ~~Provide for a minor utility installation.~~

## LATROBE PLANNING SCHEME

Provide for a minor utility installation.

- ~~Are used for crop raising, extensive animal husbandry, or informal outdoor recreation.~~  
Are used for crop raising, extensive animal husbandry, or informal outdoor recreation.

**Application Requirements** The following requirements apply to construct a building or construct or carry out works:

All buildings and works that have been granted a permit must be maintained in good order and appearance to the satisfaction of the responsible authority.

Unless the circumstances do not require, and application to construct a building or construct or carry out works (other than for a dwelling located within a building envelope specified in Clause 3.2 of this schedule) must be accompanied information:

- ~~A plan drawn to scale which shows:~~
  - ~~The boundaries and dimensions of the site.~~
  - ~~Adjoining roads.~~
  - ~~Relevant ground levels.~~
  - ~~The layout of existing and proposed buildings, and works.~~
  - ~~Driveways and vehicle parking and loading areas.~~
  - ~~Proposed landscape areas.~~
  - ~~External storage and waste treatment areas.~~
- A plan drawn to scale which shows:
  - The boundaries and dimensions of the site.
  - Adjoining roads.
  - Relevant ground levels.
  - The layout of existing and proposed buildings, and works.
  - Driveways and vehicle parking and loading areas.
  - Proposed landscape areas.
  - External storage and waste treatment areas.
- ~~Elevation drawings to scale which show the colour and materials of all buildings and works.~~  
Elevation drawings to scale which show the colour and materials of all buildings and works.
- ~~Construction details of all drainage works, driveways and vehicle parking and loading areas.~~  
Construction details of all drainage works, driveways and vehicle parking and loading areas.
- ~~A landscape layout which includes the description of vegetation to be planted, the surfaces to be constructed, a site works specification and the method of preparing, draining, watering and maintaining the landscape area.~~  
A landscape layout which includes the description of vegetation to be planted, the surfaces to be constructed, a site works specification and the method of preparing, draining, watering and maintaining the landscape area.

**Exemption:**

An application to construct a building or construct or carry out works is exempt from the notice requirements of Section 52(1)-(a), (b) and (d), the decision requirements of Section 64(1), (2) and (3) and the **appeal** review rights of Section 82(1) of the Act if the application relates to a building or works of a use for or associated with either.

- ~~Brown coal mining, processing or treatment.~~

## LATROBE PLANNING SCHEME

Brown coal mining, processing or treatment.

- ~~Electricity generation, transmission or distribution.~~  
Electricity generation, transmission or distribution.

#### ~~Decision~~ ~~Guidelines~~ guidelines

~~Before deciding on an application to construct a building or construct or carry out works, the responsible authority must consider~~ The following decision guidelines apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- ~~Any natural or cultural values on or near the land.~~  
Any natural or cultural values on or near the land.
- ~~Landscape treatment.~~  
Landscape treatment.
- ~~Parking and site access, loading and service areas, outdoor storage, fencing, lighting and stormwater discharge.~~  
Parking and site access, loading and service areas, outdoor storage, fencing, lighting and stormwater discharge.
- ~~The impact of the building and works on nearby existing or proposed brown coal mining and the sequential development of brown coal resources in the area, having regard to any comments or directions of referral authorities.~~  
The impact of the building and works on nearby existing or proposed brown coal mining and the sequential development of brown coal resources in the area, having regard to any comments or directions of referral authorities.
- ~~The impact of the building and works on nearby existing or proposed brown coal mining or electricity generation and any nearby agricultural uses.~~  
The impact of the building and works on nearby existing or proposed brown coal mining or electricity generation and any nearby agricultural uses.

## 5.0

### Signs

~~06/06/2019~~ ~~Proposed~~ C122latr None specified.

## 6-0

### Referral of Applications

~~Applications of the kind listed below 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:~~

- ~~All applications~~

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 37.01 SPECIAL USE ZONE**Shown on the planning scheme map as **SUZ1**.**BROWN COAL****Purpose**

To provide for brown coal mining and associated uses

To provide for electricity generation and associated uses

To provide for interim and non-urban uses which protect brown coal resources and to discourage the use or development of land incompatible with future brown coal mining and industry

**1.0**---/---/---  
Proposed C122latr**Table of uses****Section 1 - Permit not required**

Use	Condition
<b>Crop raising (other than Timber production)</b>	
<b>Dependent person's unit</b>	Must be the only dependent person's unit on the lot. Must meet the requirements of Clause 2.0 of this schedule.
<b>Dwelling (other than Bed and breakfast)</b>	The land must be at least 25 hectares, or have been reduced to less than 25 hectares by a realignment or excision granted under Clause 62.02 of this scheme or Clause 3.0 of this schedule. Must be the only dwelling on the lot. Must meet the minimum requirements of Clause 2.0 of this schedule.
<b>Grazing animal production</b>	
<b>Extractive industry</b>	Must be directly associated with the mining, processing, or treatment of brown coal, or the generation, transmission, or distribution of electricity. All of the land must be at least 1000 metres from land (not a road) which is in a residential zone, business zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.
<b>Home based business</b>	
<b>Industry</b>	Must be directly associated with the mining, processing, or treatment of brown coal, or the generation, transmission, or distribution of electricity. All of the land must be at least 1000 metres from land (not a road) which is in a residential zone, business zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.
<b>Informal outdoor recreation</b>	

## LATROBE PLANNING SCHEME

Use	Condition
<b>Mineral exploration</b>	
<b>Mining</b>	<p>Must meet the conditions of Clause 52.08 of this scheme.</p> <p>The top of the excavation must be at least 1000 metres from a paper mill, residential zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.</p>
<b>Railway</b>	
<b>Search for stone</b>	Must not be costeaning or bulk sampling.
<b>Timber production</b>	All of the land must be at least 1000 metres from land covered by a mining licence, or Order made by the Governor-in-Council under Section 47A of the <i>Electricity Industry Act 1993</i> .
<b>Tramway</b>	
<b>Utility installation</b>	<p>Must be directly associated with the mining, processing, or treatment of brown coal, or the generation, transmission, or distribution of electricity.</p> <p>All of the land must be at least 1000 metres from land (not a road) which is in a residential zone, business zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.</p>
<b>Warehouse</b>	<p>Must be directly associated with the mining, processing, or treatment of brown coal, or the generation, transmission, or distribution of electricity.</p> <p>All of the land must be at least 1000 metres from land (not a road) which is in a residential zone, business zone, land used for a hospital or school or land in a Public Acquisition Overlay for a hospital or school.</p>
<b>Any use listed in Clause 62.01</b>	Must meet the requirements of Clause 62.01

**Section 2 - Permit required**

Use	Condition
<b>Agriculture (other than Crop raising and Grazing animal production)</b>	
<b>Bed and breakfast</b>	
<b>Convenience shop</b>	
<b>Dependent person's unit – if the Section 1 condition is not met</b>	Must meet the requirements of Clause 2.0 of this schedule.



## LATROBE PLANNING SCHEME

Use	Condition
Dwelling (other than Bed and breakfast) – if the Section 1 condition is not met	Must meet the requirements of Clause 2.0 of this schedule.
Extractive industry – if the Section 1 condition is not met	
Host farm	
Industry – if the Section 1 condition is not met	
Leisure and recreation (other than Informal outdoor recreation)	
Manufacturing sales	
Mineral, stone, or soil extraction (other than Extractive industry, Mineral exploration, and Mining)	
Mining – if the Section 1 condition is not met	
Office	On 18 January 1996, it must have existed as an ancillary use to the mining, processing, or treatment of brown coal, or the generation, transmission or distribution of electricity.
Retail premises (other than Convenience shop and Manufacturing sales)	On 18 January 1996, it must have existed as an ancillary use to the mining, processing, or treatment of brown coal, or the generation, transmission or distribution of electricity.
Search for stone – if the Section 1 condition is not met	
Timber production – if the Section 1 condition is not met	
Utility installation (other than Minor utility installation) – if the Section 1 condition is not met	
Warehouse – if the Section 1 condition is not met	
Any other use not in Section 1 or 3	
<b>Section 3 - Prohibited</b>	
Use	
Accommodation (other than Dependent person's unit, Dwelling, and Host farm)	
Hospital	

**2.0**

---/---  
Proposed C122latr

**Use of land****Application requirements**

The following application requirements apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

**LATROBE PLANNING SCHEME**

An application to use land for an industry or warehouse must be accompanied by the following information:

- A report which demonstrates a need or significant benefit for the use to establish close brown coal mining and associated uses or electricity industry and associated uses.
- The purpose of the use and the types of process to be utilised.
- The type and quantity of goods to be stored, processed or produced.
- How land not required for immediate use is to be maintained.
- Whether a Works Approval or Waste Discharge Licence is required from the Environment Protection Authority.
- Whether a licence under the *Dangerous Goods Act 1985* is required.
- The likely effects, if any, on the neighbourhood, including:
  - Noise levels.
  - Air-borne emissions.
  - Traffic, including the hours of delivery and dispatch.
  - Light spill or glare.

A dwelling must be connected to reticulated sewerage, if available. If reticulated sewerage is not available, all waste water from each dwelling must be treated and retained with the lot in accordance with the State Environment Protection Policy (Waters of Victoria) under the *Environment Protection Act 1970*.

This requirement also applies to a dependent person's unit.

**Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

A use must not adversely affect the amenity of the neighbourhood, including through the:

- Transport of materials, goods or commodities to or from the land.
- Appearance of any stored goods or materials.
- Emission of noise, artificial light, vibration, odour, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil.
  - The effect that use may have on nearby existing or proposed brown coal mining and sequential development of brown coal resources in the area, having regard to any comments or directions of the referral authorities.
  - The effect that the use may have on land in residential zones having regard to any comments or directions of the referral authorities.
  - The effect that the use may have on nearby existing or proposed uses for or associated with brown coal mining and electricity generation.
  - The effect nearby existing or proposed uses for or associated with brown coal mining and electricity generation may have on the proposed use.
  - If an industry, utility installation (other than minor utility installation), or warehouse whether there is a demonstrated need or significant benefit in being located near uses for, or associated with brown coal mining and electricity generation.
  - The drainage of the land.

## LATROBE PLANNING SCHEME

- Measures to cope with fire, particularly in the vicinity of a brown coal mine.
- The availability of and connection to services.
- The effect of traffic to be generated on roads.
- The period for which the use may operate so that the use does not adversely affect the sequential development of brown coal resources in the area.
- The interim use of those parts of the land not requires for the proposed use.

### 3.0

Proposed C122latr

### Subdivision

#### Application requirements

The following application requirements apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

Each lot must be at least 25 hectares unless is to provide for:

- A use (other than dwelling) which has been granted a permit, or is an existing use which, had it not existed, would require the grant of a permit.
- Any use for or associated with brown coal mining, processing or treatment or electricity generation, transmission or distribution.
- The reduction of a lot below 25 hectares which is used or capable of being used for a dwelling if the lot is to be reduced for any of the above purposes or for an exempt subdivision under Clause 62.02 of this scheme.

Unless the circumstances do not require, an application must be accompanied by a site analysis, documenting the site in terms of land form, vegetation coverage and the relationship with surrounding land, and a report explaining how the proposed subdivision has responded to the site analysis.

The report must:

- Show for each lot:
  - A building envelope for a dwelling and driveway to the envelope.
  - Vegetation.
  - In the absence of reticulated sewerage, an effluent disposal area for a dwelling.
- Show how the proposed subdivision relates to nearby existing or proposed brown coal mining or the likely use or development of nearby land in connection with uses for or associated with either:
  - Brown coal mining, processing or treatment.
  - Electricity generation, transmission or distribution.

#### Decision guidelines

The following decision guidelines apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- The effect that the subdivision may have on nearby existing, or proposed brown coal mining and the sequential development of brown coal resources in the area.
- The effect that the likely use or development of land within the subdivision may have on nearby or proposed electricity industries (including generating works) and nearby agricultural uses.

## LATROBE PLANNING SCHEME

- Measures to cope with any environmental hazard or constraint affecting that land including slope, drainage, salinity and erosion.
- Measures to cope with fire.
- The protection and enhancement of the natural environment and character of the area.
- The availability and provision of utility services, including sewerage, water, drainage, electricity, gas and communications.
- In the absence of reticulated sewerage, the capability of the lot to treat and retain all waste water in accordance with the State Environment Protection Policy (Waters of Victoria).

**4.0**

Proposed C122latr

**Buildings and works**

No permit is required to construct a building or construct or carry out works for the following:

- Rearrange, alter, renew or maintain buildings or works (including associated plant) for use for or associated with brown coal mining, processing or treatment or electricity generation, transmission or distribution.
- Provide for:
  - A dwelling with a gross floor area less than 250 square metres.
  - Any other use with gross floor area of all buildings less than 1000 square metres.
- Comply with a direction or licence under the *Dangerous Goods Act 1985*, *Electricity Industry Act 1993* or *Mineral Resources Development Act 1990*, or a Waste Discharge Licence, Works Approval or Pollution Abatement Notice under the *Environment Protection Act 1970*.
- Alter electrical or gas services or telephone lines.
- Alter plumbing services which do not affect the drainage of other land.
- Install a temporary shed or temporary structure for construction purposes.
- Provide for fire protection under the relevant legislation.
- Provide for a minor utility installation.
- Are used for crop raising, extensive animal husbandry, or informal outdoor recreation.

The following requirements apply to construct a building or construct or carry out works:

All buildings and works that have been granted a permit must be maintained in good order and appearance to the satisfaction of the responsible authority.

Unless the circumstances do not require, and application to construct a building or construct or carry out works (other than for a dwelling located within a building envelope specified in Clause 3.2 of this schedule) must be accompanied information:

- A plan drawn to scale which shows:
  - The boundaries and dimensions of the site.
  - Adjoining roads.
  - Relevant ground levels.
  - The layout of existing and proposed buildings, and works.
  - Driveways and vehicle parking and loading areas.
  - Proposed landscape areas.
  - External storage and waste treatment areas.
- Elevation drawings to scale which show the colour and materials of all buildings and works.

**LATROBE PLANNING SCHEME**

- Construction details of all drainage works, driveways and vehicle parking and loading areas.
- A landscape layout which includes the description of vegetation to be planted, the surfaces to be constructed, a site works specification and the method of preparing, draining, watering and maintaining the landscape area.

An application to construct a building or construct or carry out works is exempt from the notice requirements of Section 52(1)(a), (b) and (d), the decision requirements of Section 64(1), (2) and (3) and the review rights of Section 82(1) of the Act if the application relates to a building or works of a use for or associated with either.

- Brown coal mining, processing or treatment.
- Electricity generation, transmission or distribution.

**Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 37.01, in addition to those specified in Clause 37.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- Any natural or cultural values on or near the land.
- Landscape treatment.
- Parking and site access, loading and service areas, outdoor storage, fencing, lighting and stormwater discharge.
- The impact of the building and works on nearby existing or proposed brown coal mining and the sequential development of brown coal resources in the area, having regard to any comments or directions of referral authorities.
- The impact of the building and works on nearby existing or proposed brown coal mining or electricity generation and any nearby agricultural uses.

**5.0**

---/---  
Proposed C122latr

**Signs**

None specified.

LATROBE PLANNING SCHEME

07/02/2019  
C106P12latr

**SCHEDULE 1 TO CLAUSE 37.08 ACTIVITY CENTRE ZONE**

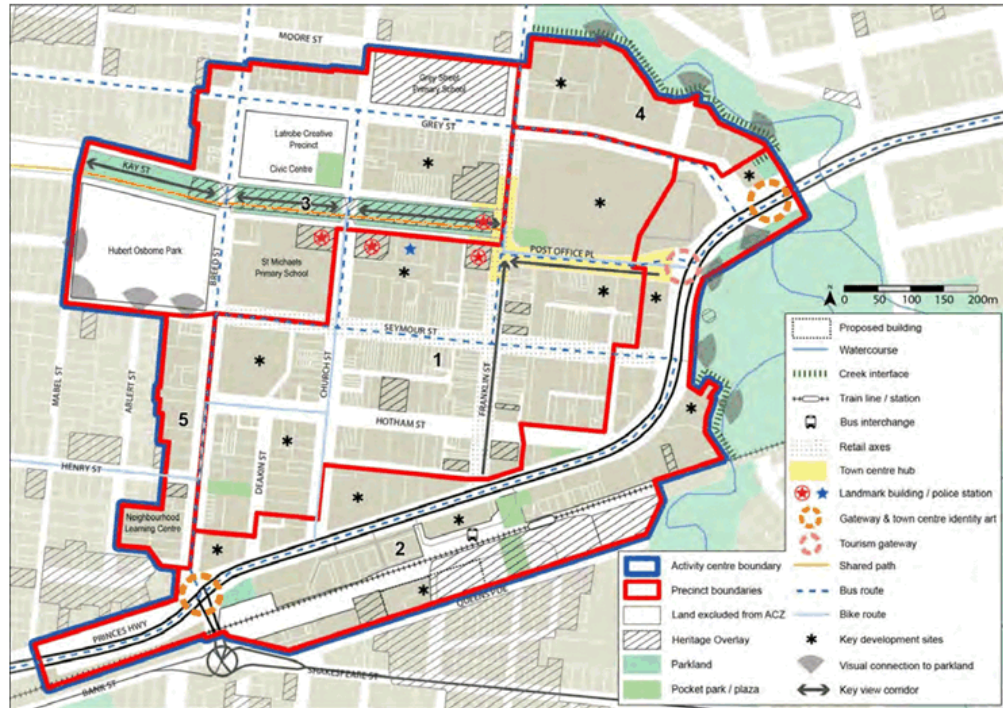
Shown on the planning scheme map as ACZ1.

**TRARALGON ACTIVITY CENTRE**

**1.0**

07/02/2019  
C106P12latr

**Traralgon Activity Centre Plan**



**2.0**

07/02/2019  
C106P12latr

**Land use and development objectives to be achieved**

**Public Realm**

- To create a Princes Highway Boulevard.
- To create a network of public spaces.
- To establish a ‘shared space’ in the form of a town square at the intersection of Post Office Place, Kay Street and Franklin Street.
- To incorporate art and place making to enhance identity and character.
- To support the integration and activation of the Traralgon Creek corridor.
- To resolve laneway ownership and encourage activation.

**Land Use**

- To emphasise the key retail axes of Franklin Street and Seymour Street.
- To promote the role of the Traralgon Activity Centre as the premier shopping and business destination for Gippsland.
- To support shop-top housing and mixed uses within the Activity Centre.
- To support the provision of appropriate youth spaces within the town centre.
- To encourage consolidation of land to facilitate the creation of viable development sites.
- To support civic and community uses.

## LATROBE PLANNING SCHEME

**Built Form**

- To consolidate the town centre by infilling blocks and creating a consistent street wall.
- To create strong urban form that responds to the public realm and regional character.
- To encourage the development of taller built form throughout the centre in recognition of the important CBD function that the Traralgon Activity Centre plays.
- To provide continuous weather protection such as an awning treatment along active frontages.

**Access & Movement**

- To identify and define the role of streets within the town centre.
- To encourage multi-storey and integrated parking solutions in appropriate locations.
- To improve the provision of facilities associated with public transport and implement the bus interchange at Traralgon Station.
- To provide safe cycle links through the town centre and ensure that connections can be made with other cycle path projects such as the Traralgon –Morwell Shared Pathway.
- To allow for pedestrian and visual links from Kay Street to Victory Park.

**3.0**07/02/2019  
C106P12latr**Table of uses****Section 1 - Permit not required**

Use	Condition
<b>Accommodation (Other than Corrective Institution)</b>	Any dwelling must be located above ground floor level except for entry foyers.  Any frontage at ground floor level must not exceed 2 metres.
<b>Art and craft centre</b>	
<b>Art gallery</b>	Must be in sub-precinct 2B or 4A
<b>Bus terminal</b>	
<b>Cinema</b>	
<b>Cinema based entertainment facility</b>	
<b>Child care centre</b>	Any frontage at ground floor level must not exceed 2 metres and access must not be shared with a dwelling (other than a caretaker's house).
<b>Education Centre</b>	
<b>Exhibition centre</b>	
<b>Home based business</b>	
<b>Informal outdoor recreation</b>	
<b>Medical Centre</b>	Must be located in Precinct 3 and 5.
<b>Office</b>	
<b>Railway station</b>	Must be located in Precinct 2.

## LATROBE PLANNING SCHEME

Use	Condition
Retail Premises (other than Landscape gardening supplies, Manufacturing sales, Motor vehicle, boat or caravan sales)	
Shop (other than Adult sex product shop)	
Any use listed in Clause 62.01	Must meet requirements of Clause 62.01.
See Section 1 of 37.08-2 for relevant provisions	

## Section 2 - Permit required

Use	Condition
Adult sex product shop	Must be at least 200 metres (measured by the shortest route reasonably accessible on foot) from a residential zone or, land used for a hospital, primary school or secondary school or land in a Public Acquisition Overlay to be acquired for a hospital, primary school or secondary school.
Car Wash	Must be located in Precinct 2.
Industry (other than Materials recycling and Transfer station)	
Leisure and recreation (other than Informal outdoor recreation, Major sports and recreation facility, Outdoor recreation facility, Open sports ground and Motor racing track)	
Place of assembly (Other than Cinema, Exhibition centre)	
Service station	Must be located in Precinct 2.
Utility installation (other than Minor utility installation and Telecommunications facility)	
Any other use not in Section 1 or 3	Section 2 of 37.08-2 for relevant provisions

## Section 3 – Prohibited

Use
Agriculture
Brothel
Cemetery
Corrective institution
Crematorium



## LATROBE PLANNING SCHEME

**Use**

Hospital  
 Landscaping gardening supplies  
 Major sports and recreation facility  
 Manufacturing sales  
 Materials recycling  
 Motor racing track  
 Motor vehicle, boat or caravan sales  
 Open sports ground  
 Outdoor recreation facility  
 Primary produce sales  
 Recreational boat facility  
 Saleyard  
 Service industry (other than Car wash)  
 Tramway  
 Transfer station  
 Transport terminal (other than Railway station and Bus terminal)  
 Winery

**4.0**

07/02/2019  
 C106P12latr

**Centre-wide provisions****4.1**

07/02/2019  
 C106P12latr

**Use of land**

A permit is not required to use land for the purpose of Local Government provided the use is carried out by, or on behalf of, the public land manager.

**4.2**

07/02/2019  
 C106P12latr

**Subdivision**

None specified.

**4.3**

07/02/2019  
 C106P12latr

**Buildings and works**

No permit is required to construct a building or construct or carry out works for the following:

- The installation of an automatic teller machine.
- An alteration to an existing building façade provided:
  - The alteration does not include the installation of an external roller shutter.
  - At least 80 per cent of the building facade at ground floor level is maintained as an entry or window with clear glazing.
- An awning that projects over a road if it is authorised by the relevant public land manager.

**4.4**

~~07/02/2019~~  
~~C106P12latr~~ Proposed C122latr

**Design and development**

The following design and development requirements apply to an application to construct a building or construct or carry out works:

~~General~~ General



## LATROBE PLANNING SCHEME

- ~~New development within the town centre must be of high design quality and must respect the key features of the town centre setting.~~  
New development within the town centre must be of high design quality and must respect the key features of the town centre setting.
- ~~New development should be constructed to the preferred maximum building height.~~  
New development should be constructed to the preferred maximum building height.
- ~~If new development must be below the preferred maximum building height, an application should demonstrate that the development can structurally accommodate a taller built form in the future.~~  
If new development must be below the preferred maximum building height, an application should demonstrate that the development can structurally accommodate a taller built form in the future.
- ~~New development must respond sensitively to heritage interfaces where they affect or abut a heritage site.~~  
New development must respond sensitively to heritage interfaces where they affect or abut a heritage site.
- Promote upper level residential development in key upper level residential areas identified on the Precinct Maps.

~~Building heights and setbacks~~ Building heights and setbacks

- ~~Building heights and setbacks should meet the precinct requirements specified at Clause 5 of this schedule.~~  
Building heights and setbacks should meet the precinct requirements specified at Clause 5 of this schedule.
- ~~Preferred maximum building heights do not include non-occupiable architectural features or landmarks, architectural features (such as domes, towers, masts) and building services, (including enclosed stairwells) that do not exceed the preferred maximum height by more than four metres. The combined floor area of these features should not exceed ten percent of the gross floor area of the top building level.~~  
Preferred maximum building heights do not include non-occupiable architectural features or landmarks, architectural features (such as domes, towers, masts) and building services, (including enclosed stairwells) that do not exceed the preferred maximum height by more than four metres. The combined floor area of these features should not exceed ten percent of the gross floor area of the top building level.
- ~~The street edge wall height (where a building is on sloping land) is the height of the wall at the mid-point on the front title boundary where there is no front setback.~~  
The street edge wall height (where a building is on sloping land) is the height of the wall at the mid-point on the front title boundary where there is no front setback.
- ~~Built form abutting an identified activated laneway or a heritage building (where it does not abut a residential zone) must ensure that any levels above three storeys are setback a minimum five metres from that interface except where specified in Clause 5 of this schedule.~~  
Built form abutting an identified activated laneway or a heritage building (where it does not abut a residential zone) must ensure that any levels above three storeys are setback a minimum five metres from that interface except where specified in Clause 5 of this schedule.
- ~~Where built form abuts a residential zone, any levels above two storeys must be setback a minimum of five metres above the abutting wall height.~~  
Where built form abuts a residential zone, any levels above two storeys must be setback a minimum of five metres above the abutting wall height.

~~Streetscapes and facades~~ Streetscapes and facades

## LATROBE PLANNING SCHEME

- ~~Buildings on sloping sites should be articulated to reduce visual bulk and improve the appearance of new development. The ground floor of new buildings should be at the same level as the existing footpath, where possible.~~  
Buildings on sloping sites should be articulated to reduce visual bulk and improve the appearance of new development. The ground floor of new buildings should be at the same level as the existing footpath, where possible.
- ~~Development should respond to the sloping topography to minimise the need for cut and fill.~~  
Development should respond to the sloping topography to minimise the need for cut and fill.
- ~~The siting and design of new development should be sensitive to and reinforce the locally distinctive topography and views to surrounding areas.~~  
The siting and design of new development should be sensitive to and reinforce the locally distinctive topography and views to surrounding areas, including through maintaining building setbacks and street plantings to frame key view corridors.
- ~~Development at gateway locations and Key Development Sites should be of high quality, distinctive and emphasise the importance of their corner location to act as a local landmark.~~  
Development at gateway locations and Key Development Sites should be of high quality, distinctive and emphasise the importance of their corner location to act as a local landmark.
- ~~All retail and commercial developments must present an active and attractive street frontage at ground level to ensure that ground floor frontages:~~  
All retail and commercial developments must present an active and attractive street frontage at ground level to ensure that ground floor frontages:

  - ~~are pedestrian oriented;~~  
are pedestrian oriented;
  - ~~allow passive surveillance to the street;~~  
allow passive surveillance to the street;
  - ~~add interest and vitality;~~  
add interest and vitality;
  - ~~avoid blank walls; and~~  
avoid blank walls; and
  - ~~avoid painted or fixed signage on windows.~~  
avoid painted or fixed signage on windows.
- ~~Encourage clear glazing on ground floor frontages.~~  
Encourage clear glazing on ground floor frontages.
- ~~New infill development in the town centre should be contemporary and complementary to the existing built form and heritage places.~~  
New infill development in the town centre should be contemporary and complementary to the existing built form and heritage places.
- ~~Entrances to buildings should be clearly articulated through the use of awnings, parapets or vertical articulation and should be orientated to the street front.~~  
Entrances to buildings should be clearly articulated through the use of awnings, parapets or vertical articulation and should be orientated to the street front.
- Design buildings to improve pedestrian safety on streets that will accommodate higher levels of foot traffic.
- ~~All retail and commercial developments interfacing with an identified activated laneway or through-block link should present an active frontage to the laneway to increase levels of activity and passive surveillance.~~  
All retail and commercial developments interfacing with an identified activated laneway or through-block link should present an active frontage to the laneway to increase levels of activity and passive surveillance.

## LATROBE PLANNING SCHEME

- ~~Windows and balconies at upper levels should be incorporated into the design to provide greater visibility to the public realm.~~  
Windows and balconies at upper levels should be incorporated into the design to provide greater visibility to the public realm.
- ~~Large development sites should incorporate vertical and horizontal articulation through design detailing.~~  
Large development sites should incorporate vertical and horizontal articulation through design detailing.
- ~~Existing canopy vegetation should be retained and incorporated into the design of new development.~~  
Existing canopy vegetation should be retained and incorporated into the design of new development.
- ~~Where street setbacks are proposed, new built form should incorporate landscape planting as part of the overall site design, including but not limited to canopy trees, shrubs and ground covers.~~  
Where street setbacks are proposed, new built form should incorporate landscape planting as part of the overall site design, including but not limited to canopy trees, shrubs and ground covers.
- ~~Where new landscaping is proposed, ensure the height of the selected species will not adversely affect pedestrian safety (i.e. low scale vegetation to car parks). Promote hardy, drought tolerant species to minimise maintenance costs and maximise resilience.~~  
Where new landscaping is proposed, ensure the height of the selected species will not adversely affect pedestrian safety (i.e. low scale vegetation to car parks). Promote hardy, drought tolerant species to minimise maintenance costs and maximise resilience.

**Materials**Materials

- ~~The use of contemporary materials including timber is strongly encouraged.~~  
The use of contemporary materials including timber is strongly encouraged.

**Access**Access

- ~~Large developments should incorporate through-block links (north to south and east to west) to encourage pedestrian permeability.~~  
Large developments should incorporate through-block links (north to south and east to west) to encourage pedestrian permeability.
- ~~Secondary pedestrian access to buildings should be incorporated into buildings that abut an identified activated laneway.~~  
Secondary pedestrian access to buildings should be incorporated into buildings that abut an identified activated laneway.
- ~~Vehicle access and loading areas should be separated from pedestrian access, preferably located at the side and rear of development (loading bays should be within service lanes), and screened from view.~~  
Vehicle access and loading areas should be separated from pedestrian access, preferably located at the side and rear of development (loading bays should be within service lanes), and screened from view.
- ~~If vehicle access is proposed to be located to the front of the development (and an alternative location cannot reasonably be provided), priority should be given to pedestrian movement.~~  
If vehicle access is proposed to be located to the front of the development (and an alternative location cannot reasonably be provided), priority should be given to pedestrian movement.
- ~~Ensure on-site car parking has a minimal visual impact on the streetscape. Avoid parking between building frontages and the street.~~  
Ensure on-site car parking has a minimal visual impact on the streetscape. Avoid parking between building frontages and the street.

## LATROBE PLANNING SCHEME

- Require redevelopment of key development sites and any multi-level buildings to incorporate car parking within their form.
- Support multi-level car parks in identified locations.

~~Sustainability~~Sustainability

- ~~Encourage passive and active sustainability principles in the design and operation of new development.~~  
Encourage passive and active sustainability principles in the design and operation of new development.
- ~~Encourage the incorporation of water sensitive urban design (WSUD) principles and ecologically sustainable design (ESD) measures in both the public and private realms.~~  
Encourage the incorporation of water sensitive urban design (WSUD) principles and ecologically sustainable design (ESD) measures in both the public and private realms.
- ~~Encourage the design of new development to include window positions that allow for natural cross-ventilation.~~  
Encourage the design of new development to include window positions that allow for natural cross-ventilation.
- ~~Continuous weather protection measures (awnings, verandahs, shade cloths or canopies) should be provided along key pedestrian areas to allow winter sun and restrict summer sun.~~  
Continuous weather protection measures (awnings, verandahs, shade cloths or canopies) should be provided along key pedestrian areas to allow winter sun and restrict summer sun.

~~Public Realm~~Public Realm

- ~~Protect and enhance street trees in the town centre and key landscape features including the Kay Street corridor, the Traralgon Court House and Post Office and Traralgon Creek.~~  
Protect and enhance street trees in the town centre and key landscape features including the Kay Street corridor, the Traralgon Court House and Post Office and Traralgon Creek.
- ~~All infrastructure and services should be contained underground within service trenches and pits, and not be discernible within the public realm.~~  
All infrastructure and services should be contained underground within service trenches and pits, and not be discernible within the public realm.
- ~~Ensure bin storage areas are located to the side or rear of commercial buildings and are screened from view within the public realm.~~  
Ensure bin storage areas are located to the side or rear of commercial buildings and are screened from view within the public realm.
- ~~Site air conditioning units (or other such plant facilities) behind the roofline so they are not visible from the street.~~  
Site air conditioning units (or other such plant facilities) behind the roofline so they are not visible from the street.

~~Signage and Lighting~~Signage and Lighting

- ~~Signage on the building façade must be limited, particularly across windows and doors, to ensure passive surveillance and an active interface with the streetscape.~~  
Signage on the building façade must be limited, particularly across windows and doors, to ensure passive surveillance and an active interface with the streetscape.
- ~~Signage should not protrude above the parapet.~~  
Signage should not protrude above the parapet.
- ~~The proportion and scale of signage should not detract from public view lines and views of the surrounding landscape.~~  
The proportion and scale of signage should not detract from public view lines and views of the surrounding landscape.

## LATROBE PLANNING SCHEME

- ~~Encourage lighting that promotes a safe and secure environment for pedestrians.~~  
Encourage lighting that promotes a safe and secure environment for pedestrians.
- ~~Tall pole flood lighting is discouraged.~~  
Tall pole flood lighting is discouraged.
- ~~Encourage illumination of building façades where lighting is well integrated into the façade design, subject to no light spilling into adjoining residential areas and areas with shop-top housing.~~  
Encourage illumination of building façades where lighting is well integrated into the façade design, subject to no light spilling into adjoining residential areas and areas with shop-top housing.

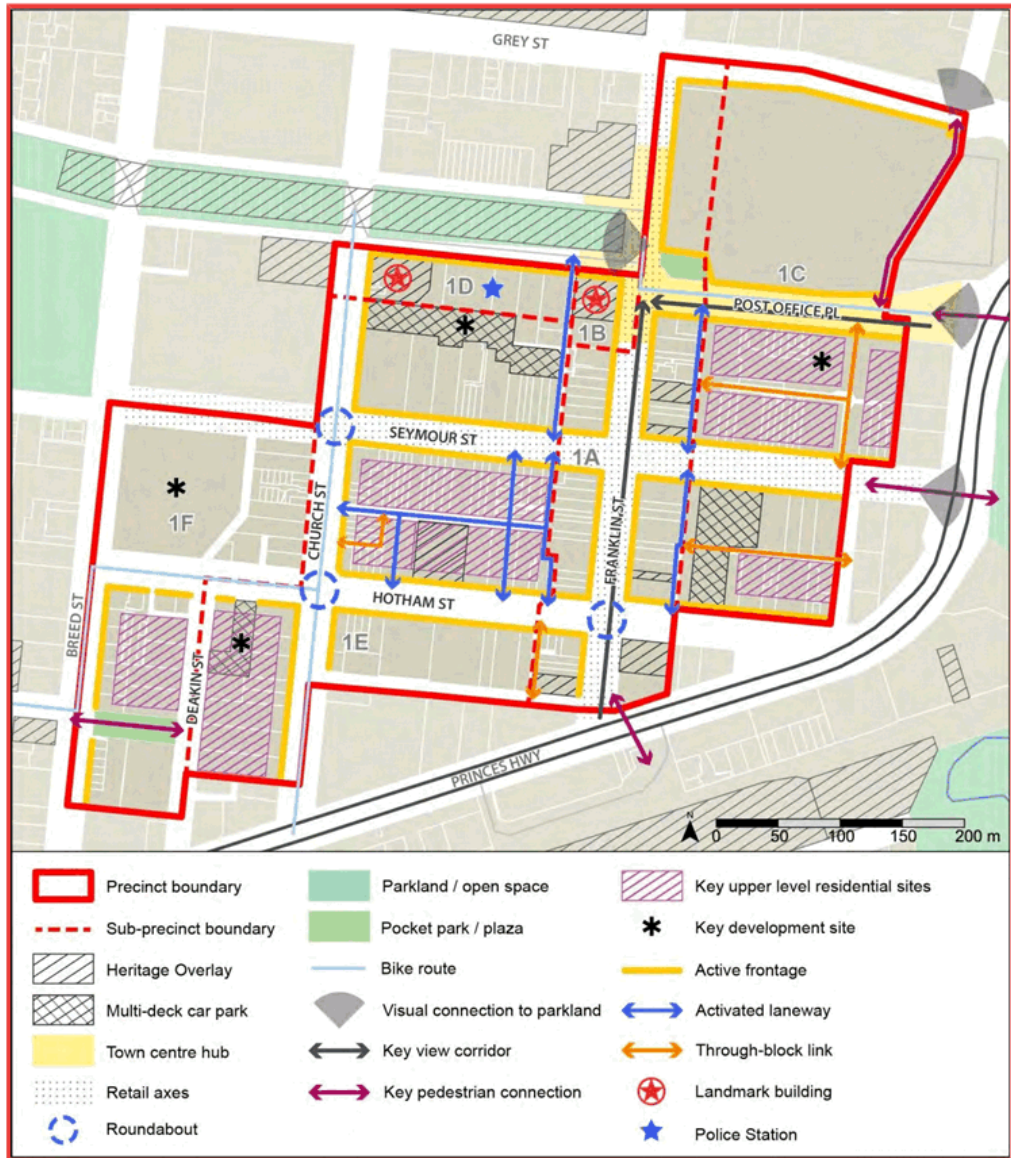
LATROBE PLANNING SCHEME

5.0 Precinct provisions

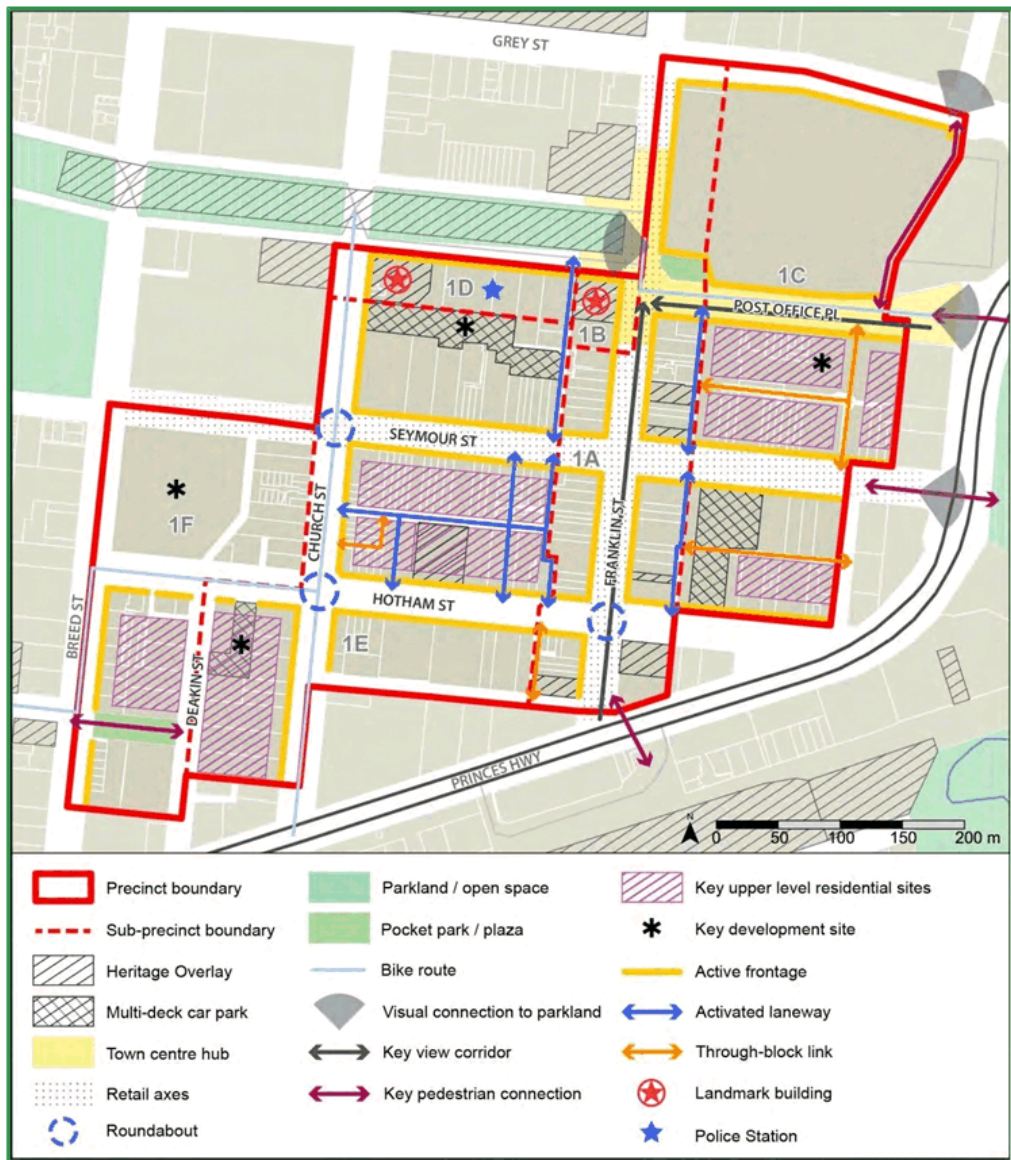
67/02/2019  
G406P42latr Proposed C122latr

5.1 Precinct 1 – Town Centre Core

5.1-1 Precinct map



LATROBE PLANNING SCHEME



5.1-2 Precinct objectives

- ~~To achieve sensitive consolidation of the town centre core, and provide the opportunity to develop underutilised sites.~~  
 To achieve sensitive consolidation of the town centre core, and provide the opportunity to develop underutilised sites.
- ~~To establish a consistent street wall arrangement that reiterates the grid street network of the town centre.~~  
 To establish a consistent street wall arrangement that reiterates the grid street network of the town centre.
- ~~To encourage residential development within the town centre.~~  
 To encourage residential development within the town centre.
- ~~To strengthen the role of the key retail axes of Franklin and Seymour Streets as a vibrant dining, retail and commercial hub.~~

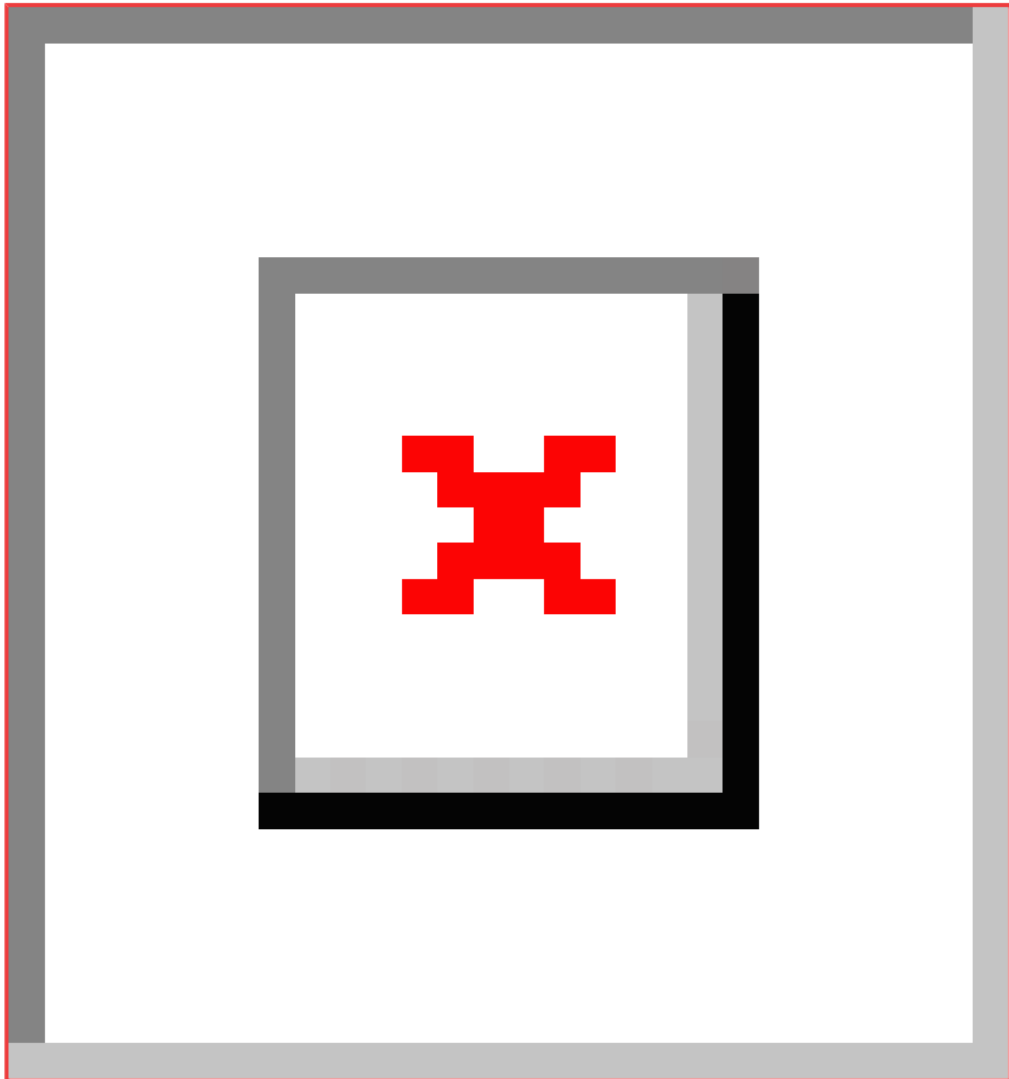


LATROBE PLANNING SCHEME

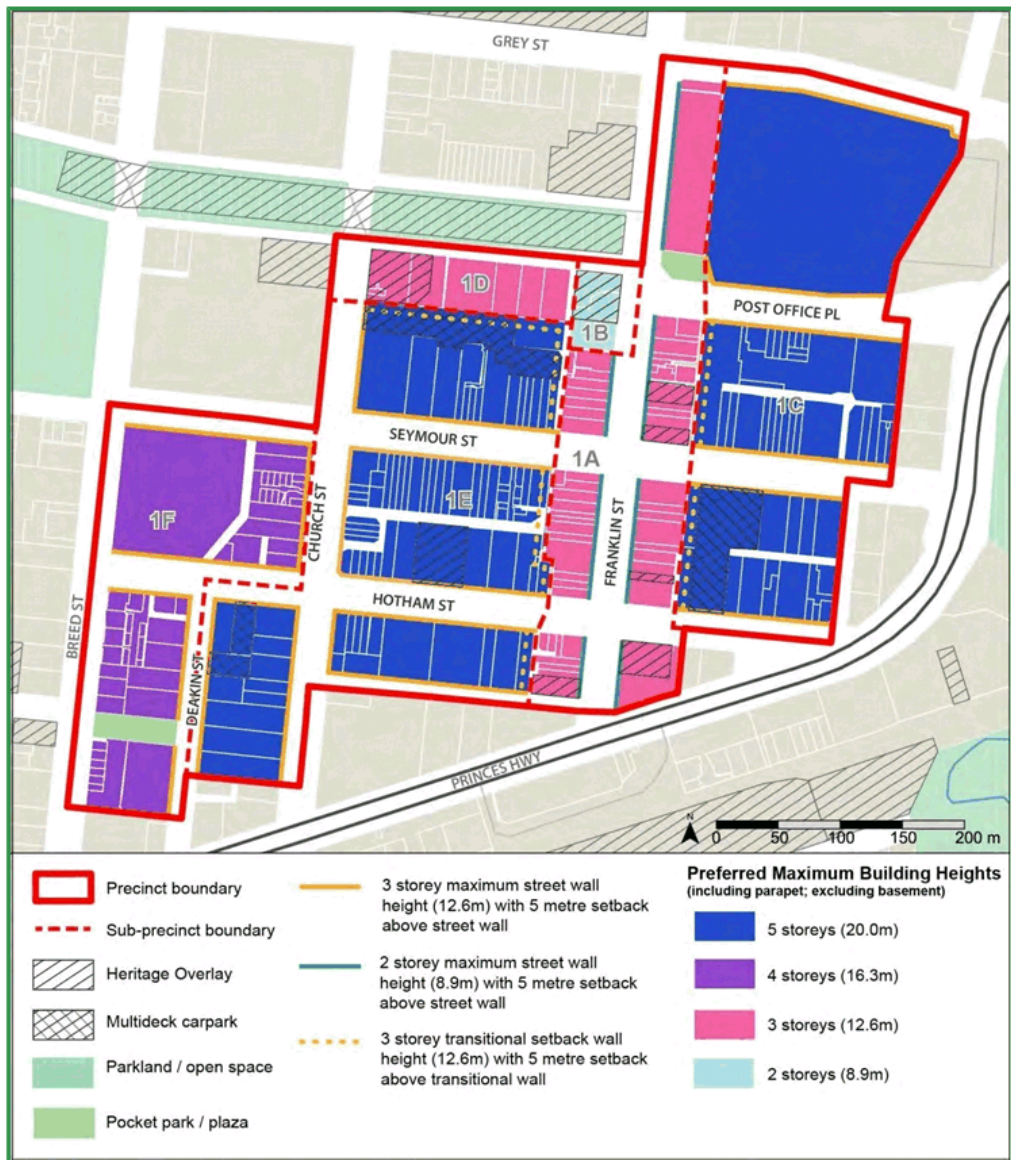
To strengthen the role of the key retail axes of Franklin and Seymour Streets as a vibrant dining, retail and commercial hub.

- ~~To ensure a distinction between the historic Franklin Street corridor and the contemporary streetscapes of Seymour and Hotham Streets.~~  
To ensure a distinction between the historic Franklin Street corridor and the contemporary streetscapes of Seymour and Hotham Streets.
- ~~To create a shared community space around Post Office Place, Kay Street and Franklin Street that can be utilised for civic occasions.~~  
To create a shared community space around Post Office Place, Kay Street and Franklin Street that can be utilised for civic occasions.

5.1-3 Precinct requirements



LATROBE PLANNING SCHEME



5.1-4 Precinct guidelines

- ~~Properties fronting Franklin Street should not exceed three storeys and should have a two storey street wall to maintain view lines to the Traralgon Court House and Post Office, except for sub-precinct 1B which should not exceed two storeys.~~  
 Properties fronting Franklin Street should not exceed three storeys and should have a two storey street wall to maintain view lines to the Traralgon Court House and Post Office, except for sub-precinct 1B which should not exceed two storeys.
- ~~Any sites identified with a preferred maximum building height of five storeys must ensure that any levels above three storeys are set back a minimum five metres from the street frontage to be recessive in appearance.~~  
 Any sites identified with a preferred maximum building height of five storeys must ensure that any levels above three storeys are set back a minimum five metres from the street frontage to be recessive in appearance.

## LATROBE PLANNING SCHEME

- ~~Redevelopment of any heritage buildings should be sympathetic to the traditional fabric of the building, including its principal street wall or façade.~~  
 Redevelopment of any heritage buildings should be sympathetic to the traditional fabric of the building, including its principal street wall or façade.
- ~~New development should maintain and contribute to the fine grain character along the main commercial streets.~~  
 New development should maintain and contribute to the fine grain character along the main commercial streets.
- ~~All retail and commercial developments must present an active and attractive street frontage at ground level to ensure that ground floor frontages provide continuity of ground floor shops.~~  
 All retail and commercial developments must present an active and attractive street frontage at ground level to ensure that ground floor frontages provide continuity of ground floor shops.
- ~~Treat Post Office Place as a public plaza, incorporating paving treatments, public art and street furniture.~~  
 Treat Post Office Place as a public plaza, incorporating paving treatments, public art and street furniture.
- ~~Improve pedestrian connections between Wright Street and the east end of Post Office Place.~~  
 Improve pedestrian connections between Wright Street and the east end of Post Office Place.
- ~~Illuminated or electronic signage should be limited.~~  
 Illuminated or electronic signage should be limited.

5.1-5

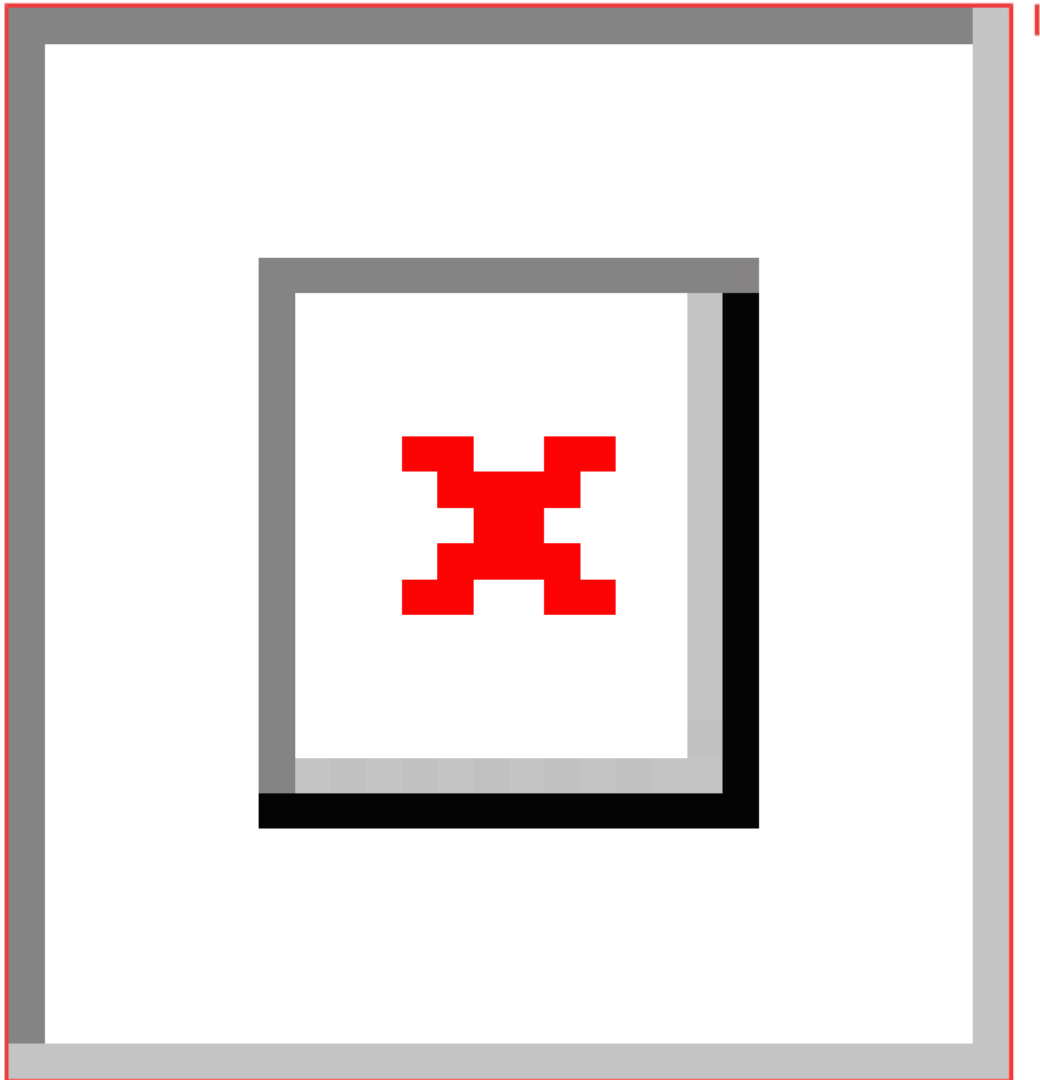
**Any other requirements**

None specified.

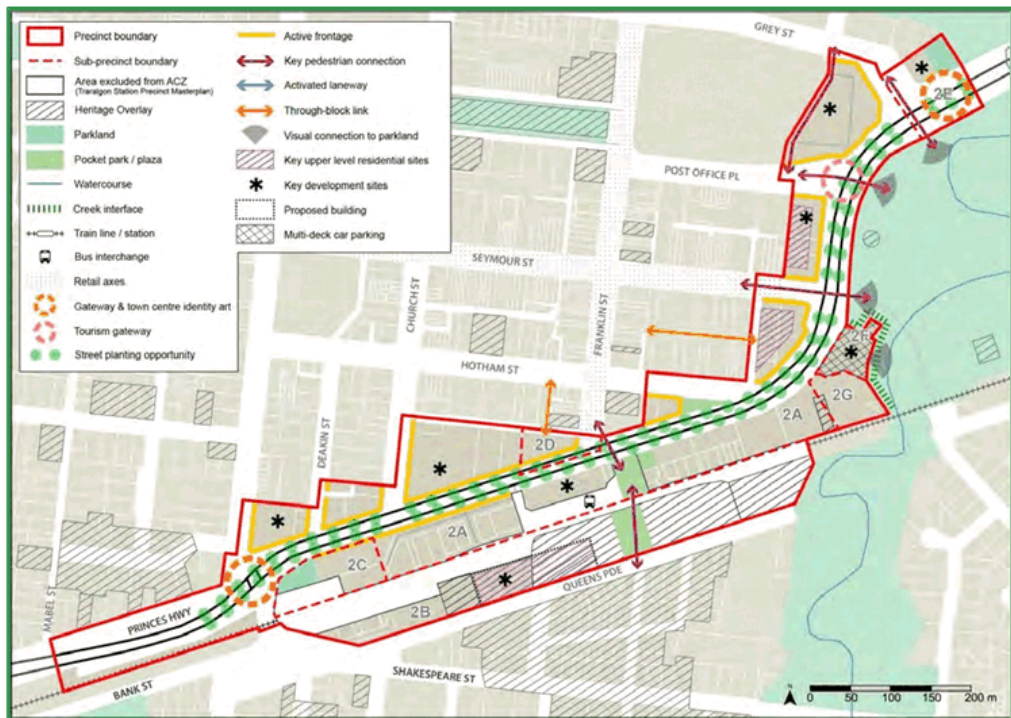
LATROBE PLANNING SCHEME

5.2 Precinct 2 – Princes Highway and Station Corridor

5.2-1 Precinct map



LATROBE PLANNING SCHEME



5.2-2

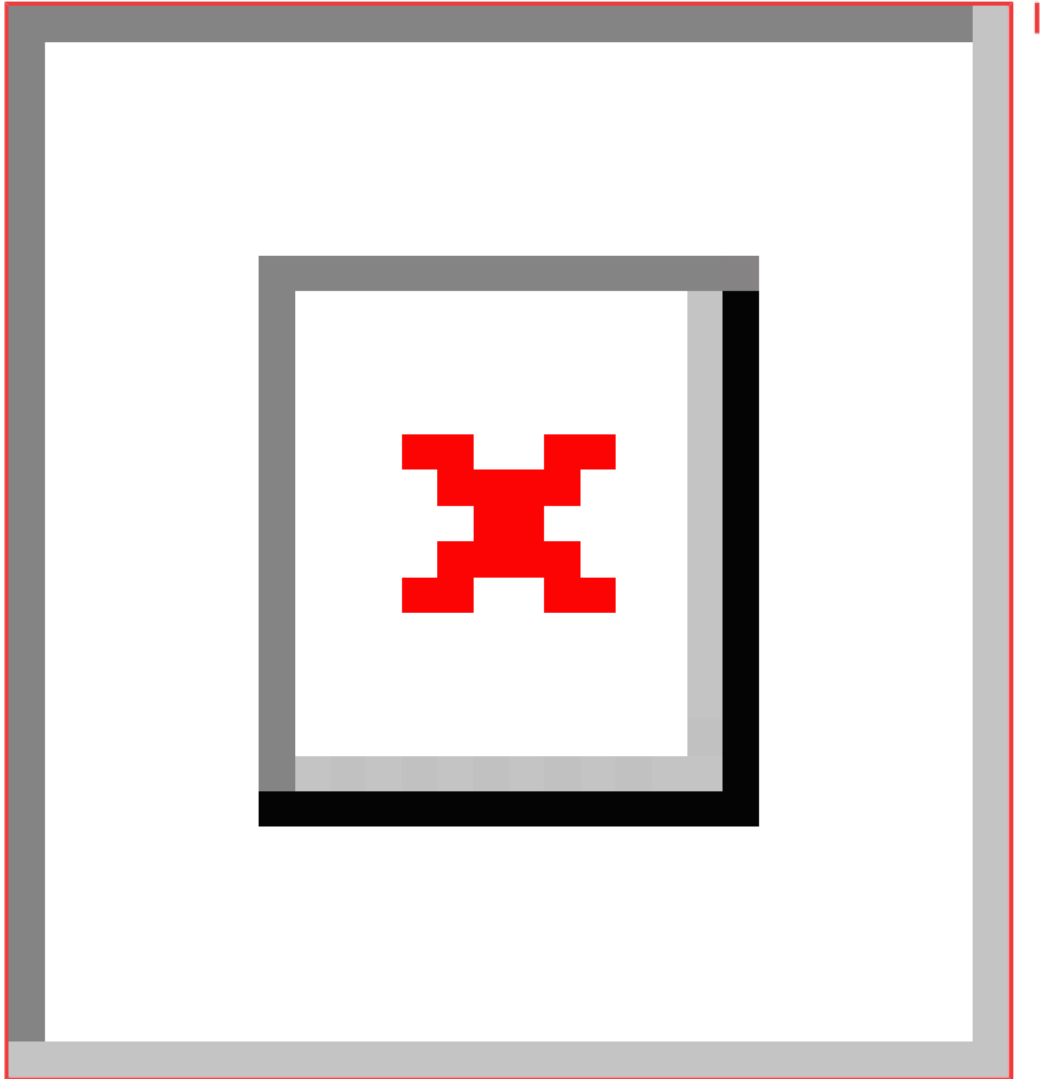
Precinct objectives

- ~~To ensure a defined urban form along the Princes Highway corridor that reinforces the presence of the town centre and its position as the commercial centre of Gippsland’s regional city.~~  
 To ensure a defined urban form along the Princes Highway corridor that reinforces the presence of the town centre and its position as the commercial centre of Gippsland’s regional city.
- ~~To ensure complementary redevelopment of the southern side of the train station that encourages higher density residential and mixed use developments and improves pedestrian access to ensure the integration of the station precinct with the surrounding area.~~  
 To ensure complementary redevelopment of the southern side of the train station that encourages higher density residential and mixed use developments and improves pedestrian access to ensure the integration of the station precinct with the surrounding area.
- ~~To allow for a demarcation of gateway buildings at the north-east and south-western corners to announce the arrival and departure from the town centre.~~  
 To allow for a demarcation of gateway buildings at the north-east and south-western corners to announce the arrival and departure from the town centre.

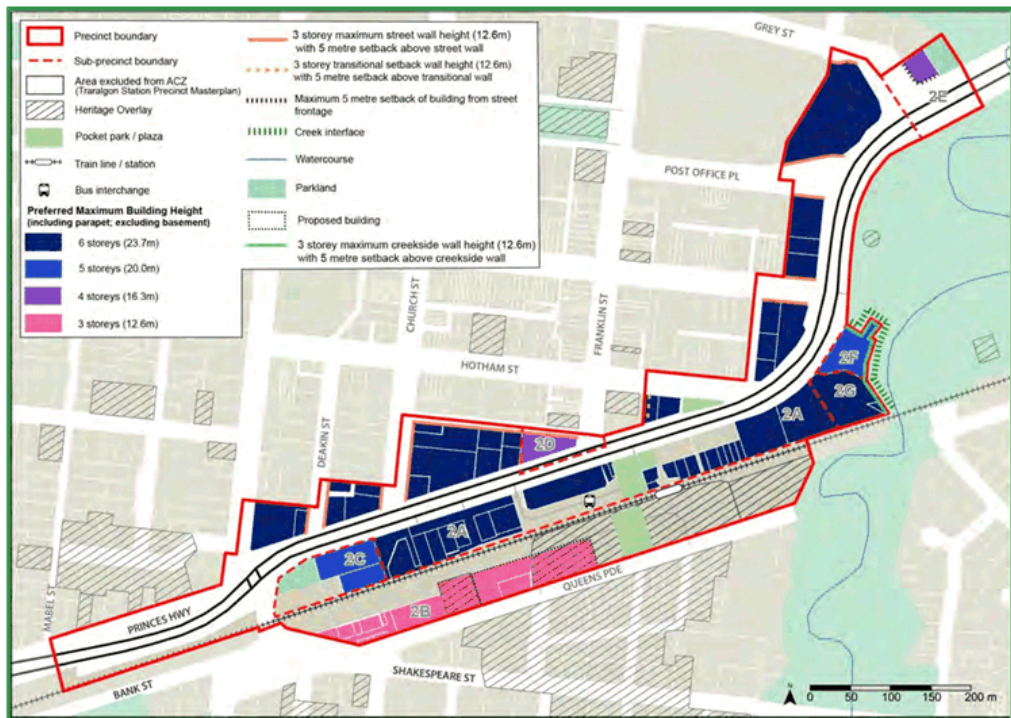
LATROBE PLANNING SCHEME

5.2-3

Precinct requirements



## LATROBE PLANNING SCHEME



## 5.2-4

## Precinct guidelines

- ~~Any sites identified with a preferred maximum building height of six storeys that interface with sites of three storeys or less (as identified in Clause 5.2-3) must ensure that upper levels above three storeys are set back at interfaces to ensure a sensitive transition in built form.~~

Any sites identified with a preferred maximum building height of six storeys that interface with sites of three storeys or less (as identified in Clause 5.2-3) must ensure that upper levels above three storeys are set back at interfaces to ensure a sensitive transition in built form.
- ~~New development on the northern and western side of the highway should be built to the street edge (no setback).~~

New development on the northern and western side of the highway should be built to the street edge (no setback).
- ~~Variation in front setbacks for commercial and other non-retail uses are possible on the southern side of Princes Highway and within the station precinct, subject to the provision of front landscaping.~~

Variation in front setbacks for commercial and other non-retail uses are possible on the southern side of Princes Highway and within the station precinct, subject to the provision of front landscaping.
- ~~Key Development Sites along the Princes Highway should be architecturally interesting, innovative, high quality and well designed to provide a visually interesting presentation to the Highway and to define key gateways into the Traralgon Activity Centre.~~

Key Development Sites along the Princes Highway should be architecturally interesting, innovative, high quality and well designed to provide a visually interesting presentation to the Highway and to define key gateways into the Traralgon Activity Centre.
- ~~New development within the precinct abutting the creek and parkland should provide active and visually interesting edges to improve surveillance and activation of the public realm.~~

New development within the precinct abutting the creek and parkland should provide active and visually interesting edges to improve surveillance and activation of the public realm.

LATROBE PLANNING SCHEME

- ~~Support the inclusion of a public plaza fronting the Princes Highway, creating linkages to Franklin Street, as outlined in 5.2-1.~~  
Support the inclusion of a public plaza fronting the Princes Highway, creating linkages to Franklin Street, as outlined in 5.2-1.
- ~~Support a landscape boulevard along the highway.~~  
Support a landscape boulevard along the highway.
- ~~Illuminated or electronic signage should be limited.~~  
Illuminated or electronic signage should be limited.

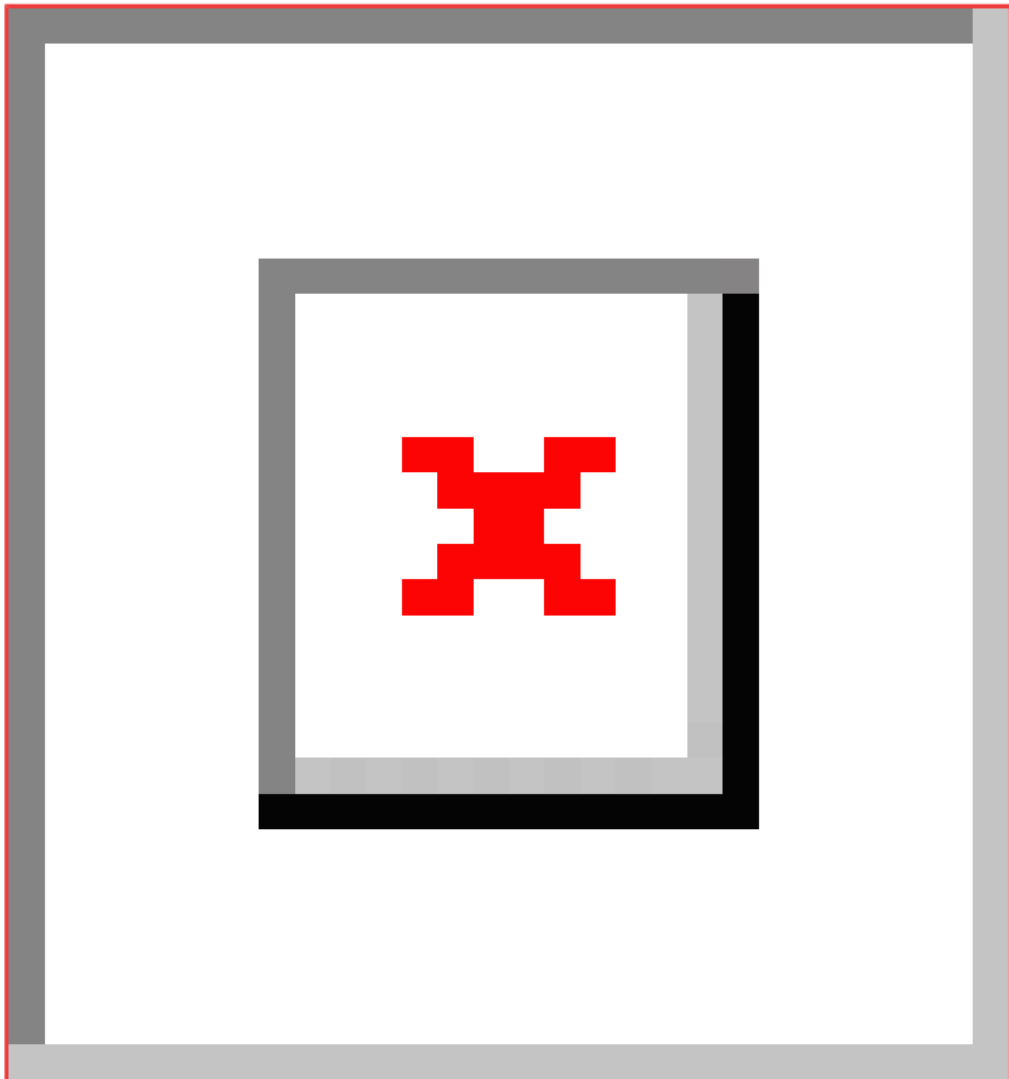


5.2-5 Any other requirements

None specified.

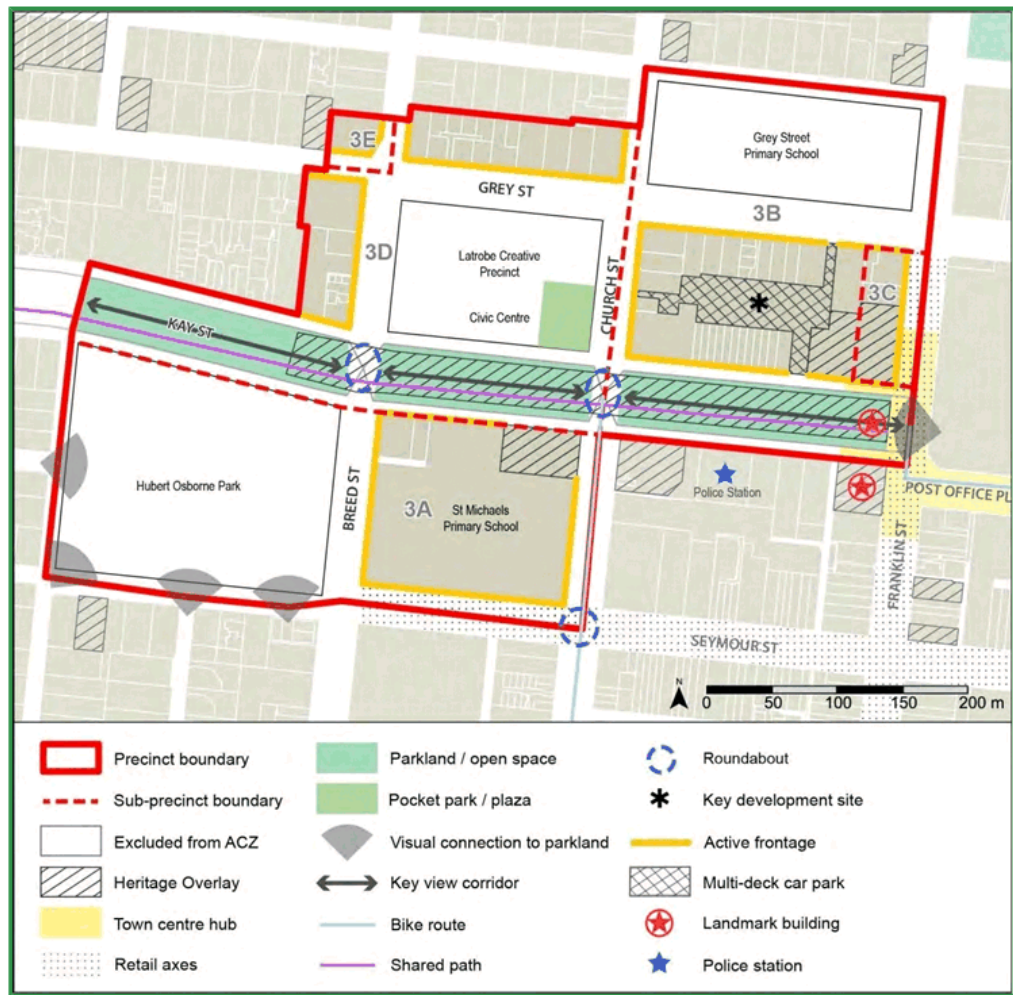
5.3 Precinct 3 – Kay Street and Civic Corridor

5.3-1 Precinct map





LATROBE PLANNING SCHEME



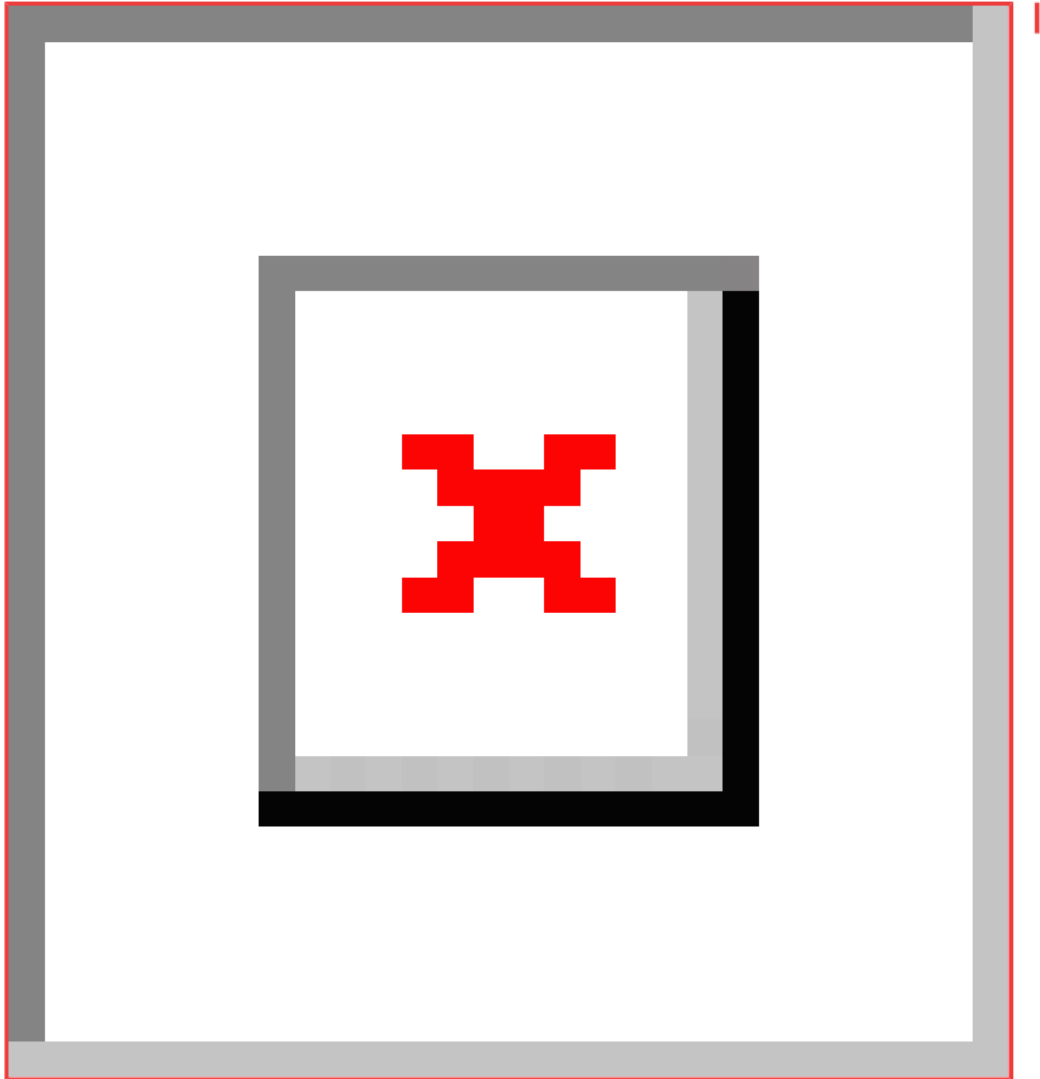
5.3-2 Precinct objectives

- ~~To recognise the importance of landscaping and built heritage elements along Kay Street as an historic point of arrival into Traralgon, including view lines towards the Franklin Street junction.~~  
 To recognise the importance of landscaping and built heritage elements along Kay Street as an historic point of arrival into Traralgon, including view lines towards the Franklin Street junction and views of the church at the intersection of Church and Kay streets.
- ~~To recognise Kay Street as a green corridor, with the opportunity to enhance the boulevard through further landscaping on either side of the streetscape.~~  
 To recognise Kay Street as a green corridor, with the opportunity to enhance the boulevard through further landscaping on either side of the streetscape.
- ~~To take advantage of open space and civic assets between Breed and Franklin Streets, including Hubert Osborne Park, the Latrobe Creative Precinct and the Traralgon Court House and Post Office.~~  
 To take advantage of open space and civic assets between Breed and Franklin Streets, including Hubert Osborne Park, the Latrobe Creative Precinct and the Traralgon Court House and Post Office.

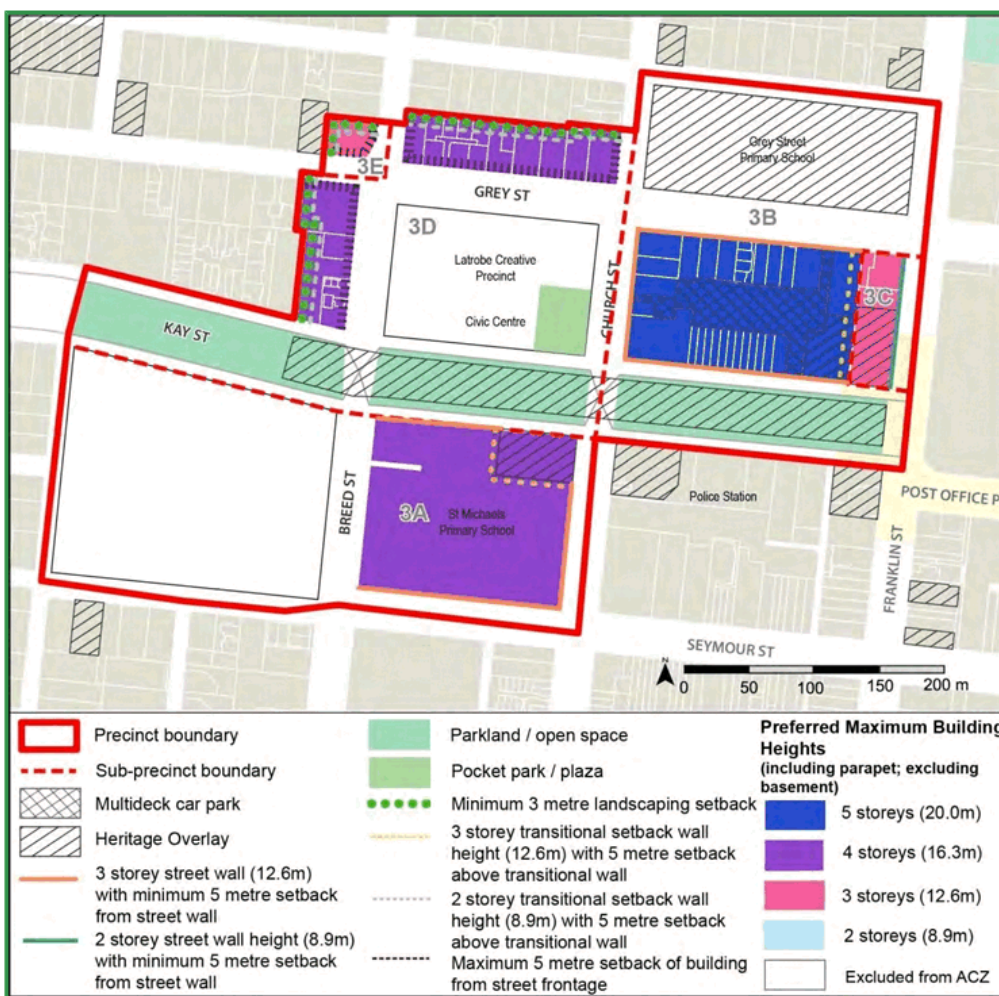
LATROBE PLANNING SCHEME

5.3-3

Precinct requirements



LATROBE PLANNING SCHEME



5.3-4

Precinct guidelines

- ~~Any sites identified with a preferred maximum building height of five storeys must ensure that any levels above three storeys are set back a minimum five metres from the street frontage to be recessive in appearance.~~  
 Any sites identified with a preferred maximum building height of five storeys must ensure that any levels above three storeys are set back a minimum five metres from the street frontage to be recessive in appearance.
- ~~Buildings must have a minimum three metre rear setback to allow a landscaping buffer to be established along the residential interface in sub-precincts 3D and 3E.~~  
 Buildings must have a minimum three metre rear setback to allow a landscaping buffer to be established along the residential interface in sub-precincts 3D and 3E.
- ~~Where built form abuts a residential zone any levels above two storeys must be setback a minimum of five metres above the abutting wall height~~  
 Where built form abuts a residential zone any levels above two storeys must be setback a minimum of five metres above the abutting wall height
- ~~New development should be a minimum of three storeys.~~  
 New development should be a minimum of three storeys.
- ~~All retail and commercial development should establish a consistent street wall at ground level in sub-precincts 3A, 3B and 3C.~~

## LATROBE PLANNING SCHEME

All retail and commercial development should establish a consistent street wall at ground level in sub-precincts 3A, 3B and 3C.

- ~~Front setbacks incorporating forecourts and landscape elements are supported within sub-precincts 3D and 3E.~~  
Front setbacks incorporating forecourts and landscape elements are supported within sub-precincts 3D and 3E.
- ~~Fencing along the primary street frontage should be avoided.~~  
Fencing along the primary street frontage should be avoided.
- ~~The size, height and proportion of signage should be complementary to the building.~~  
The size, height and proportion of signage should be complementary to the building.

5.3-5

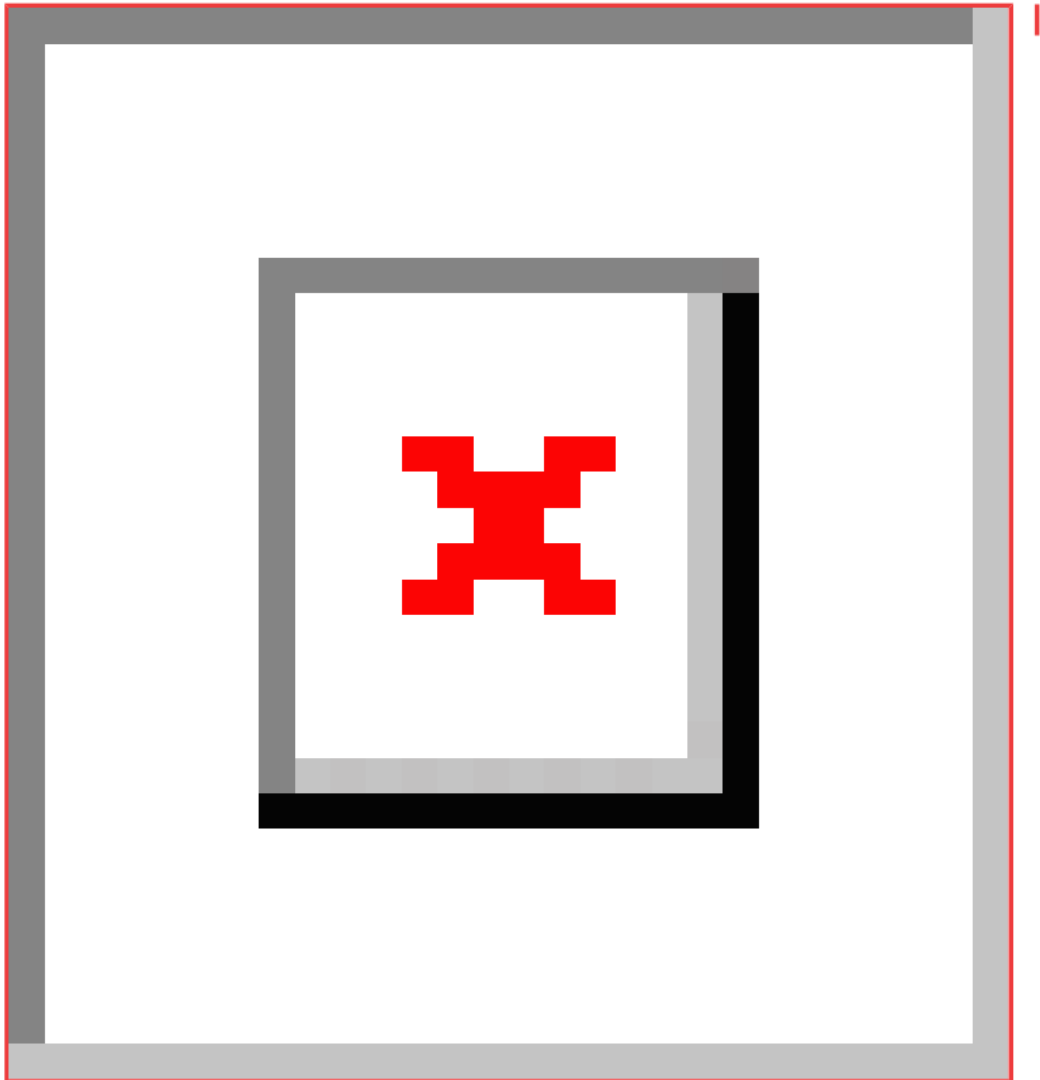
**Any other requirements**

None specified.

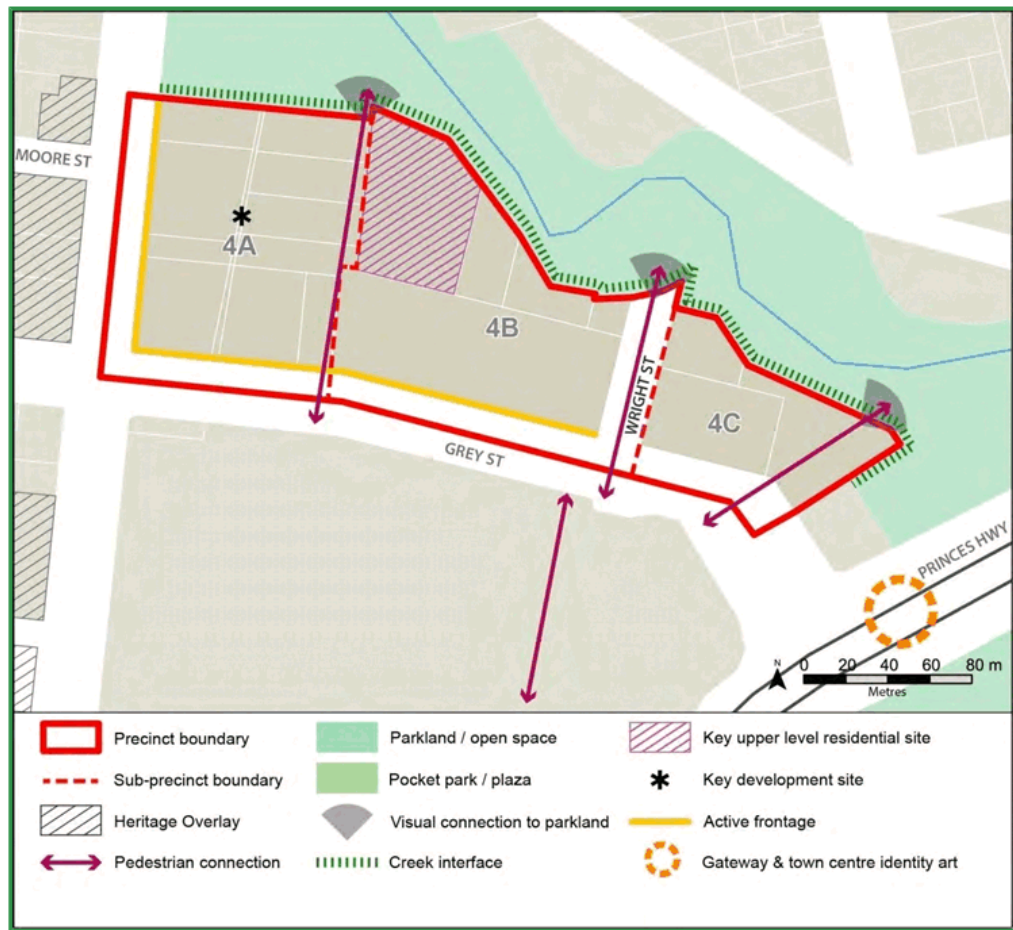
LATROBE PLANNING SCHEME

5.4 Precinct 4 – Creekside Office

5.4-1 Precinct map



LATROBE PLANNING SCHEME

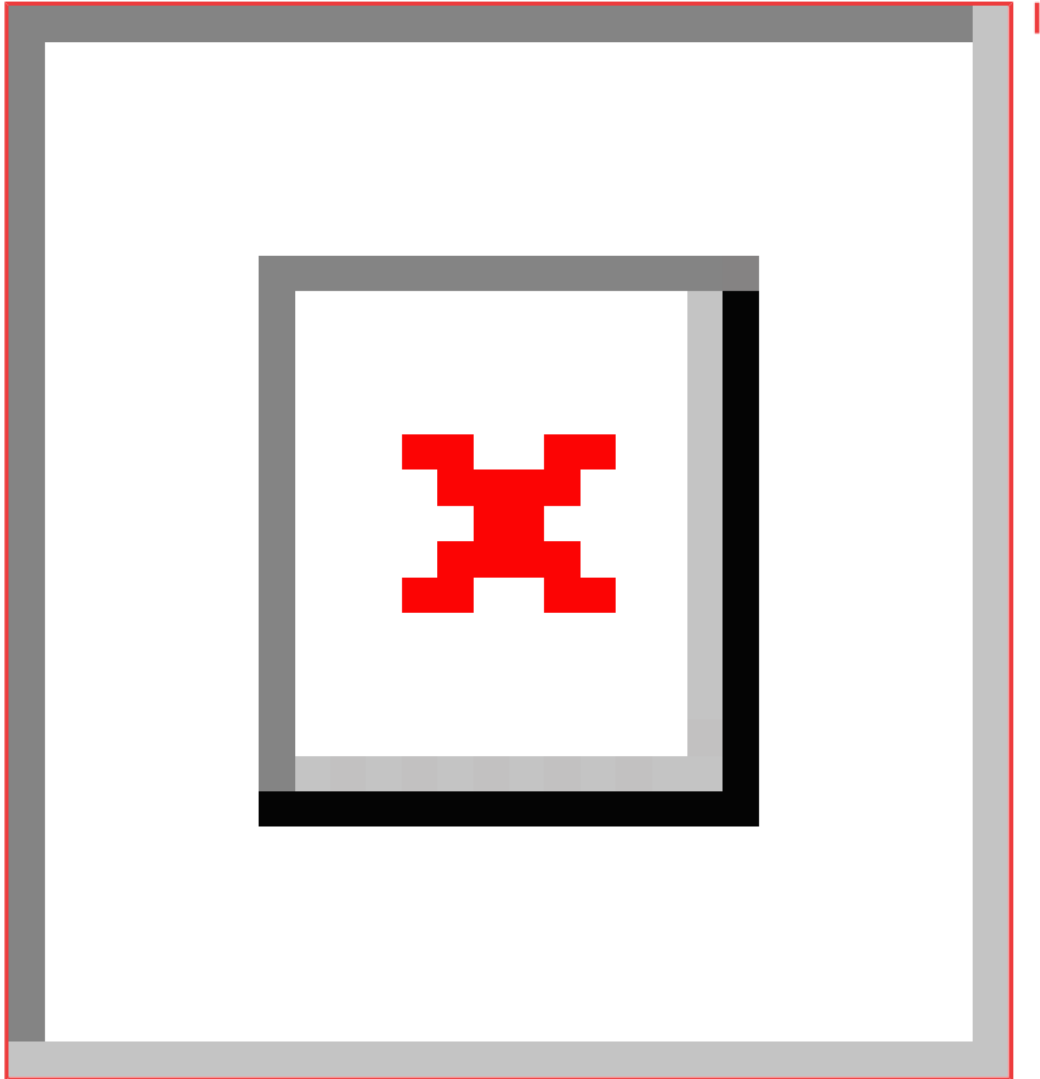


5.4-2 Precinct objectives

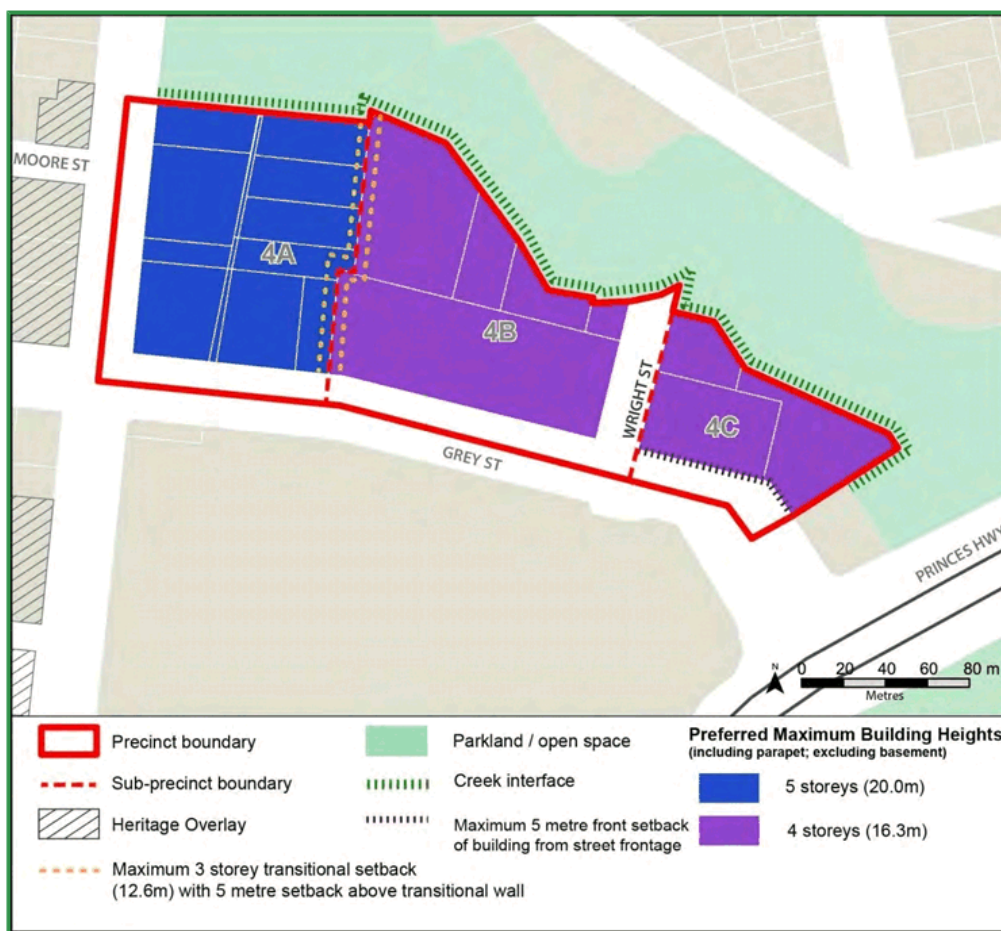
- ~~To recognise the distinction between town centre development and Grey Street and Franklin Street development leading to the creek.~~  
 To recognise the distinction between town centre development and Grey Street and Franklin Street development leading to the creek.
- ~~To ensure future design responds to the natural landform and landscape to the north along the creek.~~  
 To ensure future design responds to the natural landform and landscape to the north along the creek.
- ~~To ensure an attractive aspect towards Grey Street from the northern residential areas and the creekside.~~  
 To ensure an attractive aspect towards Grey Street from the northern residential areas and the creekside.
- ~~To provide clear, legible pedestrian and visual connections to Traralgon Creek.~~  
 To provide clear, legible pedestrian and visual connections to Traralgon Creek.

LATROBE PLANNING SCHEME

5.4-3 Precinct requirements



LATROBE PLANNING SCHEME



5.4-4

Precinct guidelines

- ~~Overall building heights should not exceed five storeys in sub-precinct 4A and four storeys in sub-precincts 4B and 4C above natural ground level.~~  
 Overall building heights should not exceed five storeys in sub-precinct 4A and four storeys in sub-precincts 4B and 4C above natural ground level.
- ~~Buildings should include front setbacks to Grey Street for landscaping in sub-precinct 4C.~~  
 Buildings should include front setbacks to Grey Street for landscaping in sub-precinct 4C.
- ~~Fencing along streets or along boundaries is discouraged.~~  
 Fencing along streets or along boundaries is discouraged.
- ~~Buildings should include side setbacks that allow view lines between the town centre and the parkland.~~  
 Buildings should include side setbacks that allow view lines between the town centre and the parkland.
- ~~Building design should consider the preferred mixed use land use; the interface with public open space; and respond to slope, flooding and local drainage constraints.~~  
 Building design should consider the preferred mixed use land use; the interface with public open space; and respond to slope, flooding and local drainage constraints.
- ~~New buildings on sloping land should be broken into modules and stepped with the landform. The use of split level buildings is supported.~~  
 New buildings on sloping land should be broken into modules and stepped with the landform. The use of split level buildings is supported.



## LATROBE PLANNING SCHEME

- ~~The development of new buildings on sloping land should limit the extent of cut and fill, and avoid the removal of established vegetation.~~  
The development of new buildings on sloping land should limit the extent of cut and fill, and avoid the removal of established vegetation.
- ~~Where street setbacks are proposed, new built form should incorporate landscape planting as part of the overall site design, including but not limited to canopy trees, shrubs and ground covers.~~  
Where street setbacks are proposed, new built form should incorporate landscape planting as part of the overall site design, including but not limited to canopy trees, shrubs and ground covers.
- ~~The size, height and proportion of signage should be complementary to the building and not a dominating element.~~  
The size, height and proportion of signage should be complementary to the building and not a dominating element.

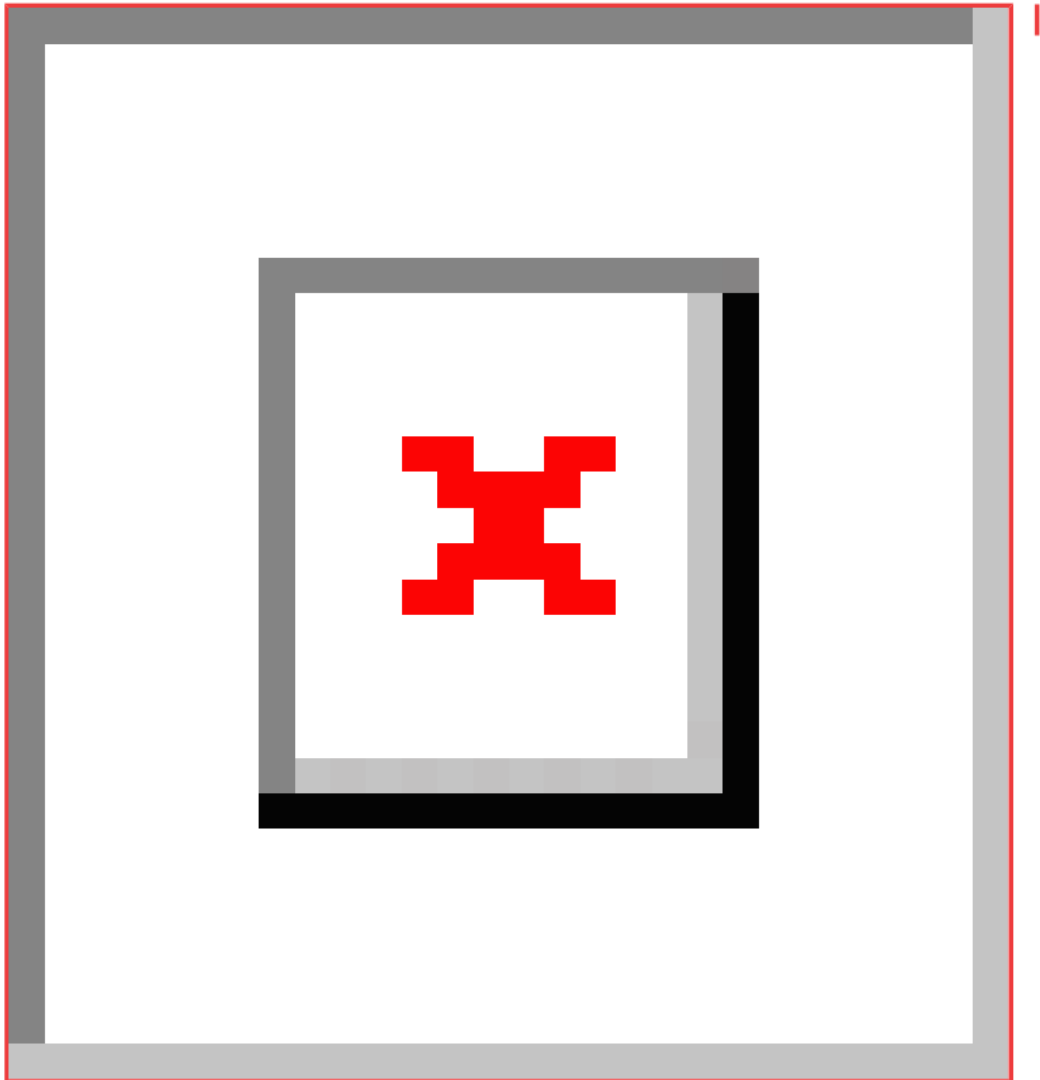
**5.4-5 Any other requirements**

None specified.

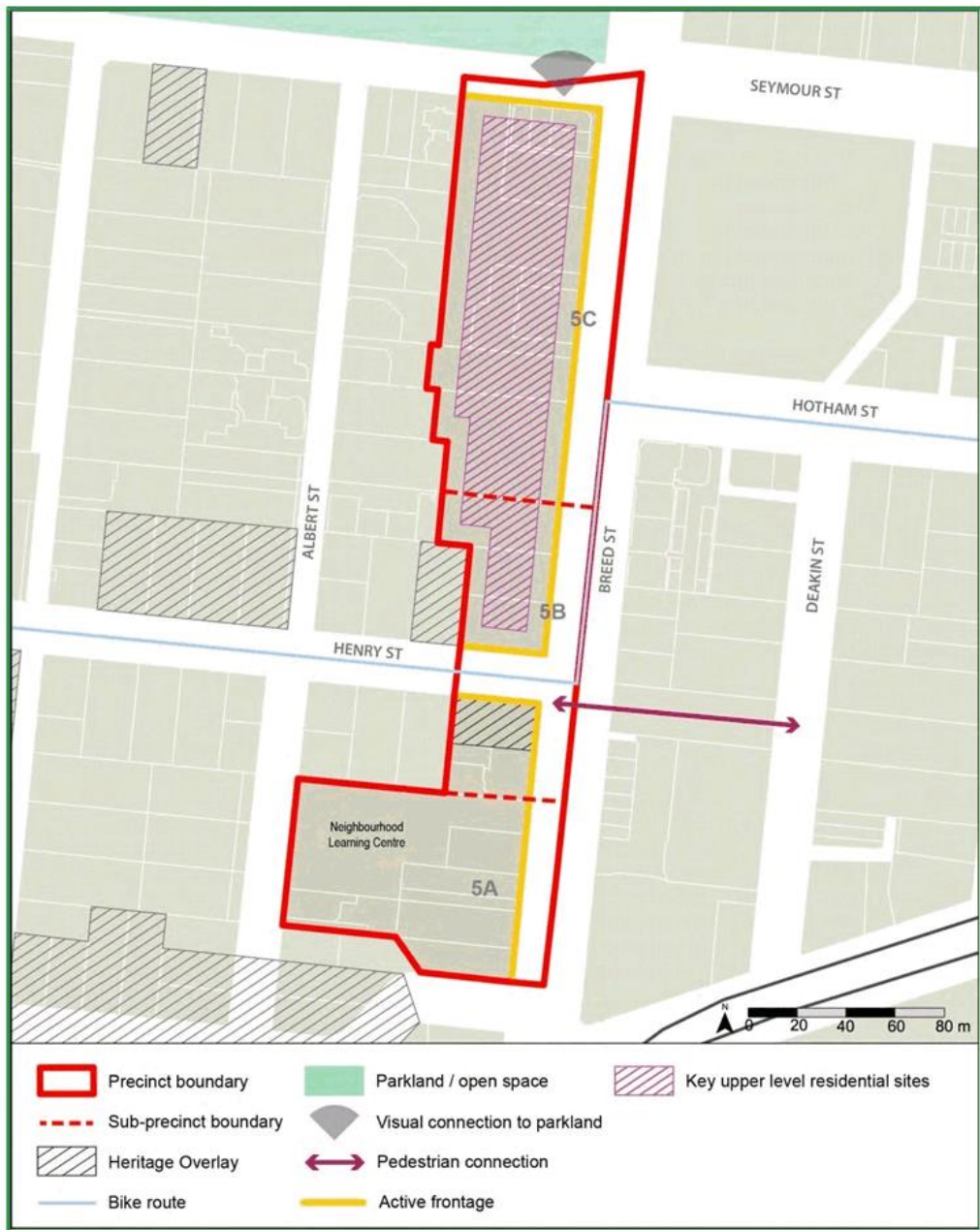
LATROBE PLANNING SCHEME

5.5 Precinct 5 – Breed Street

5.5-1 Precinct map



LATROBE PLANNING SCHEME



5.5-2

Precinct objectives

- ~~To recognise the Breed Street corridor as an area of transition between the city and surrounding residential areas.~~  
 To recognise the Breed Street corridor as an area of transition between the city and surrounding residential areas.
- ~~To encourage a transformation of the western side of Breed Street so that it is consistent with the town centre form.~~  
 To encourage a transformation of the western side of Breed Street so that it is consistent with the town centre form.
- ~~To support the development of service based uses and residential opportunities.~~

LATROBE PLANNING SCHEME

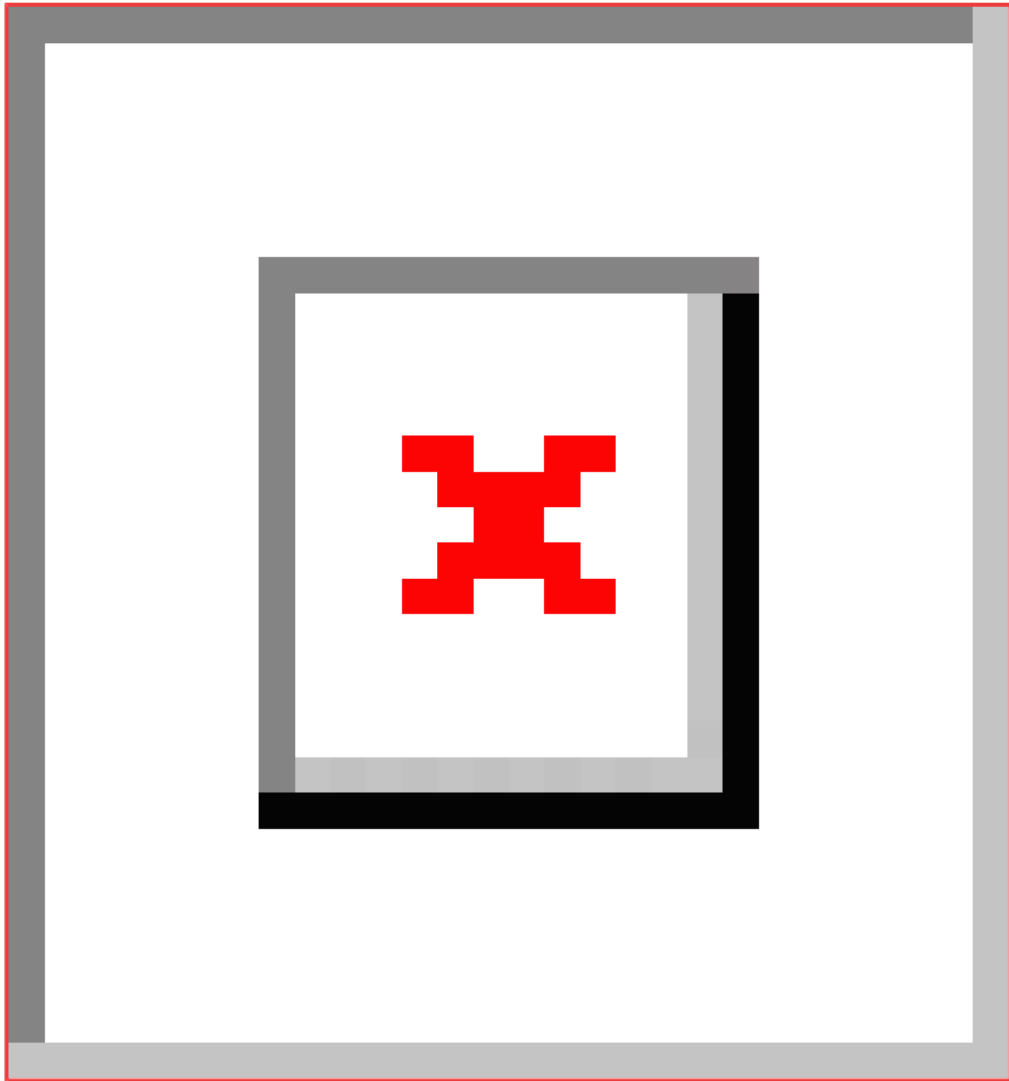
To support the development of service based uses and residential opportunities.

- ~~To discourage retail uses.~~  
To discourage retail uses.

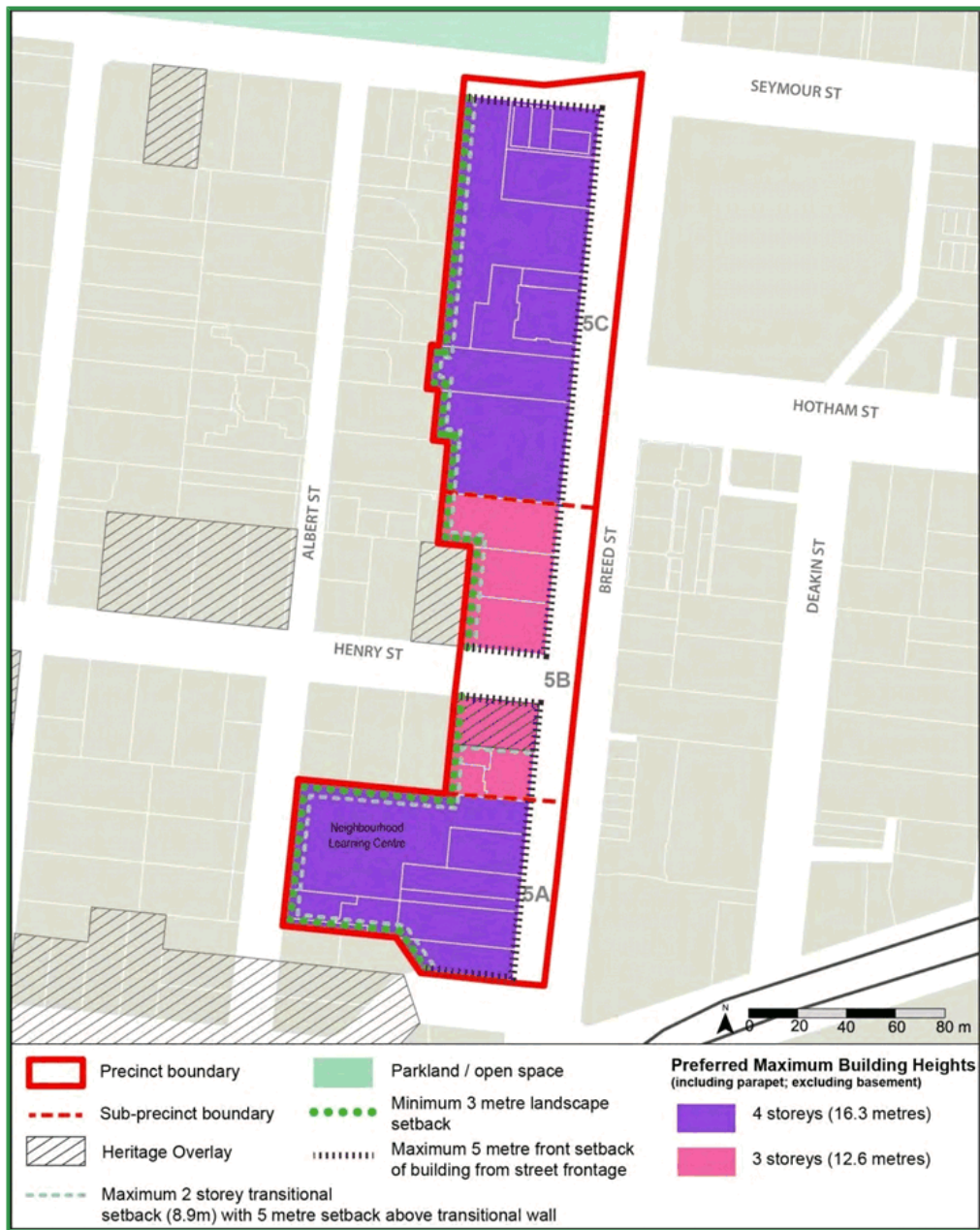


5.5-3

**Precinct requirements**



LATROBE PLANNING SCHEME



5.5-4

**Precinct guidelines**

- ~~Overall building heights should not exceed four storeys in sub precincts 5A and 5C and should not exceed three storeys in sub-precinct 5B.~~  
Overall building heights should not exceed four storeys in sub precincts 5A and 5C and should not exceed three storeys in sub-precinct 5B.
- ~~Buildings must have a minimum three metre setback from the western boundary, to allow a landscaping buffer to be established along the residential interface.~~  
Buildings must have a minimum three metre setback from the western boundary, to allow a landscaping buffer to be established along the residential interface.
- ~~Where built form abuts a residential zone any levels above two storeys must be setback a minimum of five metres above the abutting wall height.~~

## LATROBE PLANNING SCHEME

Where built form abuts a residential zone any levels above two storeys must be setback a minimum of five metres above the abutting wall height.

- ~~Support variation in front and side setbacks for commercial and other non-retail uses, subject to the provision of landscape treatments.~~  
Support variation in front and side setbacks for commercial and other non-retail uses, subject to the provision of landscape treatments.
- ~~Where street setbacks are proposed, new built form should incorporate landscaping as part of the overall site design, including but not limited to canopy trees, shrubs and ground covers.~~  
Where street setbacks are proposed, new built form should incorporate landscaping as part of the overall site design, including but not limited to canopy trees, shrubs and ground covers.
- ~~New development should present an active and attractive street frontage with a high level of interaction between the property and the street front.~~  
New development should present an active and attractive street frontage with a high level of interaction between the property and the street front.
- ~~Buildings should incorporate vertical and horizontal articulation of a human scale through design detailing.~~  
Buildings should incorporate vertical and horizontal articulation of a human scale through design detailing.
- ~~Fencing along the primary street frontage should be avoided.~~  
Fencing along the primary street frontage should be avoided.
- ~~The size, height and proportion of signage should be complementary to the building and not a dominating element.~~  
The size, height and proportion of signage should be complementary to the building and not a dominating element.

#### 5.5-5 Any other requirements

None specified.

#### 6.0 Application requirements

07/02/2019  
C106P12latr

The following application requirements apply to an application for a permit under Clause 37.08, in addition to those specified in Clause 37.08 and elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- An application to construct a building or construct or carry out works must be accompanied by the following information, as appropriate:

  - An urban design assessment for any development relating to buildings identified in this plan as having an active frontage.
  - 3D modelling of any development of four or more storeys within the Traralgon Activity Centre.

#### 7.0 Notice and review

07/02/2019  
C106P12latr

An application to use, subdivide land or construct a building or construct or carry out works within 30 metres of land (not a road) which is in a residential zone, land used for an education centre or land in a Public Acquisition Overlay to be acquired for an education centre is not exempt from the notice requirements of Section 52(1)(a), (b) and (d), the decision requirements of Section 64(1), (2) and (3) and the review rights of Section 82(1) of the Act.

## LATROBE PLANNING SCHEME

**8.0**07/02/2019  
C106P12latr**Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 37.08, in addition to those specified in Clause 37.08 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- Whether the use will detrimentally affect the amenity of the neighbourhood, including through the:
  - Transport of materials, goods or commodities to or from the land.
  - Appearance of any buildings, works or materials.
  - Emissions of noise artificial light, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil.
- Whether the proposal is of a high design quality, and designed with respect for the key features of the town centre setting.
- Whether the proposal recognises the capacity for change in the Town Centre by demonstrating that it can structurally accommodate a taller built form in the future.
- Whether the proposal responds sensitively to heritage interfaces where they affect or abut a heritage site.

**9.0**07/02/2019  
C106P12latr**Signs**

Sign requirements are at Clause 52.05. All land located in Precinct 1 (except sub-precinct 1A and 1B) and Precinct 2 (except sub-precinct 2B) is in Category 1. Sub-Precinct 1A and 1B, Precinct 3, 4 (except sub-precinct 4A) and 5 are Category 2. Sub-precinct 2B and 4A are Category 3.

**10.0**07/02/2019  
C106P12latr**Other provisions of the scheme**

None specified.

**11.0**07/02/2019  
C106P12latr**Reference documents**

*Traralgon Activity Centre Plan – Background Reports 2010*

*Traralgon Station Precinct Masterplan 2011 (as amended)*

*Car Parking Framework Review – Traralgon & Morwell 2014*

*Traralgon Activity Centre Plan 2018(as amended)*

LATROBE PLANNING SCHEME

07/02/2019  
C106P12latr

**SCHEDULE 1 TO CLAUSE 37.08 ACTIVITY CENTRE ZONE**

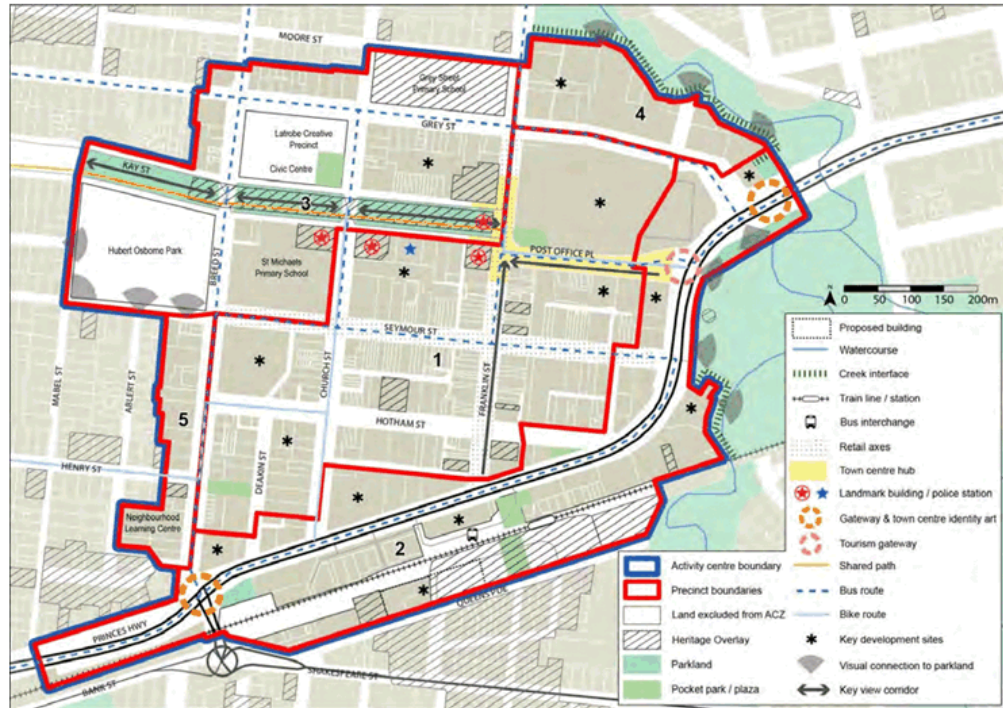
Shown on the planning scheme map as ACZ1.

**TRARALGON ACTIVITY CENTRE**

**1.0**

07/02/2019  
C106P12latr

**Traralgon Activity Centre Plan**



**2.0**

07/02/2019  
C106P12latr

**Land use and development objectives to be achieved**

**Public Realm**

- To create a Princes Highway Boulevard.
- To create a network of public spaces.
- To establish a ‘shared space’ in the form of a town square at the intersection of Post Office Place, Kay Street and Franklin Street.
- To incorporate art and place making to enhance identity and character.
- To support the integration and activation of the Traralgon Creek corridor.
- To resolve laneway ownership and encourage activation.

**Land Use**

- To emphasise the key retail axes of Franklin Street and Seymour Street.
- To promote the role of the Traralgon Activity Centre as the premier shopping and business destination for Gippsland.
- To support shop-top housing and mixed uses within the Activity Centre.
- To support the provision of appropriate youth spaces within the town centre.
- To encourage consolidation of land to facilitate the creation of viable development sites.
- To support civic and community uses.



## LATROBE PLANNING SCHEME

**Built Form**

- To consolidate the town centre by infilling blocks and creating a consistent street wall.
- To create strong urban form that responds to the public realm and regional character.
- To encourage the development of taller built form throughout the centre in recognition of the important CBD function that the Traralgon Activity Centre plays.
- To provide continuous weather protection such as an awning treatment along active frontages.

**Access & Movement**

- To identify and define the role of streets within the town centre.
- To encourage multi-storey and integrated parking solutions in appropriate locations.
- To improve the provision of facilities associated with public transport and implement the bus interchange at Traralgon Station.
- To provide safe cycle links through the town centre and ensure that connections can be made with other cycle path projects such as the Traralgon –Morwell Shared Pathway.
- To allow for pedestrian and visual links from Kay Street to Victory Park.

**3.0**07/02/2019  
C106P12latr**Table of uses****Section 1 - Permit not required**

Use	Condition
<b>Accommodation (Other than Corrective Institution)</b>	Any dwelling must be located above ground floor level except for entry foyers.  Any frontage at ground floor level must not exceed 2 metres.
<b>Art and craft centre</b>	
<b>Art gallery</b>	Must be in sub-precinct 2B or 4A
<b>Bus terminal</b>	
<b>Cinema</b>	
<b>Cinema based entertainment facility</b>	
<b>Child care centre</b>	Any frontage at ground floor level must not exceed 2 metres and access must not be shared with a dwelling (other than a caretaker's house).
<b>Education Centre</b>	
<b>Exhibition centre</b>	
<b>Home based business</b>	
<b>Informal outdoor recreation</b>	
<b>Medical Centre</b>	Must be located in Precinct 3 and 5.
<b>Office</b>	
<b>Railway station</b>	Must be located in Precinct 2.

## LATROBE PLANNING SCHEME

Use	Condition
Retail Premises (other than Landscape gardening supplies, Manufacturing sales, Motor vehicle, boat or caravan sales)	
Shop (other than Adult sex product shop)	
Any use listed in Clause 62.01	Must meet requirements of Clause 62.01.
See Section 1 of 37.08-2 for relevant provisions	

## Section 2 - Permit required

Use	Condition
Adult sex product shop	Must be at least 200 metres (measured by the shortest route reasonably accessible on foot) from a residential zone or, land used for a hospital, primary school or secondary school or land in a Public Acquisition Overlay to be acquired for a hospital, primary school or secondary school.
Car Wash	Must be located in Precinct 2.
Industry (other than Materials recycling and Transfer station)	
Leisure and recreation (other than Informal outdoor recreation, Major sports and recreation facility, Outdoor recreation facility, Open sports ground and Motor racing track)	
Place of assembly (Other than Cinema, Exhibition centre)	
Service station	Must be located in Precinct 2.
Utility installation (other than Minor utility installation and Telecommunications facility)	
Any other use not in Section 1 or 3	Section 2 of 37.08-2 for relevant provisions

## Section 3 – Prohibited

Use
Agriculture
Brothel
Cemetery
Corrective institution
Crematorium

## LATROBE PLANNING SCHEME

**Use**

Hospital

Landscaping gardening supplies

Major sports and recreation facility

Manufacturing sales

Materials recycling

Motor racing track

Motor vehicle, boat or caravan sales

Open sports ground

Outdoor recreation facility

Primary produce sales

Recreational boat facility

Saleyard

Service industry (other than Car wash)

Tramway

Transfer station

Transport terminal (other than Railway station and Bus terminal)

Winery

**4.0**07/02/2019  
C106P12latr**Centre-wide provisions****4.1**07/02/2019  
C106P12latr**Use of land**

A permit is not required to use land for the purpose of Local Government provided the use is carried out by, or on behalf of, the public land manager.

**4.2**07/02/2019  
C106P12latr**Subdivision**

None specified.

**4.3**07/02/2019  
C106P12latr**Buildings and works**

No permit is required to construct a building or construct or carry out works for the following:

- The installation of an automatic teller machine.
- An alteration to an existing building façade provided:
  - The alteration does not include the installation of an external roller shutter.
  - At least 80 per cent of the building facade at ground floor level is maintained as an entry or window with clear glazing.
- An awning that projects over a road if it is authorised by the relevant public land manager.

**4.4**

Proposed C122latr

**Design and development**

The following design and development requirements apply to an application to construct a building or construct or carry out works:

**LATROBE PLANNING SCHEME****General**

- New development within the town centre must be of high design quality and must respect the key features of the town centre setting.
- New development should be constructed to the preferred maximum building height.
- If new development must be below the preferred maximum building height, an application should demonstrate that the development can structurally accommodate a taller built form in the future.
- New development must respond sensitively to heritage interfaces where they affect or abut a heritage site.
- Promote upper level residential development in key upper level residential areas identified on the Precinct Maps.

**Building heights and setbacks**

- Building heights and setbacks should meet the precinct requirements specified at Clause 5 of this schedule.
- Preferred maximum building heights do not include non-occupiable architectural features or landmarks, architectural features (such as domes, towers, masts) and building services, (including enclosed stairwells) that do not exceed the preferred maximum height by more than four metres. The combined floor area of these features should not exceed ten percent of the gross floor area of the top building level.
- The street edge wall height (where a building is on sloping land) is the height of the wall at the mid-point on the front title boundary where there is no front setback.
- Built form abutting an identified activated laneway or a heritage building (where it does not abut a residential zone) must ensure that any levels above three storeys are set back a minimum five metres from that interface except where specified in Clause 5 of this schedule.
- Where built form abuts a residential zone, any levels above two storeys must be setback a minimum of five metres above the abutting wall height.

**Streetscapes and facades**

- Buildings on sloping sites should be articulated to reduce visual bulk and improve the appearance of new development. The ground floor of new buildings should be at the same level as the existing footpath, where possible.
- Development should respond to the sloping topography to minimise the need for cut and fill.
- The siting and design of new development should be sensitive to and reinforce the locally distinctive topography and views to surrounding areas, including through maintaining building setbacks and street plantings to frame key view corridors.
- Development at gateway locations and Key Development Sites should be of high quality, distinctive and emphasise the importance of their corner location to act as a local landmark.
- All retail and commercial developments must present an active and attractive street frontage at ground level to ensure that ground floor frontages:
  - are pedestrian oriented;
  - allow passive surveillance to the street;
  - add interest and vitality;
  - avoid blank walls; and
  - avoid painted or fixed signage on windows.
- Encourage clear glazing on ground floor frontages.

**LATROBE PLANNING SCHEME**

- New infill development in the town centre should be contemporary and complementary to the existing built form and heritage places.
- Entrances to buildings should be clearly articulated through the use of awnings, parapets or vertical articulation and should be orientated to the street front.
- Design buildings to improve pedestrian safety on streets that will accommodate higher levels of foot traffic.
- All retail and commercial developments interfacing with an identified activated laneway or through-block link should present an active frontage to the laneway to increase levels of activity and passive surveillance.
- Windows and balconies at upper levels should be incorporated into the design to provide greater visibility to the public realm.
- Large development sites should incorporate vertical and horizontal articulation through design detailing.
- Existing canopy vegetation should be retained and incorporated into the design of new development.
- Where street setbacks are proposed, new built form should incorporate landscape planting as part of the overall site design, including but not limited to canopy trees, shrubs and ground covers.
- Where new landscaping is proposed, ensure the height of the selected species will not adversely affect pedestrian safety (i.e. low scale vegetation to car parks). Promote hardy, drought tolerant species to minimise maintenance costs and maximise resilience.

**Materials**

- The use of contemporary materials including timber is strongly encouraged.

**Access**

- Large developments should incorporate through-block links (north to south and east to west) to encourage pedestrian permeability.
- Secondary pedestrian access to buildings should be incorporated into buildings that abut an identified activated laneway.
- Vehicle access and loading areas should be separated from pedestrian access, preferably located at the side and rear of development (loading bays should be within service lanes), and screened from view.
- If vehicle access is proposed to be located to the front of the development (and an alternative location cannot reasonably be provided), priority should be given to pedestrian movement.
- Ensure on-site car parking has a minimal visual impact on the streetscape. Avoid parking between building frontages and the street.
- Require redevelopment of key development sites and any multi-level buildings to incorporate car parking within their form.
- Support multi-level car parks in identified locations.

**Sustainability**

- Encourage passive and active sustainability principles in the design and operation of new development.
- Encourage the incorporation of water sensitive urban design (WSUD) principles and ecologically sustainable design (ESD) measures in both the public and private realms.

**LATROBE PLANNING SCHEME**

- Encourage the design of new development to include window positions that allow for natural cross-ventilation.
- Continuous weather protection measures (awnings, verandahs, shade cloths or canopies) should be provided along key pedestrian areas to allow winter sun and restrict summer sun.

**Public Realm**

- Protect and enhance street trees in the town centre and key landscape features including the Kay Street corridor, the Traralgon Court House and Post Office and Traralgon Creek.
- All infrastructure and services should be contained underground within service trenches and pits, and not be discernible within the public realm.
- Ensure bin storage areas are located to the side or rear of commercial buildings and are screened from view within the public realm.
- Site air conditioning units (or other such plant facilities) behind the roofline so they are not visible from the street.

**Signage and Lighting**

- Signage on the building façade must be limited, particularly across windows and doors, to ensure passive surveillance and an active interface with the streetscape.
- Signage should not protrude above the parapet.
- The proportion and scale of signage should not detract from public view lines and views of the surrounding landscape.
- Encourage lighting that promotes a safe and secure environment for pedestrians.
- Tall pole flood lighting is discouraged.
- Encourage illumination of building façades where lighting is well integrated into the façade design, subject to no light spilling into adjoining residential areas and areas with shop-top housing.

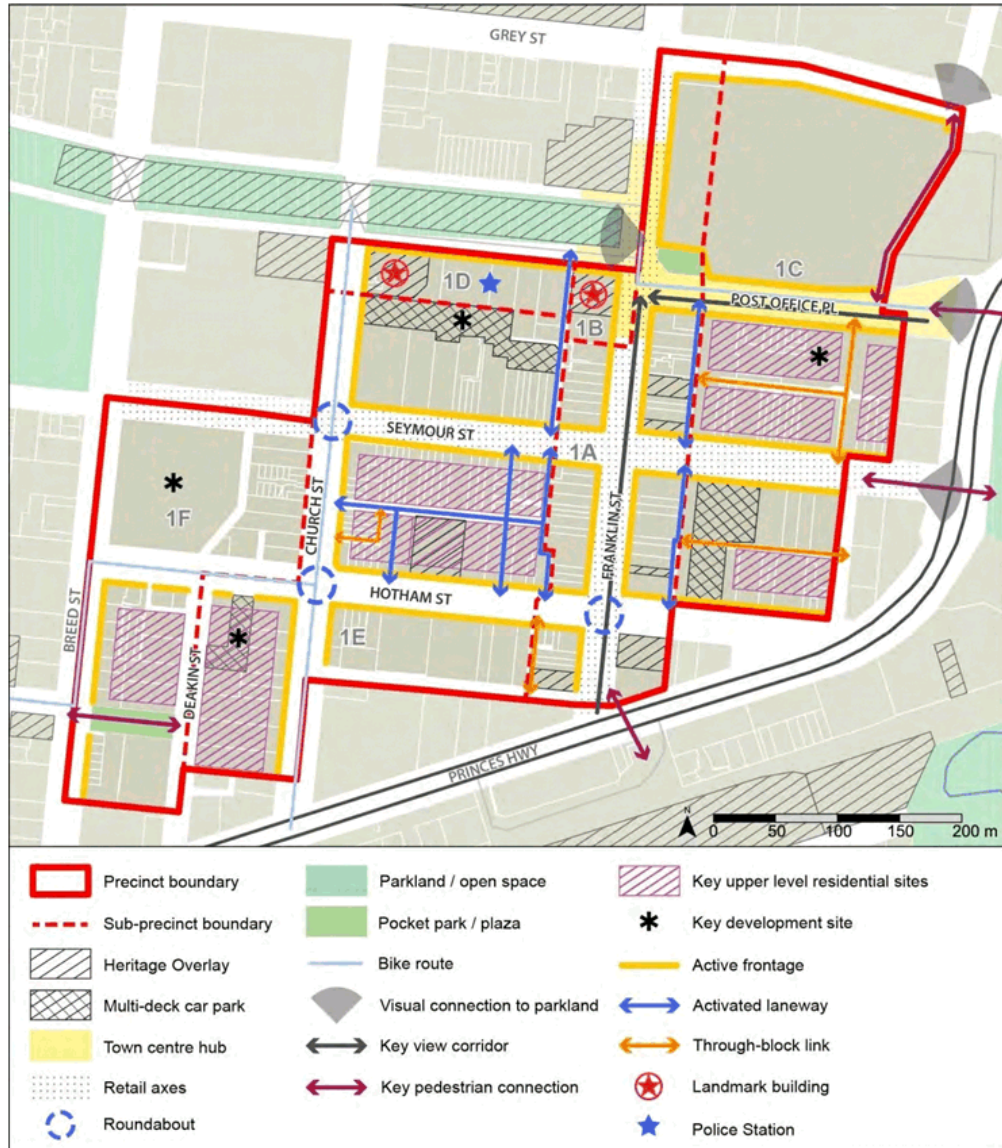
LATROBE PLANNING SCHEME

5.0 Precinct provisions

Proposed C122latr

5.1 Precinct 1 – Town Centre Core

5.1-1 Precinct map



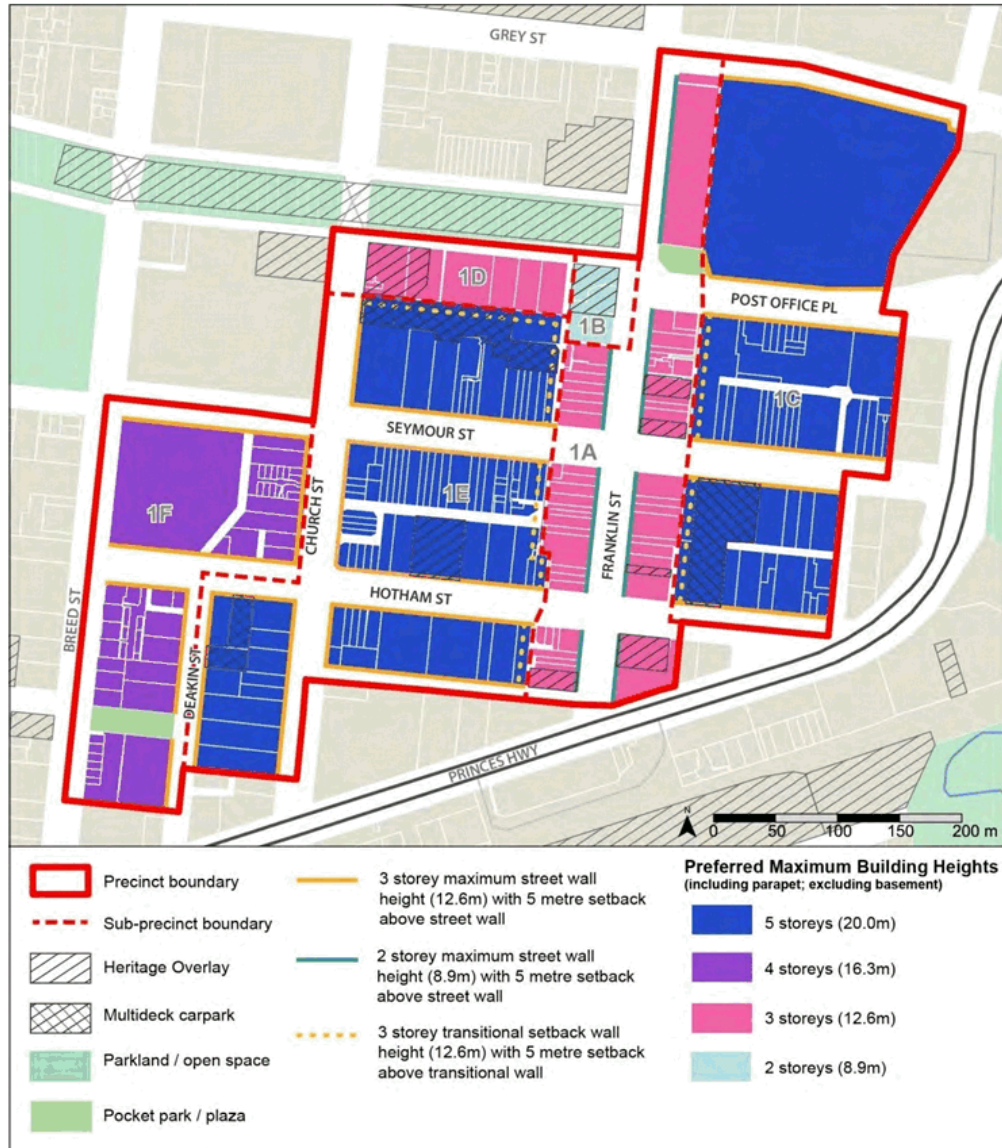
5.1-2 Precinct objectives

- To achieve sensitive consolidation of the town centre core, and provide the opportunity to develop underutilised sites.
- To establish a consistent street wall arrangement that reiterates the grid street network of the town centre.
- To encourage residential development within the town centre.
- To strengthen the role of the key retail axes of Franklin and Seymour Streets as a vibrant dining, retail and commercial hub.

LATROBE PLANNING SCHEME

- To ensure a distinction between the historic Franklin Street corridor and the contemporary streetscapes of Seymour and Hotham Streets.
- To create a shared community space around Post Office Place, Kay Street and Franklin Street that can be utilised for civic occasions.

5.1-3 Precinct requirements



5.1-4 Precinct guidelines

- Properties fronting Franklin Street should not exceed three storeys and should have a two storey street wall to maintain view lines to the Traralgon Court House and Post Office, except for sub-precinct 1B which should not exceed two storeys.
- Any sites identified with a preferred maximum building height of five storeys must ensure that any levels above three storeys are set back a minimum five metres from the street frontage to be recessive in appearance.



LATROBE PLANNING SCHEME

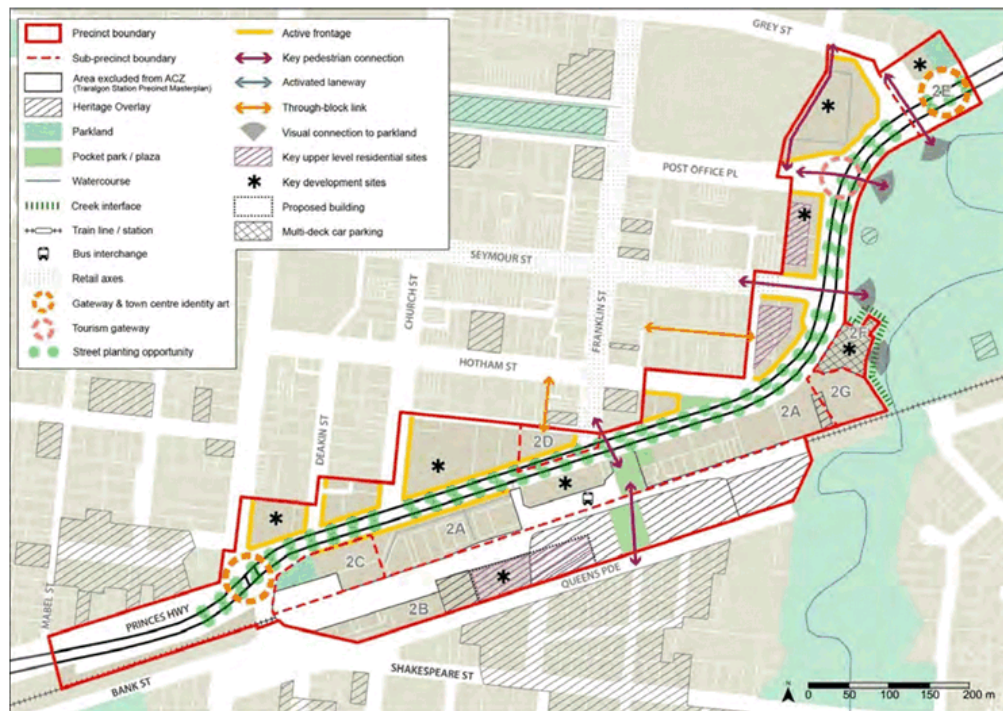
- Redevelopment of any heritage buildings should be sympathetic to the traditional fabric of the building, including its principal street wall or façade.
- New development should maintain and contribute to the fine grain character along the main commercial streets.
- All retail and commercial developments must present an active and attractive street frontage at ground level to ensure that ground floor frontages provide continuity of ground floor shops.
- Treat Post Office Place as a public plaza, incorporating paving treatments, public art and street furniture.
- Improve pedestrian connections between Wright Street and the east end of Post Office Place.
- Illuminated or electronic signage should be limited.

5.1-5 Any other requirements

None specified.

5.2 Precinct 2 – Princes Highway and Station Corridor

5.2-1 Precinct map



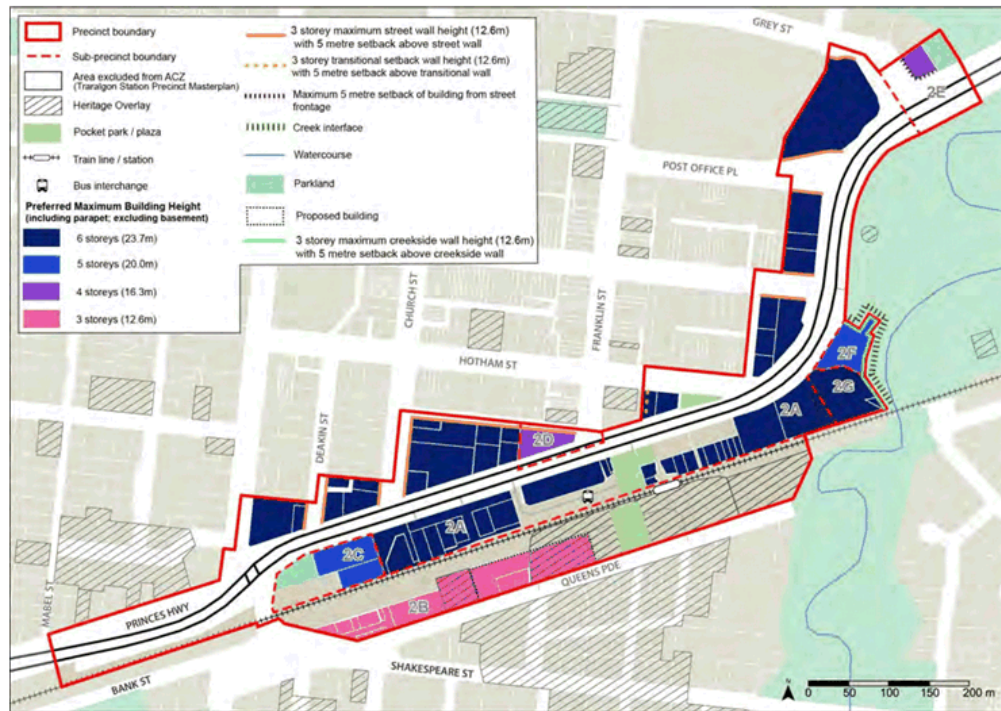
5.2-2 Precinct objectives

- To ensure a defined urban form along the Princes Highway corridor that reinforces the presence of the town centre and its position as the commercial centre of Gippsland’s regional city.

## LATROBE PLANNING SCHEME

- To ensure complementary redevelopment of the southern side of the train station that encourages higher density residential and mixed use developments and improves pedestrian access to ensure the integration of the station precinct with the surrounding area.
- To allow for a demarcation of gateway buildings at the north-east and south-western corners to announce the arrival and departure from the town centre.

## 5.2-3 Precinct requirements



## 5.2-4 Precinct guidelines

- Any sites identified with a preferred maximum building height of six storeys that interface with sites of three storeys or less (as identified in Clause 5.2-3) must ensure that upper levels above three storeys are set back at interfaces to ensure a sensitive transition in built form.
- New development on the northern and western side of the highway should be built to the street edge (no setback).
- Variation in front setbacks for commercial and other non-retail uses are possible on the southern side of Princes Highway and within the station precinct, subject to the provision of front landscaping.
- Key Development Sites along the Princes Highway should be architecturally interesting, innovative, high quality and well designed to provide a visually interesting presentation to the Highway and to define key gateways into the Traralgon Activity Centre.
- New development within the precinct abutting the creek and parkland should provide active and visually interesting edges to improve surveillance and activation of the public realm.
- Support the inclusion of a public plaza fronting the Princes Highway, creating linkages to Franklin Street, as outlined in 5.2-1.
- Support a landscape boulevard along the highway.
- Illuminated or electronic signage should be limited.

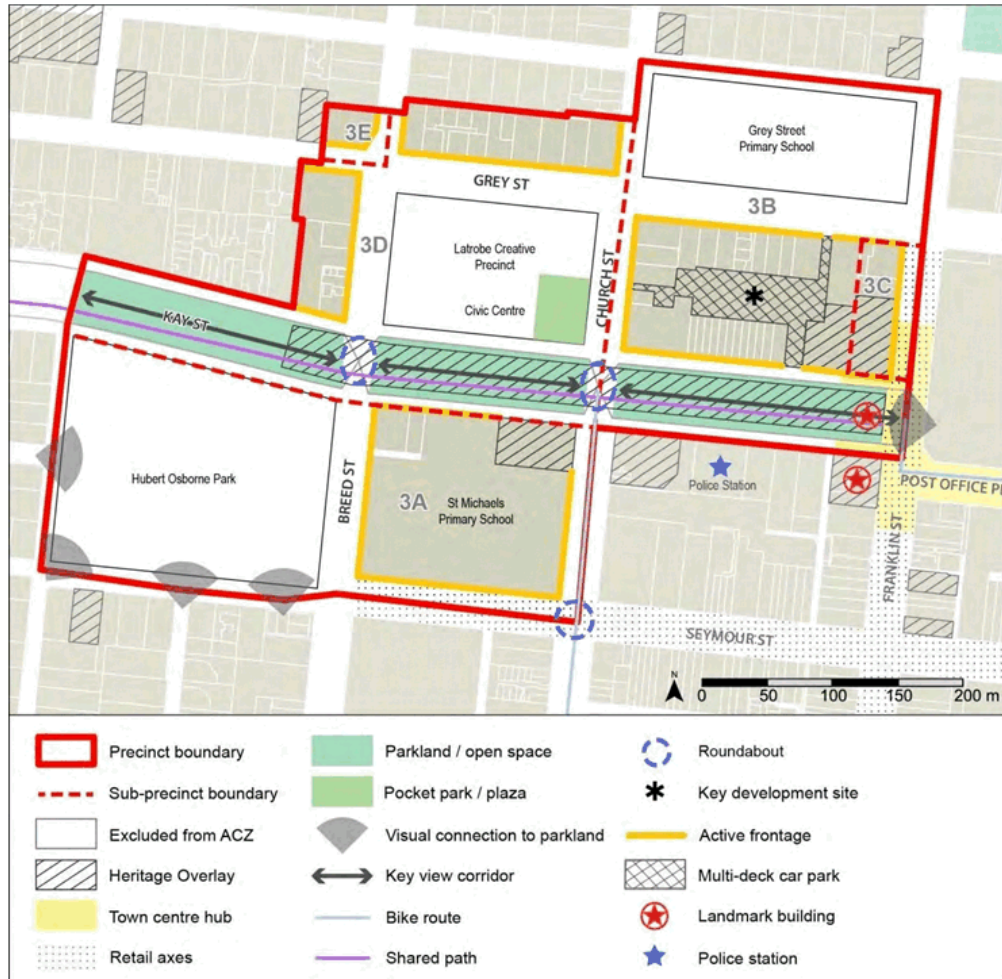
LATROBE PLANNING SCHEME

5.2-5 Any other requirements

None specified.

5.3 Precinct 3 – Kay Street and Civic Corridor

5.3-1 Precinct map

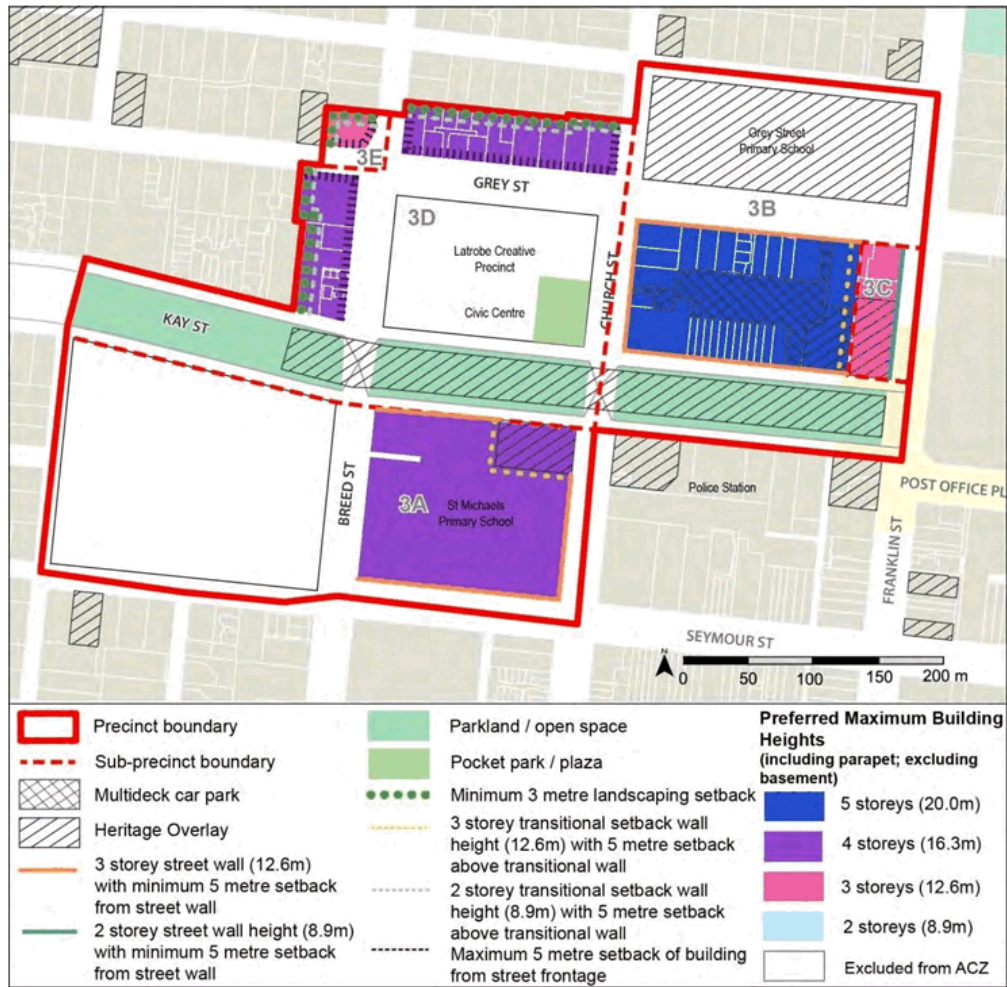


5.3-2 Precinct objectives

- To recognise the importance of landscaping and built heritage elements along Kay Street as an historic point of arrival into Traralgon, including view lines towards the Franklin Street junction and views of the church at the intersection of Church and Kay streets.
- To recognise Kay Street as a green corridor, with the opportunity to enhance the boulevard through further landscaping on either side of the streetscape.
- To take advantage of open space and civic assets between Breed and Franklin Streets, including Hubert Osborne Park, the Latrobe Creative Precinct and the Traralgon Court House and Post Office.

LATROBE PLANNING SCHEME

5.3-3 Precinct requirements



5.3-4 Precinct guidelines

- Any sites identified with a preferred maximum building height of five storeys must ensure that any levels above three storeys are set back a minimum five metres from the street frontage to be recessive in appearance.
- Buildings must have a minimum three metre rear setback to allow a landscaping buffer to be established along the residential interface in sub-precincts 3D and 3E.
- Where built form abuts a residential zone any levels above two storeys must be setback a minimum of five metres above the abutting wall height
- New development should be a minimum of three storeys.
- All retail and commercial development should establish a consistent street wall at ground level in sub-precincts 3A, 3B and 3C.
- Front setbacks incorporating forecourts and landscape elements are supported within sub-precincts 3D and 3E.
- Fencing along the primary street frontage should be avoided.
- The size, height and proportion of signage should be complementary to the building.

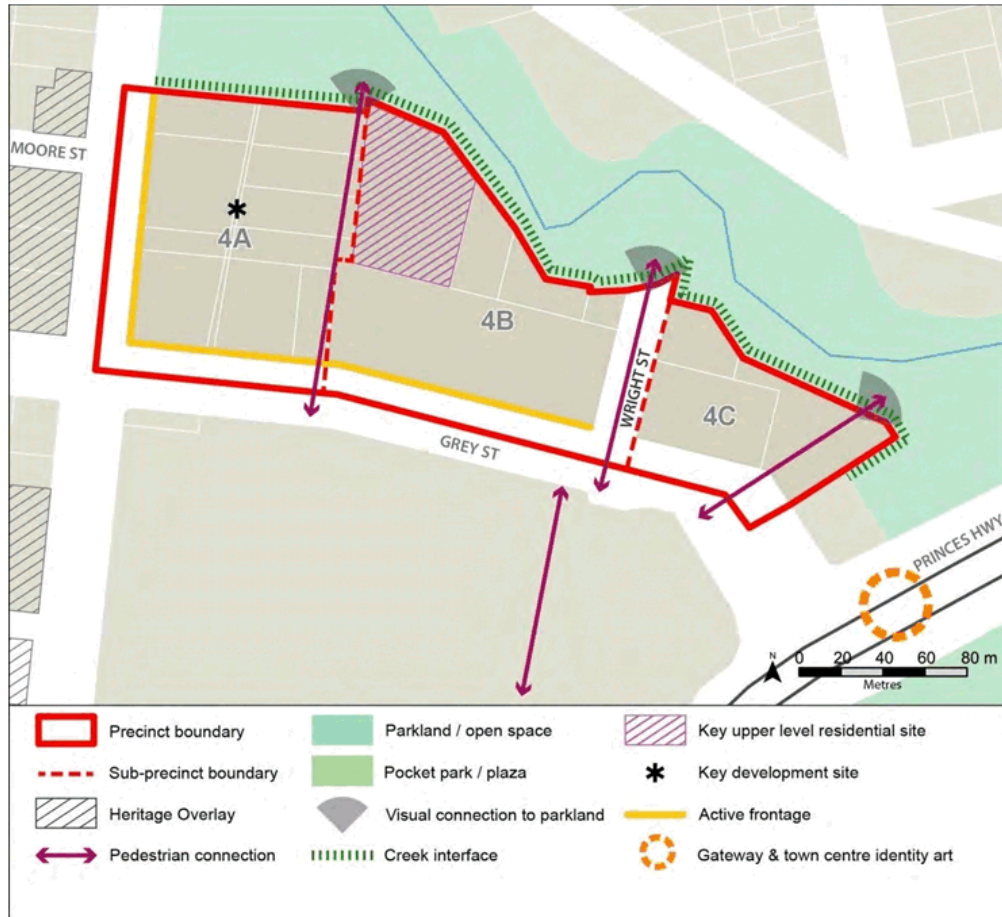
LATROBE PLANNING SCHEME

5.3-5 Any other requirements

None specified.

5.4 Precinct 4 – Creekside Office

5.4-1 Precinct map

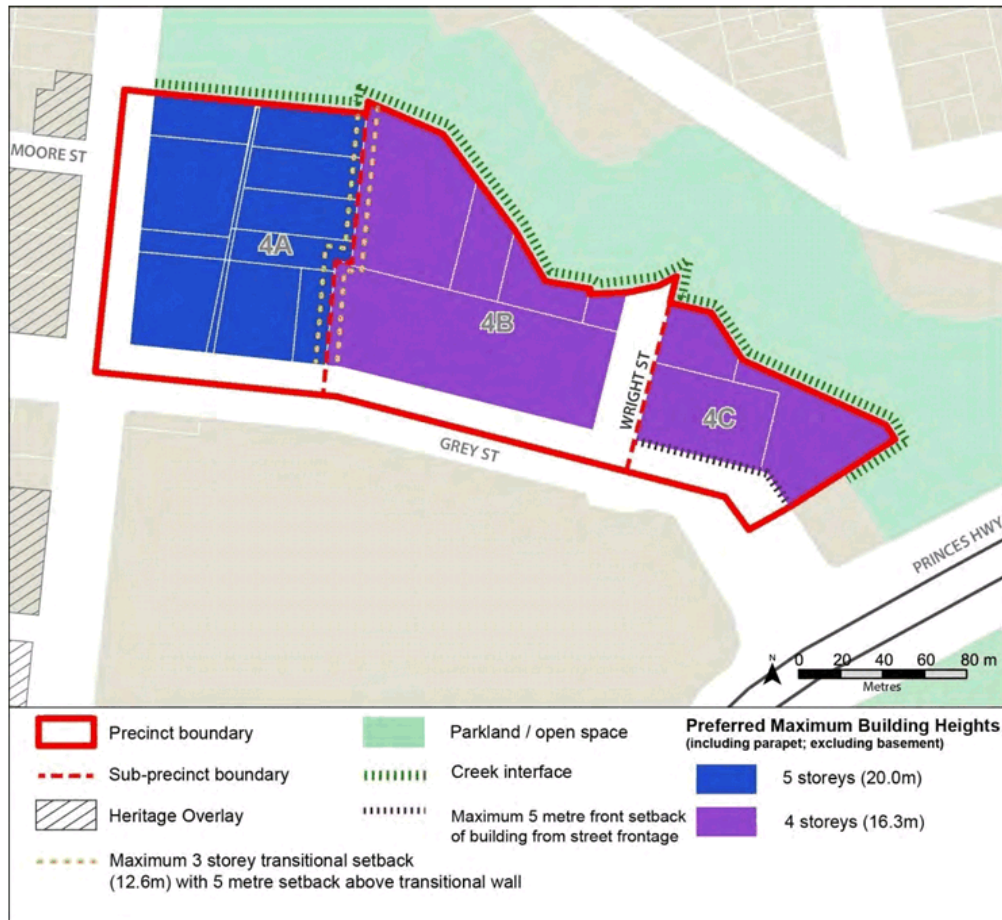


5.4-2 Precinct objectives

- To recognise the distinction between town centre development and Grey Street and Franklin Street development leading to the creek.
- To ensure future design responds to the natural landform and landscape to the north along the creek.
- To ensure an attractive aspect towards Grey Street from the northern residential areas and the creekside.
- To provide clear, legible pedestrian and visual connections to Traralgon Creek.

LATROBE PLANNING SCHEME

5.4-3 Precinct requirements



5.4-4 Precinct guidelines

- Overall building heights should not exceed five storeys in sub-precinct 4A and four storeys in sub-precincts 4B and 4C above natural ground level.
- Buildings should include front setbacks to Grey Street for landscaping in sub-precinct 4C.
- Fencing along streets or along boundaries is discouraged.
- Buildings should include side setbacks that allow view lines between the town centre and the parkland.
- Building design should consider the preferred mixed use land use; the interface with public open space; and respond to slope, flooding and local drainage constraints.
- New buildings on sloping land should be broken into modules and stepped with the landform. The use of split level buildings is supported.
- The development of new buildings on sloping land should limit the extent of cut and fill, and avoid the removal of established vegetation.
- Where street setbacks are proposed, new built form should incorporate landscape planting as part of the overall site design, including but not limited to canopy trees, shrubs and ground covers.
- The size, height and proportion of signage should be complementary to the building and not a dominating element.

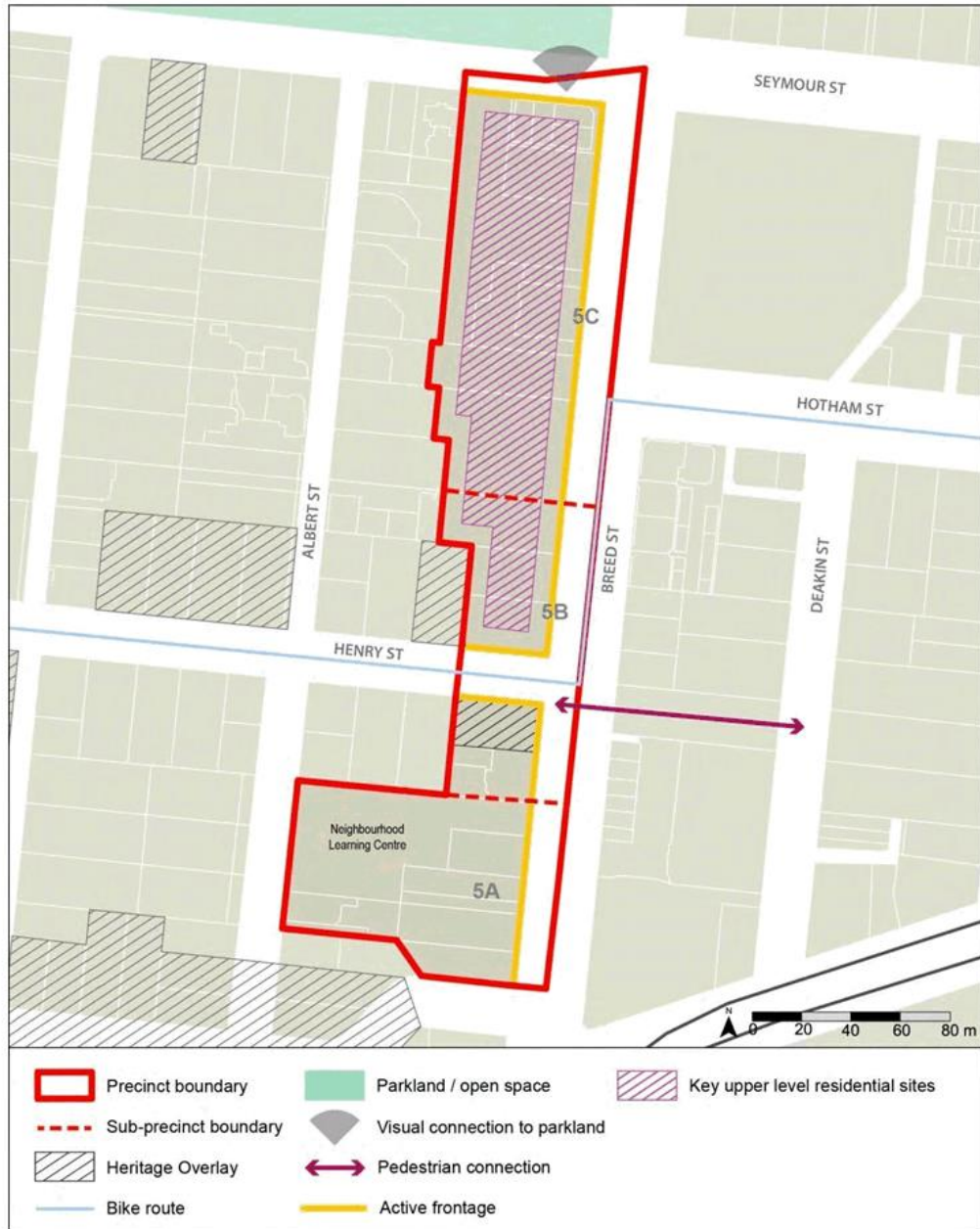
LATROBE PLANNING SCHEME

5.4-5 Any other requirements

None specified.

5.5 Precinct 5 – Breed Street

5.5-1 Precinct map



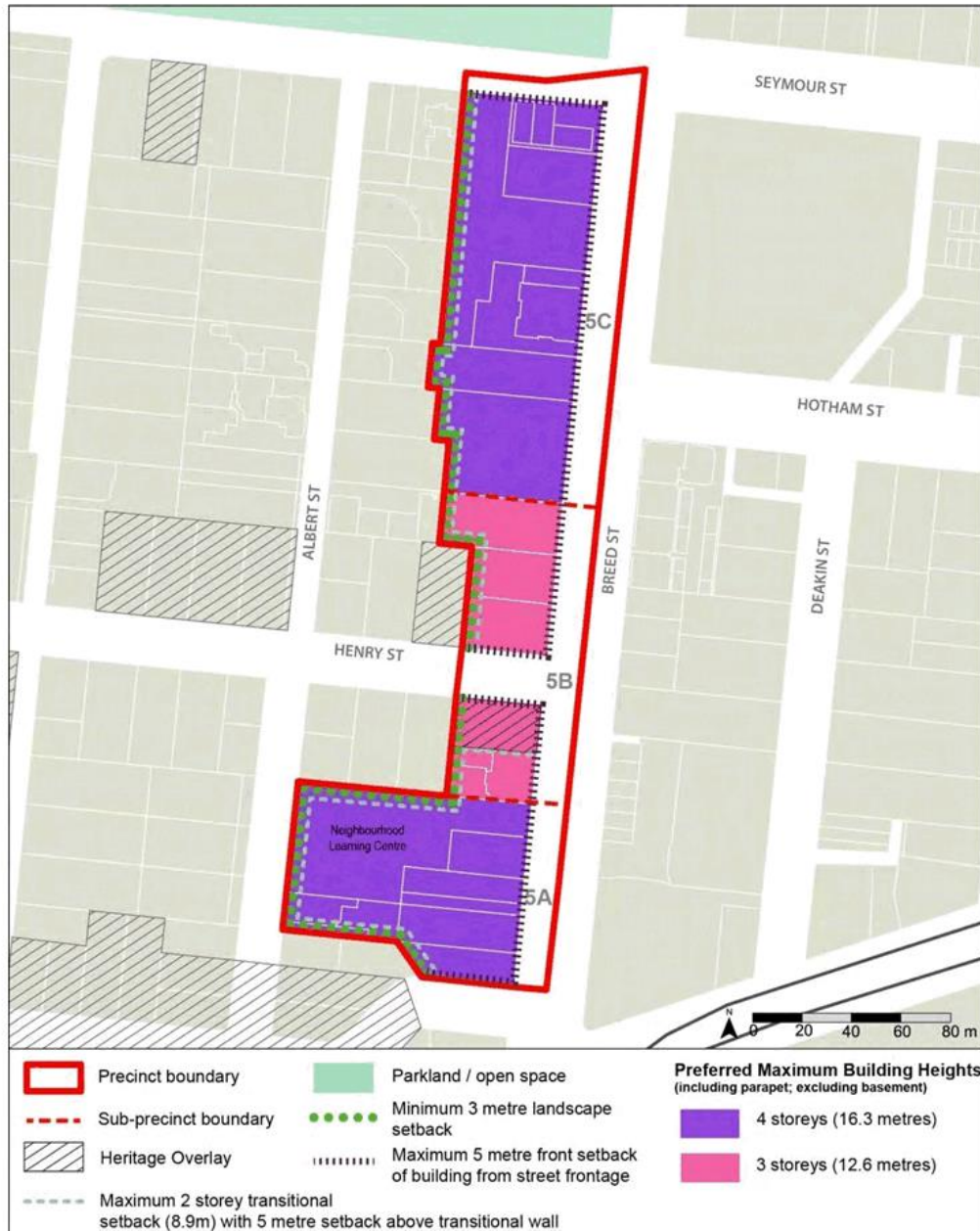
5.5-2 Precinct objectives

- To recognise the Breed Street corridor as an area of transition between the city and surrounding residential areas.

LATROBE PLANNING SCHEME

- To encourage a transformation of the western side of Breed Street so that it is consistent with the town centre form.
- To support the development of service based uses and residential opportunities.
- To discourage retail uses.

5.5-3 Precinct requirements



5.5-4 Precinct guidelines

- Overall building heights should not exceed four storeys in sub precincts 5A and 5C and should not exceed three storeys in sub-precinct 5B.



## LATROBE PLANNING SCHEME

- Buildings must have a minimum three metre setback from the western boundary, to allow a landscaping buffer to be established along the residential interface.
- Where built form abuts a residential zone any levels above two storeys must be setback a minimum of five metres above the abutting wall height.
- Support variation in front and side setbacks for commercial and other non-retail uses, subject to the provision of landscape treatments.
- Where street setbacks are proposed, new built form should incorporate landscaping as part of the overall site design, including but not limited to canopy trees, shrubs and ground covers.
- New development should present an active and attractive street frontage with a high level of interaction between the property and the street front.
- Buildings should incorporate vertical and horizontal articulation of a human scale through design detailing.
- Fencing along the primary street frontage should be avoided.
- The size, height and proportion of signage should be complementary to the building and not a dominating element.

### 5.5-5 Any other requirements

None specified.

### 6.0

07/02/2019  
C106P12latr

### Application requirements

The following application requirements apply to an application for a permit under Clause 37.08, in addition to those specified in Clause 37.08 and elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- An application to construct a building or construct or carry out works must be accompanied by the following information, as appropriate:
  - An urban design assessment for any development relating to buildings identified in this plan as having an active frontage.
  - 3D modelling of any development of four or more storeys within the Traralgon Activity Centre.

### 7.0

---/---/---  
Proposed C122latr

### Notice and review

An application to use, subdivide land or construct a building or construct or carry out works within 30 metres of land (not a road) which is in a residential zone, land used for an education centre or land in a Public Acquisition Overlay to be acquired for an education centre is not exempt from the notice requirements of Section 52(1)(a), (b) and (d), the decision requirements of Section 64(1), (2) and (3) and the review rights of Section 82(1) of the Act.

### 8.0

07/02/2019  
C106P12latr

### Decision guidelines

The following decision guidelines apply to an application for a permit under Clause 37.08, in addition to those specified in Clause 37.08 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- Whether the use will detrimentally affect the amenity of the neighbourhood, including through the:
  - Transport of materials, goods or commodities to or from the land.

**LATROBE PLANNING SCHEME**

- Appearance of any buildings, works or materials.
- Emissions of noise artificial light, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil.
- Whether the proposal is of a high design quality, and designed with respect for the key features of the town centre setting.
- Whether the proposal recognises the capacity for change in the Town Centre by demonstrating that it can structurally accommodate a taller built form in the future.
- Whether the proposal responds sensitively to heritage interfaces where they affect or abut a heritage site.

**9.0**

07/02/2019  
C106P12latr

**Signs**

Sign requirements are at Clause 52.05. All land located in Precinct 1 (except sub-precinct 1A and 1B) and Precinct 2 (except sub-precinct 2B) is in Category 1. Sub-Precinct 1A and 1B, Precinct 3, 4 (except sub-precinct 4A) and 5 are Category 2. Sub-precinct 2B and 4A are Category 3.

**10.0**

07/02/2019  
C106P12latr

**Other provisions of the scheme**

None specified.

**11.0**

07/02/2019  
C106P12latr

**Reference documents**

*Traralgon Activity Centre Plan – Background Reports 2010*

*Traralgon Station Precinct Masterplan 2011 (as amended)*

*Car Parking Framework Review – Traralgon & Morwell 2014*

*Traralgon Activity Centre Plan 2018(as amended)*

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 44.06 BUSHFIRE MANAGEMENT OVERLAY**Shown on the planning scheme map as **BMO1**.**BOOLARRA, MOE, MORWELL, NEWBOROUGH, YALLOURN, YALLOURN NORTH, TRARALGON SOUTH BAL-12.5 AREAS****1.0**06/06/2019  
C116latr**Statement of the bushfire management objectives to be achieved**

To specify bushfire protection measures to construct or extend one dwelling on a lot.

To specify referral requirements for applications to construct or extend one dwelling on a lot.

**2.0**06/06/2019  
C116latr**Application**

The application to construct or extend one dwelling on a lot must include all the requirements set out in this schedule.

Clause 53.02 applies in all other circumstances.

**3.0**06/06/2019  
C116latr**Permit requirement**

None specified.

**4.0**06/06/2019  
C116latr Proposed C122latr**Application requirements-~~(4)~~**

The following application requirements apply to an application for a permit under Clause 44.06:

~~An application must be accompanied by a~~A bushfire management plan that:

- ~~Shows all of the required bushfire protection measures specified in this schedule,~~  
Shows all of the required bushfire protection measures specified in this schedule,
- ~~Includes written conditions that implement the required bushfire protection measures,~~  
Includes written conditions that implement the required bushfire protection measures,
- ~~Identifies water supply including the location of any fire hydrant within 120 metres of the rear of the building, and~~  
Identifies water supply including the location of any fire hydrant within 120 metres of the rear of the building, and
- ~~Details vehicle access.~~  
Details vehicle access.

**5.0**06/06/2019  
C116latr**Requirements to be met**

The following requirements apply to an application to construct a single dwelling on a lot:

- The dwelling must be constructed to BAL-12.5
- Defendable space is to be provided for a distance of 30 metres around the dwelling or to the property boundary, whichever is the lesser and maintained in accordance with the vegetation management requirements of Clause 53.02 with the following variation:
  - The canopy of trees must be separated by at least 2 metres.
- A static water supply must be provided in accordance with Clause 53.02 , and
- Vehicle access must be provided in accordance with Clause 53.02 .
- If these requirements are not met, the requirements of Clause 53.02 apply.

**6.0**06/06/2019  
C116latr**Substitute approved measures for Clause 53.02**

None specified.

## LATROBE PLANNING SCHEME

**7.0**06/06/2019  
C116latr**Additional alternative measures for Clause 53.02**

None specified.

**8.0**06/06/2019  
C116latr**Mandatory Condition**

~~An application must include the mandatory conditions as specified in Clause 44.06-5~~ None specified.

**9.0**06/06/2019  
C116latr**Referral of application not required**

~~An application for a single dwelling on a lot meeting all of the required bushfire protection measures under this overlay is not required to be referred under Section 55 of the Act to the person or body specified as the referral authority in Clause 66.03 to the relevant fire authority under Section 55 of the Act.~~

**10.0**06/06/2019  
C116latr**Notice and review**

None specified.

**11.0**06/06/2019  
C116latr**Decision guidelines**

~~The following decision guidelines apply to an application for a permit under Clause 44.06, in addition to those specified in Clause 44.06 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:~~

~~Before deciding on an application, in addition to the decision guidelines in Clause 65, the responsible authority must consider whether all of the bushfire protection measures in this schedule have been met.~~

- Whether all of the bushfire protection measures in this schedule have been met.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 44.06 BUSHFIRE MANAGEMENT OVERLAY**

Shown on the planning scheme map as **BMO1**.

**BOOLARRA, MOE, MORWELL, NEWBOROUGH, YALLOURN, YALLOURN NORTH, TRARALGON SOUTH BAL-12.5 AREAS**

**1.0**06/06/2019  
C116latr**Statement of the bushfire management objectives to be achieved**

To specify bushfire protection measures to construct or extend one dwelling on a lot.

To specify referral requirements for applications to construct or extend one dwelling on a lot.

**2.0**06/06/2019  
C116latr**Application**

The application to construct or extend one dwelling on a lot must include all the requirements set out in this schedule.

Clause 53.02 applies in all other circumstances.

**3.0**06/06/2019  
C116latr**Permit requirement**

None specified.

**4.0**--/--/--  
Proposed C122latr**Application requirements**

The following application requirements apply to an application for a permit under Clause 44.06:

A bushfire management plan that:

- Shows all of the required bushfire protection measures specified in this schedule,
- Includes written conditions that implement the required bushfire protection measures,
- Identifies water supply including the location of any fire hydrant within 120 metres of the rear of the building, and
- Details vehicle access.

**5.0**06/06/2019  
C116latr**Requirements to be met**

The following requirements apply to an application to construct a single dwelling on a lot:

- The dwelling must be constructed to BAL-12.5
- Defendable space is to be provided for a distance of 30 metres around the dwelling or to the property boundary, whichever is the lesser and maintained in accordance with the vegetation management requirements of Clause 53.02 with the following variation:
  - The canopy of trees must be separated by at least 2 metres.
- A static water supply must be provided in accordance with Clause 53.02 , and
- Vehicle access must be provided in accordance with Clause 53.02 .
- If these requirements are not met, the requirements of Clause 53.02 apply.

**6.0**06/06/2019  
C116latr**Substitute approved measures for Clause 53.02**

None specified.

**7.0**06/06/2019  
C116latr**Additional alternative measures for Clause 53.02**

None specified.

## LATROBE PLANNING SCHEME

**8.0 Mandatory Condition**

--/--  
Proposed C122latr

None specified.

**9.0 Referral of application not required**

--/--  
Proposed C122latr

An application under this overlay is not required to be referred to the relevant fire authority under Section 55 of the Act.

**10.0 Notice and review**

06/06/2019  
C116latr

None specified.

**11.0 Decision guidelines**

--/--  
Proposed C122latr

The following decision guidelines apply to an application for a permit under Clause 44.06, in addition to those specified in Clause 44.06 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- Whether all of the bushfire protection measures in this schedule have been met.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 44.07 STATE RESOURCE OVERLAY**Shown on the planning scheme map as **SRO1**.**GIPPSLAND BROWN COALFIELDS****1.0**19/01/2006  
VC37**Statement of resource significance**

The Gippsland Coalfields provide a secure long term energy source for base load power generation in Victoria, as well as providing an unique opportunity for other related significant developments.

**2.0**19/01/2006  
VC37**Management objective**

In order to ensure the medium to long term extraction and use of the coal resource for power generation, building, works and subdivision of land over the resource should be of a type that will not inhibit, by way of community significance or cost of removal, the eventual productive use of that resource.

**3.0**19/04/2006  
VC37 Proposed C122latr**Application requirements ~~(4)~~**

The following decision guidelines apply to an application for a permit under Clause 44.07, in addition to those specified in Clause 44.07 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

Applications for buildings, works or subdivision which must be accompanied by a report, prepared in accordance with the requirements of Clause 44.07-3:

- To subdivide land which creates a lot with an area less than 20 hectares.
- To construct a building or construct or carry out works for:
  - cemetery.
  - educational centre.
  - exhibition centre.
  - function centre.
  - golf course.
  - hospital.
  - industry (other than rural industry).
  - major sports and recreational facility.
  - plantation
  - shop or office with a floor area exceeding 2,000 square metres.
  - accommodation if the total number of people to be accommodated exceeds 100 or the proposed development results in an increase of greater than 25% per cent to the floor area of an existing accommodation building

A fire management plan, to the satisfaction of the responsible authority, must be submitted with any application for building, works or subdivision within 1000 metres of a Mining Licence.

## LATROBE PLANNING SCHEME

## 4.0

22/08/2014  
VC118

## Referral of applications

Kind of Application	Referral Authority
To subdivide land: <ul style="list-style-type: none"> <li>▪ which create a lot with an area less than 20 hectares.</li> </ul>	The Secretary to the Department administering the <i>Mineral Resources (Sustainable Development) Act 1990</i>
To develop land for: <ul style="list-style-type: none"> <li>▪ cemetery.</li> <li>▪ educational centre.</li> <li>▪ exhibition centre.</li> <li>▪ function centre.</li> <li>▪ golf course.</li> <li>▪ hospital.</li> <li>▪ industry (other than rural industry).</li> <li>▪ major sports and recreational facility.</li> <li>▪ plantation</li> <li>▪ shop or office with a floor area exceeding 2,000 square metres.</li> <li>▪ accommodation if the total number of people to be accommodated exceeds 100 or the proposed development results in an increase of greater than 25% to the floor area of an existing accommodation building.</li> </ul>	The Secretary to the Department administering the <i>Mineral Resources (Sustainable Development) Act 1990</i>

## 5.0

49/04/2006  
VC37 Proposed C122latrDecision guidelines ~~(2)~~

~~Before deciding on an application of a kind specified in 3.0 of this schedule, the responsible authority must consider~~ The following decision guidelines apply to an application for a permit under Clause 44.07, in addition to those specified in Clause 44.07 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- The need to ensure development of the land does not inhibit the eventual development and use of the coal.
- The need to exclude urban development, including low density residential development, and rural living development, from this overlay area.
- The impact of the building and works on nearby existing or proposed brown coal mining or electricity generation and any nearby agricultural uses.



## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 44.07 STATE RESOURCE OVERLAY**

Shown on the planning scheme map as **SRO1**.

**GIPPSLAND BROWN COALFIELDS****1.0**19/01/2006  
VC37**Statement of resource significance**

The Gippsland Coalfields provide a secure long term energy source for base load power generation in Victoria, as well as providing an unique opportunity for other related significant developments.

**2.0**19/01/2006  
VC37**Management objective**

In order to ensure the medium to long term extraction and use of the coal resource for power generation, building, works and subdivision of land over the resource should be of a type that will not inhibit, by way of community significance or cost of removal, the eventual productive use of that resource.

**3.0**---/---/---  
Proposed C122latr**Application requirements**

The following decision guidelines apply to an application for a permit under Clause 44.07, in addition to those specified in Clause 44.07 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

Applications for buildings, works or subdivision which must be accompanied by a report, prepared in accordance with the requirements of Clause 44.07-3:

- To subdivide land which creates a lot with an area less than 20 hectares.
- To construct a building or construct or carry out works for:
  - cemetery.
  - educational centre.
  - exhibition centre.
  - function centre.
  - golf course.
  - hospital.
  - industry (other than rural industry).
  - major sports and recreational facility.
  - plantation
  - shop or office with a floor area exceeding 2,000 square metres.
  - accommodation if the total number of people to be accommodated exceeds 100 or the proposed development results in an increase of greater than 25 per cent to the floor area of an existing accommodation building

A fire management plan, to the satisfaction of the responsible authority, must be submitted with any application for building, works or subdivision within 1000 metres of a Mining Licence.

## LATROBE PLANNING SCHEME

## 4.0

22/08/2014  
VC118

## Referral of applications

Kind of Application	Referral Authority
To subdivide land: <ul style="list-style-type: none"> <li>▪ which create a lot with an area less than 20 hectares.</li> </ul>	The Secretary to the Department administering the <i>Mineral Resources (Sustainable Development) Act 1990</i>
To develop land for: <ul style="list-style-type: none"> <li>▪ cemetery.</li> <li>▪ educational centre.</li> <li>▪ exhibition centre.</li> <li>▪ function centre.</li> <li>▪ golf course.</li> <li>▪ hospital.</li> <li>▪ industry (other than rural industry).</li> <li>▪ major sports and recreational facility.</li> <li>▪ plantation</li> <li>▪ shop or office with a floor area exceeding 2,000 square metres.</li> <li>▪ accommodation if the total number of people to be accommodated exceeds 100 or the proposed development results in an increase of greater than 25% to the floor area of an existing accommodation building.</li> </ul>	The Secretary to the Department administering the <i>Mineral Resources (Sustainable Development) Act 1990</i>

## 5.0

Proposed C122latr

## Decision guidelines

The following decision guidelines apply to an application for a permit under Clause 44.07, in addition to those specified in Clause 44.07 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- The need to ensure development of the land does not inhibit the eventual development and use of the coal.
- The need to exclude urban development, including low density residential development, and rural living development, from this overlay area.
- The impact of the building and works on nearby existing or proposed brown coal mining or electricity generation and any nearby agricultural uses.

## LATROBE PLANNING SCHEME

09/11/2017  
GC75**SCHEDULE 1 TO CLAUSE 45.06 DEVELOPMENT CONTRIBUTIONS PLAN OVERLAY**Shown on the planning scheme map as **DCPO1**.**LAKE NARRACAN DEVELOPMENT CONTRIBUTIONS PLAN****1.0**17/12/2015  
C86**Area covered by this development contributions plan**All land within the *Lake Narracan Precinct Structure Plan* area as shown on the Planning Scheme Maps as DCPO1.**2.0**~~17/12/2015~~  
~~686~~ Proposed C122latr**Summary of costs****All Infrastructure**

Facility	Total cost \$	Time of provision	Actual cost contribution attributable to development \$	Proportion of cost attributable to development %
Roads	\$4,713,515	Refer to DCP	\$4,713,515	100%
Intersections	\$20,310,294	Refer to DCP	\$19,783,019	97.4%
Culvert projects	\$999,000	Refer to DCP	\$999,000	100%
Open Space	\$8,925,502	Refer to DCP	\$8,181,192	91.7%
Community facilities	\$3,541,286	Refer to DCP	\$3,541,286	100%
Wetland	\$9,887,392	Refer to DCP	\$9,887,392	100%
Waterways	\$9,153,000	Refer to DCP	\$9,153,000	100%
<b>TOTAL</b>	<b>\$57,529,989</b>		<b>\$56,258,404</b>	

**3.0**~~09/11/2017~~  
~~6675~~ Proposed C122latr**Summary of contributions**

FACILITY Facility	LEVIES PAYABLE BY THE DEVELOPMENT Levies payable by the development (\$)	
	Development Infrastructure All development per NDA	Community Infrastructure
Roads	\$13,959	-
Intersections	\$58,589	-
Culvert projects	\$2,959	-
Open space	\$24,229	-
Community facilities	\$10,488	-
Wetland	\$29,282	-
Waterways	\$27,107	-

## LATROBE PLANNING SCHEME

FACILITY/Facility	LEVIES PAYABLE BY THE DEVELOPMENT/Levies payable by the development (\$)	
	Development Infrastructure All development per NDA	Community Infrastructure
TOTAL	\$166,614	\$897 per dwelling

**3.1**09/11/2017  
6675**Summary of contributions**

The capital cost for each infrastructure item will be adjusted by applying the Building Price Index, as publicised in the latest edition of Rawlinsons Australian Construction Handbook on 1st July each year.

The land values will be adjusted on 1 July each year following a re-valuation of properties undertaken by a registered valuer.

**The Community Infrastructure Levy (CIL) payable under this Development Contributions Plan (DCP)**

Section 46L of the *Planning and Environment Act 1987* sets the maximum CIL amount that can be collected under an approved DCP.

If the maximum amount of the CIL which may be collected under an approved DCP is varied under section 46L of the *Planning and Environment Act 1987*, the collecting agency may adjust the amount of the CIL payable under this DCP in accordance with section 46L of the *Planning and Environment Act 1987*.

If the collecting agency adjusts the amount of the CIL payment under this DCP, the collecting agency will publish the adjusted amount of the CIL payable under this DCP on its website.

**4.0**17/12/2015  
C86**Land or development excluded from development contributions plan**

Land required for the following as set out in the *Lake Narracan Precinct Structure Plan 2014* is excluded from the Net Developable Area:

- Arterial roads and connector roads, community facilities, government and non government schools.
- Encumbered land.
- Active and passive open space.

*Note: This schedule sets out a summary of the costs and contributions prescribed in the development contributions plan. Refer to the Lake Narracan Development Contributions Plan incorporated into the Latrobe Planning Scheme for full details.*

## LATROBE PLANNING SCHEME

09/11/2017  
GC75**SCHEDULE 1 TO CLAUSE 45.06 DEVELOPMENT CONTRIBUTIONS PLAN OVERLAY**Shown on the planning scheme map as **DCPO1**.**LAKE NARRACAN DEVELOPMENT CONTRIBUTIONS PLAN****1.0**17/12/2015  
C86**Area covered by this development contributions plan**All land within the *Lake Narracan Precinct Structure Plan* area as shown on the Planning Scheme Maps as DCPO1.**2.0**---/---/---  
Proposed C122latr**Summary of costs**

Facility	Total cost \$	Time of provision	Actual cost contribution attributable to development \$	Proportion of cost attributable to development %
Roads	\$4,713,515	Refer to DCP	\$4,713,515	100%
Intersections	\$20,310,294	Refer to DCP	\$19,783,019	97.4%
Culvert projects	\$999,000	Refer to DCP	\$999,000	100%
Open Space	\$8,925,502	Refer to DCP	\$8,181,192	91.7%
Community facilities	\$3,541,286	Refer to DCP	\$3,541,286	100%
Wetland	\$9,887,392	Refer to DCP	\$9,887,392	100%
Waterways	\$9,153,000	Refer to DCP	\$9,153,000	100%
<b>TOTAL</b>	<b>\$57,529,989</b>		<b>\$56,258,404</b>	

**3.0**---/---/---  
Proposed C122latr**Summary of contributions**

Facility	Levies payable by the development (\$)	
	Development Infrastructure All development per NDA	Community Infrastructure
Roads	\$13,959	-
Intersections	\$58,589	-
Culvert projects	\$2,959	-
Open space	\$24,229	-
Community facilities	\$10,488	-
Wetland	\$29,282	-
Waterways	\$27,107	-
<b>TOTAL</b>	<b>\$166,614</b>	<b>\$897 per dwelling</b>

## LATROBE PLANNING SCHEME

The capital cost for each infrastructure item will be adjusted by applying the Building Price Index, as publicised in the latest edition of Rawlinsons Australian Construction Handbook on 1st July each year.

The land values will be adjusted on 1 July each year following a re-valuation of properties undertaken by a registered valuer.

### **The Community Infrastructure Levy (CIL) payable under this Development Contributions Plan (DCP)**

Section 46L of the *Planning and Environment Act 1987* sets the maximum CIL amount that can be collected under an approved DCP.

If the maximum amount of the CIL which may be collected under an approved DCP is varied under section 46L of the *Planning and Environment Act 1987*, the collecting agency may adjust the amount of the CIL payable under this DCP in accordance with section 46L of the *Planning and Environment Act 1987*.

If the collecting agency adjusts the amount of the CIL payment under this DCP, the collecting agency will publish the adjusted amount of the CIL payable under this DCP on its website.

## 4.0

17/12/2015  
C86

### **Land or development excluded from development contributions plan**

Land required for the following as set out in the *Lake Narracan Precinct Structure Plan 2014* is excluded from the Net Developable Area:

- Arterial roads and connector roads, community facilities, government and non government schools.
- Encumbered land.
- Active and passive open space.

*Note: This schedule sets out a summary of the costs and contributions prescribed in the development contributions plan. Refer to the Lake Narracan Development Contributions Plan incorporated into the Latrobe Planning Scheme for full details.*

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 45.09 PARKING OVERLAY**

Shown on the planning scheme map as **PO1**.

**TRARALGON ACTIVITY CENTRE****1.0**06/06/2019  
C116latr**Parking objectives to be achieved**

To ensure the appropriate provision of car parking spaces in the Traralgon Activity Centre Parking Precinct shown on Map 1 to this schedule and to maintain a balance between car parking supply and demand in the centre.

To provide for cash-in-lieu payments for car parking provision in the Traralgon Activity Centre Parking Precinct.

**2.0**06/06/2019  
C116latr**Permit requirement**

A permit may be granted to reduce the number of car parking spaces as specified for a particular use under Clause 3 of this schedule within the Traralgon Activity Centre Parking Precinct, provided a financial contribution is made in accordance with Clause 5 of this schedule in lieu of the car park reduction.

**3.0**21/11/2019  
61495latr**Number of car parking spaces required**

~~If a use is specified in the Table below, the number of car parking spaces required for the use is calculated by multiplying the *Rate* specified for the use by the accompanying *Measure*.~~

**Table: Car parking spaces**

Use	Rate	Measure
Office	3	To each 100sqm of net floor area

~~For all other uses listed in Table 1 of Clause 52.06-5, the *number of car parking spaces required* *Rate* is calculated by using 75% per cent of the *Rate* rate in Column B of ~~that Table~~ Table 1 in Clause 52.06-5 applies.~~

**4.0**06/06/2019  
6446latr**Application requirements and decision guidelines for permit applications**

~~Before deciding on an application which reduces the provision of car parking spaces below the number of car parking spaces required under this schedule, the responsible authority must consider the decision guidelines set out at Clause 52.06-6~~ None specified.

**5.0**06/06/2019  
6446latr**Financial contribution requirement**

~~The responsible authority may consider accepting a financial contribution in lieu of one or more car parking spaces being provided on-site~~ A financial contribution requirement applies to the area identified by this Schedule.

The financial contribution is \$8000.00 (excluding GST) for each car space. The financial contribution for each car space specified above will be adjusted by the responsible authority on 1 July each year in accordance with the relevant Building Price Index (Melbourne) in Rawlinson's Australian Construction Handbook. If that index is unavailable, an equivalent index will be applied by the responsible authority.

The financial contribution must be made before the use commences, unless a permit condition allows payment by instalments pursuant to a Section 173 Agreement.

The responsible authority shall use the funds collected under this schedule for the purpose of acquiring land and constructing public parking in the Traralgon Activity Centre.

LATROBE PLANNING SCHEME

**6.0 Requirements for a car parking plan**

06/06/2019  
C116latr

None specified.

**7.0 Design standards for car parking**

06/06/2019  
C116latr

None specified.

**8.0 Decision guidelines for car parking plans**

06/06/2019  
C116latr

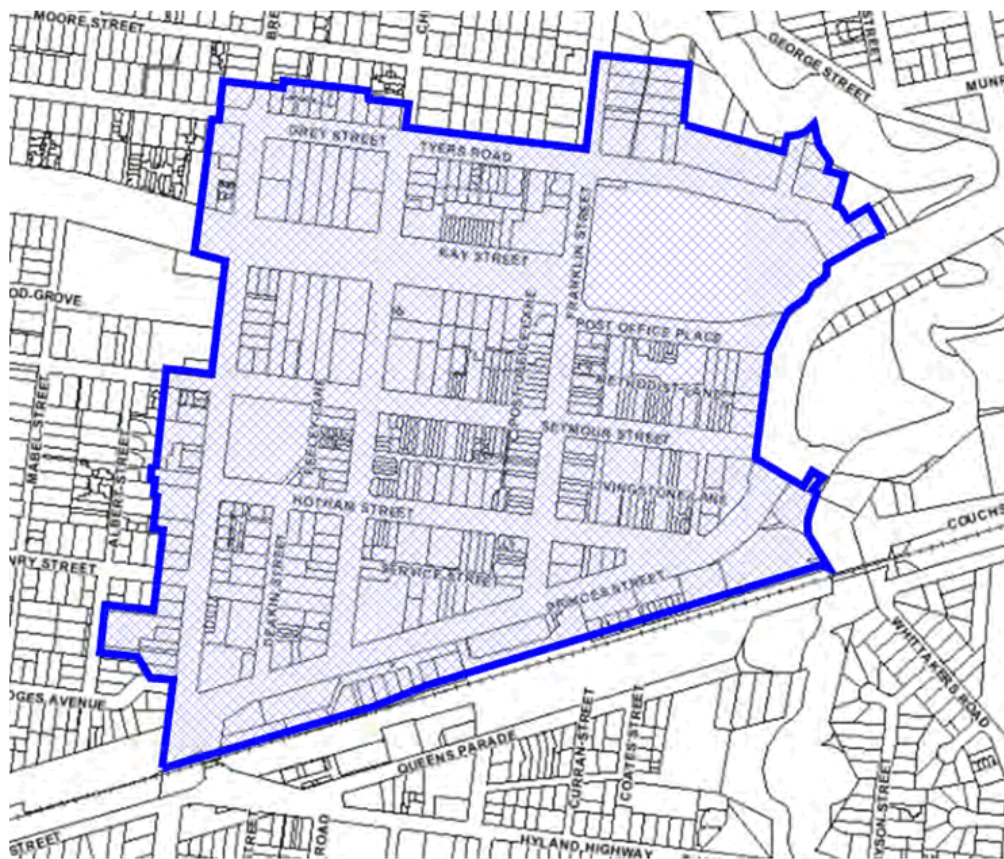
None specified.

**9.0 Reference document**

06/06/2019  
C116latr

*Car Parking Framework Review Traralgon & Morwell (August 2014).*

**Map 1 to the Schedule to Clause 45.09**





## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 1 TO CLAUSE 45.09 PARKING OVERLAY**

Shown on the planning scheme map as **PO1**.

**TRARALGON ACTIVITY CENTRE****1.0**06/06/2019  
C116latr**Parking objectives to be achieved**

To ensure the appropriate provision of car parking spaces in the Traralgon Activity Centre Parking Precinct shown on Map 1 to this schedule and to maintain a balance between car parking supply and demand in the centre.

To provide for cash-in-lieu payments for car parking provision in the Traralgon Activity Centre Parking Precinct.

**2.0**06/06/2019  
C116latr**Permit requirement**

A permit may be granted to reduce the number of car parking spaces as specified for a particular use under Clause 3 of this schedule within the Traralgon Activity Centre Parking Precinct, provided a financial contribution is made in accordance with Clause 5 of this schedule in lieu of the car park reduction.

**3.0**---/---/---  
Proposed C122latr**Number of car parking spaces required**

If a use is specified in the Table below, the number of car parking spaces required for the use is calculated by multiplying the *Rate* specified for the use by the accompanying *Measure*.

**Table: Car parking spaces**

Use	Rate	Measure
Office	3	To each 100sqm of net floor area

For all other uses listed in Table 1 of Clause 52.06-5, the *Rate* is calculated using 75 per cent of the rate in Column B of Table 1 in Clause 52.06-5 applies.

**4.0**---/---/---  
Proposed C122latr**Application requirements and decision guidelines for permit applications**

None specified.

**5.0**---/---/---  
Proposed C122latr**Financial contribution requirement**

A financial contribution requirement applies to the area identified by this Schedule.

The financial contribution is \$8000.00 (excluding GST) for each car space. The financial contribution for each car space specified above will be adjusted by the responsible authority on 1 July each year in accordance with the relevant Building Price Index (Melbourne) in Rawlinson's Australian Construction Handbook. If that index is unavailable, an equivalent index will be applied by the responsible authority.

The financial contribution must be made before the use commences, unless a permit condition allows payment by instalments pursuant to a Section 173 Agreement.

The responsible authority shall use the funds collected under this schedule for the purpose of acquiring land and constructing public parking in the Traralgon Activity Centre.

**6.0**06/06/2019  
C116latr**Requirements for a car parking plan**

None specified.

LATROBE PLANNING SCHEME

**7.0**

06/06/2019  
C116latr

**Design standards for car parking**

None specified.

**8.0**

06/06/2019  
C116latr

**Decision guidelines for car parking plans**

None specified.

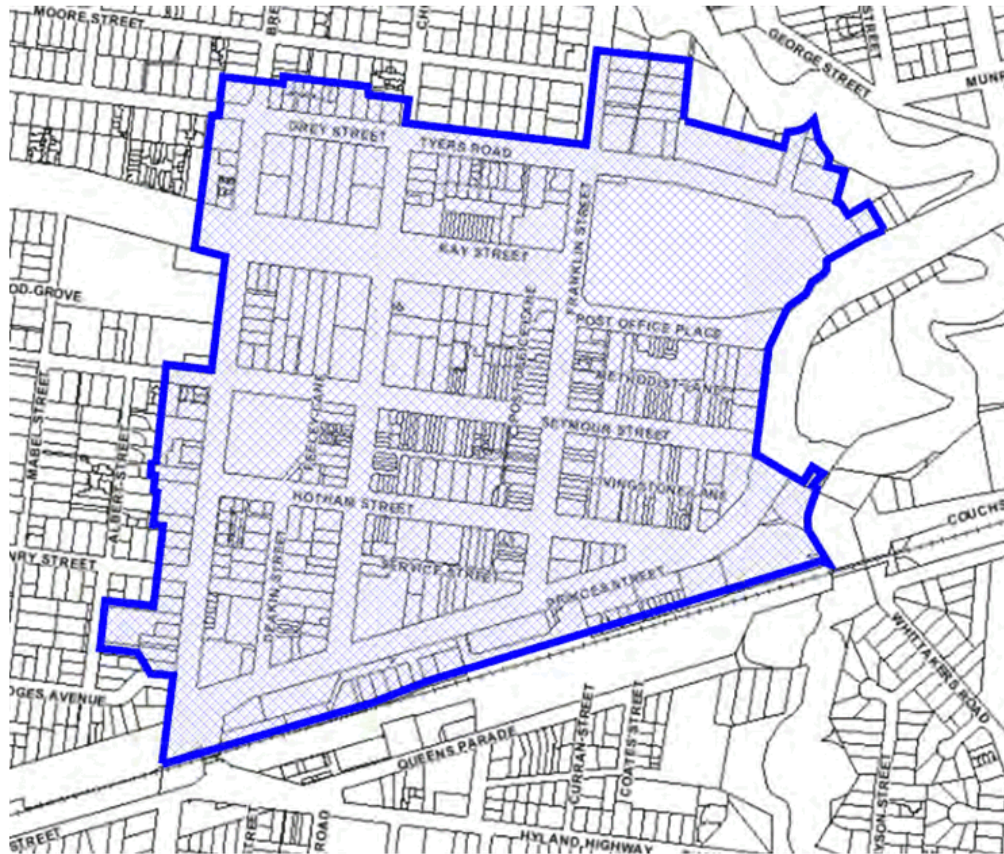
**9.0**

06/06/2019  
C116latr

**Reference document**

*Car Parking Framework Review Traralgon & Morwell (August 2014).*

**Map 1 to the Schedule to Clause 45.09**



LATROBE PLANNING SCHEME

~~06/06/2019  
6446latr~~

~~SCCHEDULE 1 TO CLAUSE 59.16 INFORMATION REQUIREMENTS AND DECISION GUIDELINES FOR LOCAL VIGSMART APPLICATIONS~~

~~1.0~~

~~06/06/2019  
6446latr~~

~~Information requirements~~

~~None specified.~~

~~2.0~~

~~06/06/2019  
6446latr~~

~~Decision guidelines~~

~~None specified.~~

## LATROBE PLANNING SCHEME

--/--/----  
Proposed C122latr

**SCHEDULE 1 TO CLAUSE 59.16 INFORMATION REQUIREMENTS AND DECISION GUIDELINES FOR LOCAL VICSMART APPLICATIONS****LICENCED PREMISES****1.0**

--/--/----  
Proposed C122latr

**Information requirements**

An application must be accompanied by the following information as appropriate:

- A copy of title for the subject land and a copy of any registered restrictive covenant.
- A layout plan, drawn to scale and fully dimensioned showing:
  - The location of the existing building, car parking area, driveways and storage areas.
  - The internal layout of the building.
  - A red line showing the area proposed to be licensed.
  - The adjoining land uses.
- A written statement that describes:
  - The use of the land and the nature of the proposed license sought to sell or consume liquor, including the proposed liquor licence trading hours, number of staff employed, patrons and seats available to the public.
  - Any proposed entertainment.
  - Any proposed noise attenuation measures to protect sensitive interfaces. A copy of any current liquor licence and plans for the premises if applicable.

**2.0**

--/--/----  
Proposed C122latr

**Decision guidelines**

In assessing an application the responsible authority must consider as appropriate:

- The impact of the sale or consumption of liquor permitted by the liquor licence on the amenity of the surrounding area.
- The impact of the hours of operation on the amenity of the surrounding area.
- The impact of the number of patrons on the amenity of the surrounding area.
- The impact on the amenity of the surrounding area as a result of any licensed area external to the premises.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 2 TO CLAUSE 42.01 ENVIRONMENTAL SIGNIFICANCE OVERLAY**

Shown on the planning scheme map as ESO2.

**WATER CATCHMENT****1.0**06/06/2019  
C116latr**Statement of environmental significance**

Approximately 5 percent of land in Latrobe City is located in a water catchment used to provide water for human consumption, domestic use, agricultural and industrial activities. These catchments are in a declared “Special Water Supply Catchment Area” as defined in the *Catchment and Land Protection Act 1994*. These catchments provide water for Latrobe City and beyond its borders.

Special Water Supply Catchments cover large areas with water take-off points occurring in the lower parts of the catchment. Land use or development within the Special Water Supply Catchments and in close proximity of the water take-off points should be managed carefully to minimise the impact on water quality.

Cumulative use or development in catchments over extended time periods has the potential to gradually diminish water quality and increase risk to human health. The management of use or development in catchments must focus on the long term protection of the natural asset and strongly encourage the implementation of measures to avoid detrimental impacts on water quality and quantity.

**2.0****Environmental objective to be achieved ~~(1)~~**06/06/2019  
G446latr

Proposed C122latr To protect and maintain water quality and quantity in Special Water Supply Catchment areas used for human consumption, domestic, industrial and rural water supply.

~~To ensure that development activity and land management practices are consistent with the long term conservation of potable water supply resources.~~

~~To minimise the impact of development activities in Special Water Supply Catchment areas, particularly near water supply take-off points and storage reservoirs.~~

~~To encourage retention of native vegetation and the establishment of new vegetation cover, particularly within 30 metres of a waterway.~~

~~To consider the cumulative impact of development on Special Water Supply Catchments over an extended time period having regard to both climate variability and anticipated reduced inflows in catchments.~~

~~To ensure new development proposals meet best practice guidelines for agricultural, domestic, commercial and industrial wastewater treatment which result in reduced nutrient, pathogenic and sediment flows.~~

~~To protect public health from the risk of waterborne diseases.~~

**3.0****Permit requirement ~~(1)~~**06/06/2019  
G446latr

Proposed C122latr A permit is not required to:

- ~~A permit is not required for the following:~~
  - ~~Buildings, works, subdivision of land, or to remove, destroy or lop any vegetation where reticulated sewer is connected to the lot.~~  
Buildings, works, subdivision of land, or to remove, destroy or lop any vegetation where reticulated sewer is connected to the lot.
  - ~~Buildings and works associated with the use of the land for a single dwelling on a lot of 40 hectares or greater.~~

## LATROBE PLANNING SCHEME

Buildings and works associated with the use of the land for a single dwelling on a lot of 40 hectares or greater.

- ~~Buildings and works where they are located more than 100 metres from a waterway or more than 300 metres from a water supply reservoir or potable water supply take-off structure, other than:~~

Buildings and works where they are located more than 100 metres from a waterway or more than 300 metres from a water supply reservoir or potable water supply take-off structure, other than:

- ~~Buildings and works that will generate waste water or effluent requiring permissions under Section 53L of the *Environment Protection Act 1970* (to construct, install or alter a septic tank system).~~

Buildings and works that will generate waste water or effluent requiring permissions under Section 53L of the *Environment Protection Act 1970* (to construct, install or alter a septic tank system).

- ~~Buildings and works associated with the use of land for intensive animal husbandry or industry.~~

Buildings and works associated with the use of land for intensive animal production or industry.

- ~~Buildings and works associated with 'informal outdoor recreation' or a 'telecommunication facility' provided it does not require permanent onsite waste water or effluent treatment.~~

Buildings and works associated with 'informal outdoor recreation' or a 'telecommunication facility' provided it does not require permanent onsite waste water or effluent treatment.

- ~~Buildings and works (including vegetation removal, destruction or lopping) undertaken by, or on behalf of a municipality or public authority which are necessary to control flooding, fight fires, abate fire risk or preserve public safety.~~

Buildings and works (including vegetation removal, destruction or lopping) undertaken by, or on behalf of a municipality or public authority which are necessary to control flooding, fight fires, abate fire risk or preserve public safety.

- ~~The removal, destruction or lopping of vegetation which is non-native to Victoria except where the vegetation is within 30 metres of a waterway, wetland, flood plain<sup>1</sup> or water reservoir<sup>2</sup>.~~

The removal, destruction or lopping of vegetation which is non-native to Victoria except where the vegetation is within 30 metres of a waterway, wetland, flood plain<sup>1</sup> or water reservoir<sup>2</sup>.

- ~~Earthworks associated with timber production that meets all the relevant requirements of the *Code of Practice for Timber Production 2007* (as amended).~~

Earthworks associated with timber production that meets all the relevant requirements of the *Code of Practice for Timber Production 2007* (as amended).

- ~~A subdivision by a public authority, or a utility provider, provided the subdivision does not create a new lot within 100 metres of a waterway, wetland, flood plain<sup>1</sup> and/or within 300 metres of a water supply reservoir<sup>2</sup> or potable water supply take-off structure.~~

A subdivision by a public authority, or a utility provider, provided the subdivision does not create a new lot within 100 metres of a waterway, wetland, flood plain<sup>1</sup> and/or within 300 metres of a water supply reservoir<sup>2</sup> or potable water supply take-off structure.

- ~~An outdoor sign/structure.~~

An outdoor sign/structure.

- ~~Buildings and works specifically identified in a whole farm plan approved by the responsible authority and water supply authority.~~

Buildings and works specifically identified in a whole farm plan approved by the responsible authority and water supply authority.

- ~~Windmills and solar units.~~

Windmills and solar units.

## LATROBE PLANNING SCHEME

Permit requirement explanatory notes:

Flood plain<sup>1</sup>. For the purpose of this schedule a flood plain is land included in a planning scheme overlay flood control and land affected by the 100 year Average Recurrence Interval flood level (1 in 100 year flood level) recognised and mapped by the relevant floodplain management authority.

Water supply reservoir<sup>2</sup>. The requirement for a planning permit within 300 metres of a water supply reservoir (measured from the full supply level) does not apply to proposals on land outside of the water supply reservoir capture slope (downhill of the reservoir) or any circumstance where the water supply reservoir is an above ground structure.

## 4.0

**Application requirements-~~(4)~~**

~~66/06/2018~~  
6446lat Proposed C122latr

~~An application for buildings or works should include the following~~ The following application requirements apply to an application for a permit under Clause 42.01, in addition to those specified elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- ~~■ A Land Capability Assessment (in accordance with EPA Publication 746.1 Land Capability Assessment for Onsite Domestic Wastewater Management (as amended) demonstrating the land is capable of absorbing sewage and sullage effluent generated on the lot in accordance with the EPA Code of Practice – Onsite Wastewater Management (Publication 891.3) (as amended).~~  
A Land Capability Assessment (in accordance with EPA Publication 746.1 Land Capability Assessment for Onsite Domestic Wastewater Management (as amended) demonstrating the land is capable of absorbing sewage and sullage effluent generated on the lot in accordance with the EPA Code of Practice - Onsite Wastewater Management (Publication 891.3) (as amended).
- ~~■ A report, prepared by a suitable qualified person, demonstrating that:~~  
A report, prepared by a suitable qualified person, demonstrating that:
  - ~~■ The design of any wastewater treatment system will ensure that nutrients, pathogens or other pollutants from wastewater will not enter any waterway, wetland, flood plain or water supply reservoir or otherwise detrimentally affect the designated beneficial uses of groundwater or surface water.~~  
The design of any wastewater treatment system will ensure that nutrients, pathogens or other pollutants from wastewater will not enter any waterway, wetland, flood plain or water supply reservoir or otherwise detrimentally affect the designated beneficial uses of groundwater or surface water.
  - ~~■ How activities will be carried out and maintained to prevent erosion and the siltation of any waterway or wetland in accordance with EPA Victoria publication – Construction Techniques for Sediment Pollution Control 1991 or any superseding document(s).~~  
How activities will be carried out and maintained to prevent erosion and the siltation of any waterway or wetland in accordance with EPA Victoria publication - Construction Techniques for Sediment Pollution Control 1991 or any superseding document(s).
  - ~~■ Any removal, destruction or lopping of native vegetation will not compromise the quality of water within proclaimed catchment areas.~~  
Any removal, destruction or lopping of native vegetation will not compromise the quality of water within proclaimed catchment areas.
  - ~~■ The siting of buildings and wastewater treatment systems will not compromise the quality of water within declared catchment areas.~~  
The siting of buildings and wastewater treatment systems will not compromise the quality of water within declared catchment areas.
- ~~■ Details of slope (including contours at an appropriate scale), soil type, extent of excavation and vegetation including details of new plantings to occur.~~

## LATROBE PLANNING SCHEME

Details of slope (including contours at an appropriate scale), soil type, extent of excavation and vegetation including details of new plantings to occur.

## 5.0

**Decision guidelines ~~(4)~~**

~~06/06/2019 - / - / - - - - -  
C446latr Proposed C122latr~~ ~~Before deciding on an application, the responsible authority must consider~~ The following decision guidelines apply to an application for a permit under Clause 42.01, in addition to those specified in Clause 42.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- ~~▪ The likely impacts of the proposed development on water quality and quantity in the water supply catchment.~~  
The likely impacts of the proposed development on water quality and quantity in the water supply catchment, particularly near water supply take off points and storage reservoirs.
- ~~▪ The potential cumulative impact of development on the quality and quantity of water in the water supply catchment over extended periods of time.~~  
The potential cumulative impact of development on the quality and quantity of water in the water supply catchment over extended periods of time.
- ~~▪ Whether new development proposals will lead to an increase in the amount of nutrients, pathogens or other pollutants reaching streams, surface water bodies and groundwater.~~  
Whether new development proposals will lead to an increase in the amount of nutrients, pathogens or other pollutants reaching streams, surface water bodies and groundwater.
- ~~▪ Whether subdivision and intensive farming activities in water supply catchments, especially in the lower areas of water supply catchments near takeoff points are appropriate.~~  
Whether subdivision and intensive farming activities in water supply catchments, especially in the lower areas of water supply catchments near takeoff points are appropriate.
- ~~▪ Any relevant catchment management plan, policy, strategy or Ministerial Direction, including the Ministerial Guideline for Planning Permit Applications in Open Potable Water Supply Catchment Areas or any superseding document.~~  
Any relevant catchment management plan, policy, strategy or Ministerial Direction, including the Ministerial Guideline for Planning Permit Applications in Open Potable Water Supply Catchment Areas or any superseding document.
- The extent to which native vegetation is established, and new vegetation cover is planting particularly within 30 metres of a waterway.
- The extent to which the proposal meets best practice guidelines for agricultural, domestic, commercial and industrial wastewater treatment which result in reduced nutrient, pathogenic and sediment flows.
- The extent to public health from the risk of waterborne diseases is protected.

**Referral of applications**

~~An application must be referred to the relevant water board or water supply authority under Section 55 of the Planning and Environment Act 1987, unless in the opinion of the responsible authority the proposal satisfies requirements or conditions previously agreed in writing between the responsible authority and relevant water corporation.~~

**Background documents**

~~Municipal Domestic Wastewater Management Plan 2006~~



## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 2 TO CLAUSE 42.01 ENVIRONMENTAL SIGNIFICANCE OVERLAY**

Shown on the planning scheme map as ESO2.

**WATER CATCHMENT****1.0**06/06/2019  
C116latr**Statement of environmental significance**

Approximately 5 percent of land in Latrobe City is located in a water catchment used to provide water for human consumption, domestic use, agricultural and industrial activities. These catchments are in a declared "Special Water Supply Catchment Area" as defined in the *Catchment and Land Protection Act 1994*. These catchments provide water for Latrobe City and beyond its borders.

Special Water Supply Catchments cover large areas with water take-off points occurring in the lower parts of the catchment. Land use or development within the Special Water Supply Catchments and in close proximity of the water take-off points should be managed carefully to minimise the impact on water quality.

Cumulative use or development in catchments over extended time periods has the potential to gradually diminish water quality and increase risk to human health. The management of use or development in catchments must focus on the long term protection of the natural asset and strongly encourage the implementation of measures to avoid detrimental impacts on water quality and quantity.

**2.0**--/--/--  
Proposed C122latr**Environmental objective to be achieved**

To protect and maintain water quality and quantity in Special Water Supply Catchment areas used for human consumption, domestic, industrial and rural water supply.

**3.0**--/--/--  
Proposed C122latr**Permit requirement**

A permit is not required to:

- Buildings, works, subdivision of land, or to remove, destroy or lop any vegetation where reticulated sewer is connected to the lot.
- Buildings and works associated with the use of the land for a single dwelling on a lot of 40 hectares or greater.
- Buildings and works where they are located more than 100 metres from a waterway or more than 300 meters from a water supply reservoir or potable water supply take-off structure, other than:
  - Buildings and works that will generate waste water or effluent requiring permissions under Section 53L of the *Environment Protection Act 1970* (to construct, install or alter a septic tank system).
  - Buildings and works associated with the use of land for intensive animal production or industry.
- Buildings and works associated with 'informal outdoor recreation' or a 'telecommunication facility' provided it does not require permanent onsite waste water or effluent treatment.
- Buildings and works (including vegetation removal, destruction or lopping) undertaken by, or on behalf of a municipality or public authority which are necessary to control flooding, fight fires, abate fire risk or preserve public safety.
- The removal, destruction or lopping of vegetation which is non-native to Victoria except where the vegetation is within 30 metres of a waterway, wetland, flood plain<sup>1</sup> or water reservoir<sup>2</sup>.
- Earthworks associated with timber production that meets all the relevant requirements of the *Code of Practice for Timber Production 2007* (as amended).

## LATROBE PLANNING SCHEME

- A subdivision by a public authority, or a utility provider, provided the subdivision does not create a new lot within 100 metres of a waterway, wetland, flood plain<sup>1</sup> and/or within 300 metres of a water supply reservoir<sup>2</sup> or potable water supply take-off structure.
- An outdoor sign/structure.
- Buildings and works specifically identified in a whole farm plan approved by the responsible authority and water supply authority.
- Windmills and solar units.

Permit requirement explanatory notes:

Flood plain<sup>1</sup>. For the purpose of this schedule a flood plain is land included in a planning scheme overlay flood control and land affected by the 100 year Average Recurrence Interval flood level (1 in 100 year flood level) recognised and mapped by the relevant floodplain management authority.

Water supply reservoir<sup>2</sup>. The requirement for a planning permit within 300 metres of a water supply reservoir (measured from the full supply level) does not apply to proposals on land outside of the water supply reservoir capture slope (downhill of the reservoir) or any circumstance where the water supply reservoir is an above ground structure.

**4.0**

---/---  
Proposed C122latr

**Application requirements**

The following application requirements apply to an application for a permit under Clause 42.01, in addition to those specified elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- A Land Capability Assessment (in accordance with *EPA Publication 746.1 Land Capability Assessment for Onsite Domestic Wastewater Management* (as amended) demonstrating the land is capable of absorbing sewage and sullage effluent generated on the lot in accordance with the *EPA Code of Practice - Onsite Wastewater Management (Publication 891.3)* (as amended).
- A report, prepared by a suitable qualified person, demonstrating that:
  - The design of any wastewater treatment system will ensure that nutrients, pathogens or other pollutants from wastewater will not enter any waterway, wetland, flood plain or water supply reservoir or otherwise detrimentally affect the designated beneficial uses of groundwater or surface water.
  - How activities will be carried out and maintained to prevent erosion and the siltation of any waterway or wetland in accordance with *EPA Victoria publication - Construction Techniques for Sediment Pollution Control 1991* or any superseding document(s).
  - Any removal, destruction or lopping of native vegetation will not compromise the quality of water within proclaimed catchment areas.
  - The siting of buildings and wastewater treatment systems will not compromise the quality of water within declared catchment areas.
- Details of slope (including contours at an appropriate scale), soil type, extent of excavation and vegetation including details of new plantings to occur.

**5.0**

---/---  
Proposed C122latr

**Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 42.01, in addition to those specified in Clause 42.01 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- The likely impacts of the proposed development on water quality and quantity in the water supply catchment, particularly near water supply take off points and storage reservoirs.

**LATROBE PLANNING SCHEME**

- The potential cumulative impact of development on the quality and quantity of water in the water supply catchment over extended periods of time.
- Whether new development proposals will lead to an increase in the amount of nutrients, pathogens or other pollutants reaching streams, surface water bodies and groundwater.
- Whether subdivision and intensive farming activities in water supply catchments, especially in the lower areas of water supply catchments near takeoff points are appropriate.
- Any relevant catchment management plan, policy, strategy or Ministerial Direction, including the Ministerial Guideline for Planning Permit Applications in Open Potable Water Supply Catchment Areas or any superseding document.
- The extent to which native vegetation is established, and new vegetation cover is planting particularly within 30 metres of a waterway.
- The extent to which the proposal meets best practice guidelines for agricultural, domestic, commercial and industrial wastewater treatment which result in reduced nutrient, pathogenic and sediment flows.
- The extent to public health from the risk of waterborne diseases is protected.

## LATROBE PLANNING SCHEME

06/06/2019  
G4461atr**~~SCHEDULE 2 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY~~**~~Shown on the planning scheme map as **DDO2**.~~**~~MORWELL CAD WESTERN GATEWAY~~****1.0**06/06/2019  
G4461atr**~~Design objectives~~**~~To promote a high quality landmark building which contributes to the revitalisation of Morwell Town Centre.~~~~To ensure new development supports a safe and attractive public realm.~~~~To provide for architectural detail, excellence and interest at both skyline and pedestrian levels.~~~~To ensure that adequate access and egress from the site is provided.~~~~To ensure that building entrances are identifiable from the street.~~**2.0**06/06/2019  
G4461atr**~~Buildings and works~~****~~Buildings and works~~**~~Buildings and works will be generally in accordance with drawings LTR003/001 prepared by David Lock & Associates (Australia) Pty Ltd. In particular any buildings and works must demonstrate a strong landscape theme and significant open space elements.~~**~~Car Parking~~**~~The provision of carparking on the site will be located within a basement, and / or behind the building, where practical, in open locations. The car park location may be varied to the satisfaction of the responsible authority.~~~~Car parking associated with the proposal may be provided in the road reserve, either at the frontage of the site or in an alternative location, to the satisfaction of the responsible authority.~~~~Car parking associated with the proposal should be as close as possible and overlooked by the proposed development.~~~~Any off-site carparking associated with the development will be accessed via a direct and well lit path.~~**~~Building Form~~**~~The development will be no greater than three levels, with a third level being setback from the street façade, not less than three metres.~~~~For the portion of the site along Commercial Road to the east of Hazelwood Road intersection, the building facades will continue the built form character established by other buildings to the east and on the south side of Commercial Road.~~~~For the portion of the site along Commercial Road to the west of Hazelwood Road intersection, the building façade will continue the built form character established by other buildings on the south side of Commercial Road.~~~~The building façade along the southern boundary will be located predominantly on the front property boundary. It will incorporate a continuous verandah extending over the footpath. Vertical articulation will be provided at least every 10m of frontage width and glazing totaling at least 20% of the façade area for each 10m of frontage width at each level of the building provided.~~~~The building façade along the northern boundary will have vertical articulation at least every 10m of frontage width and glazing totaling at least 20% of the façade area for each 10m of frontage width at each level of the building, or at least 50% screened by vegetation.~~

## LATROBE PLANNING SCHEME

The development of building(s) on the site will be punctuated by distinctive elements of a suitable scale, massing design and architectural detail along the skyline and façade treatment at the intersection of Commercial and Hazelwood Roads and the western end of the western most building.

Uninteresting blank walls should be avoided by breaking up the building mass into attractive and interesting facades, by creating areas of light and shade.

The development should avoid creating obscured or concealed spaces.

The ground floor level will be no more than 1 metre above the adjacent footpath level.

If provided, front fences will not exceed 1.2 metres in height.

Building services should not be visible from public spaces.

### Landscaping

The landscaping must demonstrate a strong landscape theme which complements the rose garden theme at this gateway.

The landscaping plan must be to the satisfaction of the responsible authority.

Along the carpark boundaries, trees will be planted at 10 metre intervals, to provide shade to parked cars. Trees are to be clean-stemmed, with the trunk to reach a height of at least 2 metres when mature.

### 3.0

06/06/2019  
64461atr

### Subdivision

None specified.

### 4.0

06/06/2019  
64461atr

### Signs

Sign requirements are at Clause 52.05. All land located within this Schedule to this zone is in Category 1.

### 5.0

06/06/2019  
64461atr

### Application requirements

None specified.

### 6.0

06/06/2019  
64461atr

### Decision guidelines

Before deciding on an application, in addition to the decision guidelines in Clause 65, the responsible authority must consider:

- The background document *Morwell Central Business District Revitalisation Action Plan*

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 2 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO2**.**FLINDERS CHRISTIAN COMMUNITY COLLEGE, CRAIGBURN PLACE, TRARALGON****1.0 Objectives**06/06/2019  
C116latr

Proposed C122latr

~~None specified~~To develop the land in an orderly manner having regard to essential services, community facilities, public open space and roads.

To protect the interface between proposed and existing nearby land uses and developments and manage potential conflicts which may arise.

To implement the adopted structure plans and/or strategy plans, where relevant.

**2.0 Requirement before a permit is granted**06/06/2019  
C116latr

Proposed C122latr

A permit may be granted ~~before a development plan has been prepared to the satisfaction of the Responsible Authority to use~~ to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority.

**3.0 Conditions and requirements for permits**06/06/2019  
C116latr

None specified.

**4.0 Requirements for development plan**06/06/2019  
C116latr

Proposed C122latr

~~The~~A development plan must ~~be prepared to the satisfaction of the Responsible Authority. The plan must include, as appropriate~~ include the following requirements:

## Land Use, Buildings and Works

- ~~A description of the existing and proposed development and ancillary uses, including existing and proposed staff and student numbers.~~  
A description of the existing and proposed development and ancillary uses, including existing and proposed staff and student numbers.
- ~~Details of the location, height, dimensions, setbacks, elevations and external materials, finish and colours of all proposed buildings and works.~~  
Details of the location, height, dimensions, setbacks, elevations and external materials, finish and colours of all proposed buildings and works.
- ~~Temporary buildings.~~  
Temporary buildings.
- ~~The relationship between all proposed buildings on the site and surrounding land uses and development.~~  
The relationship between all proposed buildings on the site and surrounding land uses and development.
- ~~The location and design details of proposed vehicle, bicycle and pedestrian access ways within the site, including ingress and egress from the site.~~  
The location and design details of proposed vehicle, bicycle and pedestrian access ways within the site, including ingress and egress from the site.
- ~~The location and design details of proposed bicycle and car parking areas and access to and from them.~~  
The location and design details of proposed bicycle and car parking areas and access to and from them.
- ~~Infrastructure provision, including sewerage, water, drainage and other utility services.~~

## LATROBE PLANNING SCHEME

Infrastructure provision, including sewerage, water, drainage and other utility services.

## Landscaping

- ~~Effective landscaping to act as a visual screen to adjoining land and to soften the appearance of buildings, roads and car parking areas.~~  
Effective landscaping to act as a visual screen to adjoining land and to soften the appearance of buildings, roads and car parking areas.
- ~~A landscape concept plan showing all proposed landscaping and detailed planting schedule.~~  
A landscape concept plan showing all proposed landscaping and detailed planting schedule.
- ~~Landscape management strategy including water irrigation.~~  
Landscape management strategy including water irrigation.

## Management

- ~~Measures necessary to appropriately manage slope and soil stability, dust, noise and external lighting effects.~~  
Measures necessary to appropriately manage slope and soil stability, dust, noise and external lighting effects.
- ~~Measures to minimise the impact upon local amenity of operations such as waste collection and handling, vehicle loading and unloading and management and maintenance of car parking areas, where relevant.~~  
Measures to minimise the impact upon local amenity of operations such as waste collection and handling, vehicle loading and unloading and management and maintenance of car parking areas, where relevant.

**5.9 Decision Guidelines**

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

- ~~Whether the development of the land is occurring in an orderly manner having regard to essential services, community facilities, public open space and roads.~~
- ~~The interface between proposed and existing nearby land uses and developments and potential conflicts which may arise.~~
- ~~The consistency of the proposed development with adopted structure plans and/or strategy plans, where relevant.~~

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 2 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO2**.**FLINDERS CHRISTIAN COMMUNITY COLLEGE, CRAIGBURN PLACE, TRARALGON****1.0**---/---/---  
Proposed C122latr**Objectives**

To develop the land in an orderly manner having regard to essential services, community facilities, public open space and roads.

To protect the interface between proposed and existing nearby land uses and developments and manage potential conflicts which may arise.

To implement the adopted structure plans and/or strategy plans, where relevant.

**2.0**---/---/---  
Proposed C122latr**Requirement before a permit is granted**

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority.

**3.0**06/06/2019  
C116latr**Conditions and requirements for permits**

None specified.

**4.0**---/---/---  
Proposed C122latr**Requirements for development plan**

A development plan must include the following requirements:

**Land Use, Buildings and Works**

- A description of the existing and proposed development and ancillary uses, including existing and proposed staff and student numbers.
- Details of the location, height, dimensions, setbacks, elevations and external materials, finish and colours of all proposed buildings and works.
- Temporary buildings.
- The relationship between all proposed buildings on the site and surrounding land uses and development.
- The location and design details of proposed vehicle, bicycle and pedestrian access ways within the site, including ingress and egress from the site.
- The location and design details of proposed bicycle and car parking areas and access to and from them.
- Infrastructure provision, including sewerage, water, drainage and other utility services.

**Landscaping**

- Effective landscaping to act as a visual screen to adjoining land and to soften the appearance of buildings, roads and car parking areas.
- A landscape concept plan showing all proposed landscaping and detailed planting schedule.
- Landscape management strategy including water irrigation.



**LATROBE PLANNING SCHEME****Management**

- Measures necessary to appropriately manage slope and soil stability, dust, noise and external lighting effects.
- Measures to minimise the impact upon local amenity of operations such as waste collection and handling, vehicle loading and unloading and management and maintenance of car parking areas, where relevant.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 2 TO CLAUSE 45.09 PARKING OVERLAY**Shown on the planning scheme map as **PO2**.**MORWELL ACTIVITY CENTRE****1.0**06/06/2019  
C116latr**Parking objectives to be achieved**

To ensure that there is the appropriate provision of car parking spaces in the Morwell Activity Centre Parking Precinct shown on Map 1 to this schedule and to maintain a balance between car parking supply and demand in the centre.

**2.0**06/06/2019  
C116latr**Permit requirement**

A permit may be granted to reduce (including a reduction to zero) the number of car parking spaces required under Clause 3 of this schedule for a proposed use and development within the Morwell Activity Centre Parking Precinct.

**3.0**24/11/2019  
6495latr**Number of car parking spaces required~~(4)~~**

~~If a use is specified in the Table below, the number of car parking spaces required for the use is calculated by multiplying the *Rate* specified for the use by the accompanying *Measure*.~~

**Table: Car parking spaces**

Use	Rate	Measure
Office	3	To each 100sqm of net floor area

~~For all other uses listed in Table 1 of Clause 52.06-5, the **number of car parking spaces required** *Rate* is calculated **by** using 75% per cent of the ~~*Rate*~~ rate in Column B of ~~that Table~~ Table 1 in Clause 52.06-5 applies.~~

**4.0**06/06/2019  
6416latr**Application requirements and decision guidelines for permit applications~~(4)~~**

~~Before deciding on an application which reduces the provision of car parking spaces below the number of car parking spaces required under this schedule, the responsible authority must consider the decision guidelines set out at Clause 52.06-6~~ None specified.-

**5.0**06/06/2019  
C116latr**Financial contribution requirement**

None specified.

**6.0**06/06/2019  
C116latr**Requirements for a car parking plan**

None specified.

**7.0**06/06/2019  
C116latr**Design standards for car parking**

None specified.

**8.0**06/06/2019  
C116latr**Decision guidelines for car parking plans**

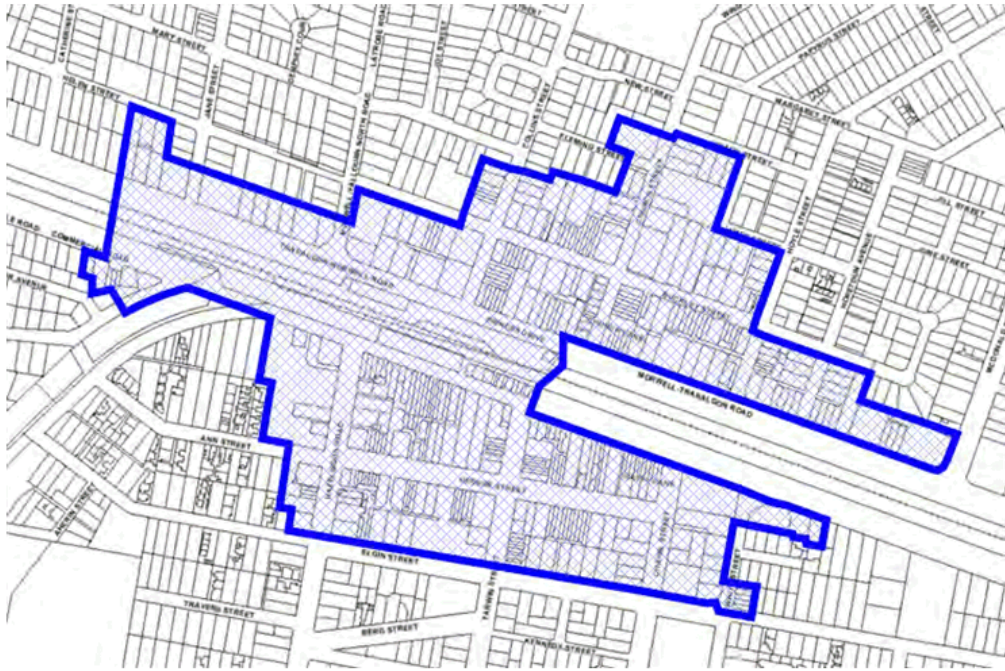
None specified.

**9.0**06/06/2019  
C116latr**Reference document**

*Car Parking Framework Review Traralgon & Morwell (August 2014).*

LATROBE PLANNING SCHEME

Map 1 to the Schedule to Clause 45.09



## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 2 TO CLAUSE 45.09 PARKING OVERLAY**Shown on the planning scheme map as **PO2**.**MORWELL ACTIVITY CENTRE****1.0**06/06/2019  
C116latr**Parking objectives to be achieved**

To ensure that there is the appropriate provision of car parking spaces in the Morwell Activity Centre Parking Precinct shown on Map 1 to this schedule and to maintain a balance between car parking supply and demand in the centre.

**2.0**06/06/2019  
C116latr**Permit requirement**

A permit may be granted to reduce (including a reduction to zero) the number of car parking spaces required under Clause 3 of this schedule for a proposed use and development within the Morwell Activity Centre Parking Precinct.

**3.0**---/---/---  
Proposed C122latr**Number of car parking spaces required**

If a use is specified in the Table below, the number of car parking spaces required for the use is calculated by multiplying the *Rate* specified for the use by the accompanying *Measure*.

**Table: Car parking spaces**

Use	Rate	Measure
Office	3	To each 100sqm of net floor area

For all other uses listed in Table 1 of Clause 52.06-5, the *Rate* is calculated using 75 per cent of the rate in Column B of Table 1 in Clause 52.06-5 applies.

**4.0**---/---/---  
Proposed C122latr**Application requirements and decision guidelines for permit applications**

None specified.

**5.0**06/06/2019  
C116latr**Financial contribution requirement**

None specified.

**6.0**06/06/2019  
C116latr**Requirements for a car parking plan**

None specified.

**7.0**06/06/2019  
C116latr**Design standards for car parking**

None specified.

**8.0**06/06/2019  
C116latr**Decision guidelines for car parking plans**

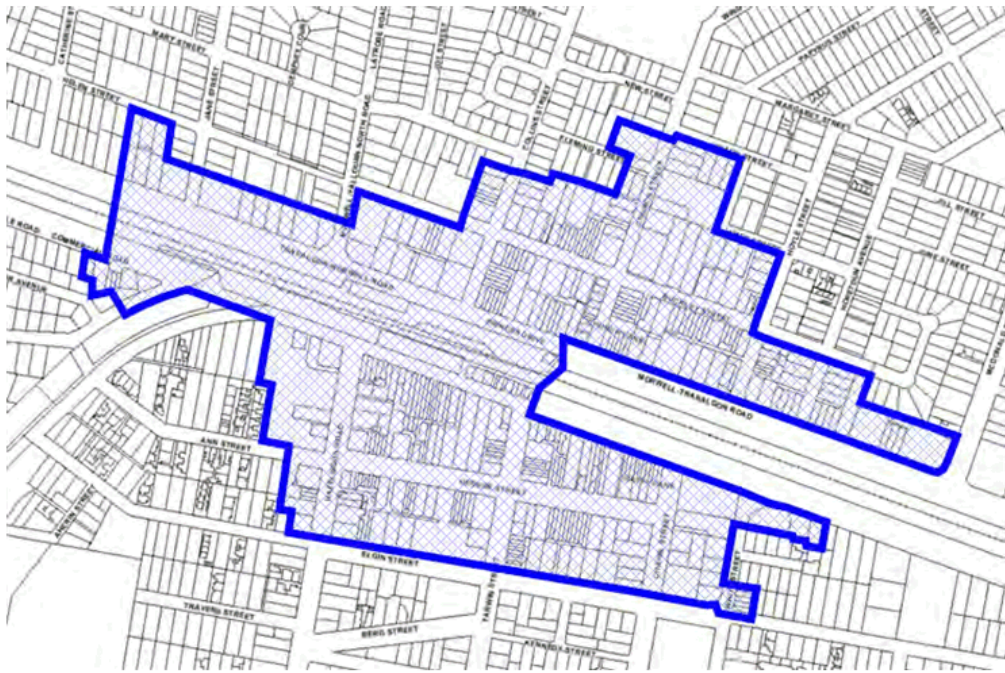
None specified.

**9.0**06/06/2019  
C116latr**Reference document**

*Car Parking Framework Review Traralgon & Morwell (August 2014).*

LATROBE PLANNING SCHEME

Map 1 to the Schedule to Clause 45.09



## LATROBE PLANNING SCHEME

--/--/---  
Proposed C122latr

**SCHEDULE 2 TO CLAUSE 59.16 INFORMATION REQUIREMENTS AND DECISION GUIDELINES FOR LOCAL VICSMART APPLICATIONS****LAND ADJACENT TO A ROAD ZONE, CATEGORY 1, OR A PUBLIC ACQUISITION OVERLAY FOR A CATEGORY 1 ROAD****1.0**

--/--/---  
Proposed C122latr

**Information requirements**

An application must be accompanied by the following information as appropriate:

- A copy of title for the subject land and a copy of any registered restrictive covenant.
- A plan, drawn to scale and fully dimensioned showing:
  - The boundaries and dimensions of the site and adjoining roads.
  - The location of existing buildings within the area of the access.
  - All car parking spaces and access lanes.
  - Any allocation of car parking spaces to different uses or tenancies, if applicable.
  - Any landscaping and sensitive water design treatments.
- A written statement that describes:
  - The proposed use of the site, number of employees and patrons and hours of operation.
  - The likely impact of a new access or increased use of the current access.
  - A letter of support from the relevant road authority to make the changes as proposed.
  - A description of the use of the land and the catalyst for a new access or increased use of the current access.
  - A photograph of the area of the new access or current access point.

**2.0**

--/--/---  
Proposed C122latr

**Decision guidelines**

In assessing an application the responsible authority must consider as appropriate:

- The views of the relevant road authority.
- The effect of the proposal on the operation of the road and on public safety.
- Any policy made by the relevant road authority pursuant to Schedule 2, Clause 3 of the *Road Management Act 2004* regarding access between a controlled access road and adjacent land.
- Whether the proposal would result in unreasonable changes to Council infrastructure and traffic management measures.
- Whether the changes would increase any risk to public safety.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 4 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY**Shown on the planning scheme map as **DDO4**.**MORWELL EAST INDUSTRIAL PRECINCT****1.0**06/06/2019  
C116latr**Design objectives**

To ensure that the standard of the development, design and built form in the Morwell Industrial Precinct is of high quality is visually stimulating.

To introduce high quality landscape treatment to the site that contributes positively to the overall character and amenity of the Morwell Industrial Precinct.

**2.0**06/06/2019  
C116latr**Buildings and works ~~(4)~~**

~~Proposed C122latr~~ The following buildings and works requirements apply to an application to construct a building or construct or carry out works:

- ~~A landscaping strip of a minimum 3 metres wide must be provided along and within the frontage and at least 3 metres wide along and within a side street boundary.~~  
A landscaping strip of a minimum 3 metres wide must be provided along and within the frontage and at least 3 metres wide along and within a side street boundary.
- ~~Trees or shrubs should be included as part of the landscaping treatment to the frontage of the lots.~~  
Trees or shrubs should be included as part of the landscaping treatment to the frontage of the lots.
- ~~Sympathetic landscaping and screening must be provided for the side and rear of lots facing Alexanders Road, Plough Creek and the adjoining agricultural land to the north and east of the precinct.~~  
Sympathetic landscaping and screening must be provided for the side and rear of lots facing Alexanders Road, Plough Creek and the adjoining agricultural land to the north and east of the precinct.
- ~~Car parking shall not be provided in the landscape setback area.~~  
Car parking shall not be provided in the landscape setback area.
- ~~Visitor car parking should be located at the front of the site to encourage use of the parking area.~~  
Visitor car parking should be located at the front of the site to encourage use of the parking area.
- ~~All buildings must be set back at least 15 metres from the frontage and at least 3 metres from the side street boundary.~~  
All buildings must be set back at least 13 metres from the frontage and at least 3 metres from the side street boundary.
- ~~Contemporary and creative architecture is encouraged in the design, built form, style and finishes. The façade of all buildings must be treated to the satisfaction of the responsible authority.~~  
Contemporary and creative architecture is encouraged in the design, built form, style and finishes. The façade of all buildings must be treated to the satisfaction of the responsible authority.
- ~~Floor area coverage of buildings must not exceed 60% of the overall site area.~~
- ~~Loading and service functions will be sited to the side or rear of premises and appropriately screened to address any visual amenity issues.~~  
Loading and service functions will be sited to the side or rear of premises and appropriately screened to address any visual amenity issues.

## LATROBE PLANNING SCHEME

- ~~External storage areas and garbage receptacles must be screened and adequately distanced from sensitive uses.~~  
External storage areas and garbage receptacles must be screened and adequately distanced from sensitive uses.
- ~~All driveways and car parking areas at the front of the site must be constructed of an impervious all-weather seal coat such as concrete or bitumen and drained to the satisfaction of the responsible authority.~~  
All driveways and car parking areas at the front of the site must be constructed of an impervious all-weather seal coat such as concrete or bitumen and drained to the satisfaction of the responsible authority.
- ~~All structures on rooftops, including air conditioning units and fans, must be appropriately screened to address any visual amenity issues.~~  
All structures on rooftops, including air conditioning units and fans, must be appropriately screened to address any visual amenity issues.
- ~~Front fences should be no greater than 1.2m in height and should be visibly permeable.~~  
Front fences should be no greater than 1.2 metres in height and should be visibly permeable.
- ~~Development of the site must enable vehicles to move to and from the site in a forward direction.~~  
Development of the site must enable vehicles to move to and from the site in a forward direction.

**3.0**06/06/2019  
C116latr**Subdivision**

None specified.

**4.0**06/06/2019  
6446latr Proposed C122latr**Signs**

- ~~Signage shall be confined to simple, clear business identification signs on premises.~~
- ~~Signage identifying the industrial precinct must contribute to the overall design and character of the industrial precinct.~~

None specified.

**5.0**06/06/2019  
C116latr**Application requirements**

None specified.

**6.0**06/06/2019  
6446latr Proposed C122latr**Decision guidelines ~~(2)~~**

~~In consideration of the above, the responsible authority must consider~~ The following decision guidelines apply to an application for a permit under Clause 43.02, in addition to those specified in Clause 43.02 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- ~~The impact of the development on the amenity and streetscape of the area and particularly having regard to the proximity of Princes Drive and Plough Creek.~~  
The impact of the development on the amenity and streetscape of the area and particularly having regard to the proximity of Princes Drive and Plough Creek.
- ~~The appearance of the proposed development.~~  
The appearance of the proposed development.
- ~~The design and layout of the proposed development including setbacks from property boundaries.~~  
The design and layout of the proposed development including setbacks from property boundaries.
- ~~The proposed landscape treatment.~~  
The proposed landscape treatment.



## LATROBE PLANNING SCHEME

- ~~The need to ensure that development or works are completed and maintained to a standard appropriate to the site's prominent location.~~  
The need to ensure that development or works are completed and maintained to a standard appropriate to the site's prominent location.
- ~~Structure Plan, policy, strategy or guidelines relating to the land that have been adopted by the Responsible Authority.~~  
Structure Plan, policy, strategy or guidelines relating to the land that have been adopted by the Responsible Authority.
- Signage shall be confined to simple, clear business identification signs on premises.
- Signage identifying the industrial precinct must contribute to the overall design and character of the industrial precinct.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 4 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY**Shown on the planning scheme map as **DDO4**.**MORWELL EAST INDUSTRIAL PRECINCT****1.0**06/06/2019  
C116latr**Design objectives**

To ensure that the standard of the development, design and built form in the Morwell Industrial Precinct is of high quality is visually stimulating.

To introduce high quality landscape treatment to the site that contributes positively to the overall character and amenity of the Morwell Industrial Precinct.

**2.0**--/--/----  
Proposed C122latr**Buildings and works**

The following buildings and works requirements apply to an application to construct a building or construct or carry out works:

- A landscaping strip of a minimum 3 metres wide must be provided along and within the frontage and at least 3 metres wide along and within a side street boundary.
- Trees or shrubs should be included as part of the landscaping treatment to the frontage of the lots.
- Sympathetic landscaping and screening must be provided for the side and rear of lots facing Alexanders Road, Plough Creek and the adjoining agricultural land to the north and east of the precinct.
- Car parking shall not be provided in the landscape setback area.
- Visitor car parking should be located at the front of the site to encourage use of the parking area.
- All buildings must be set back at least 13 metres from the frontage and at least 3 metres from the side street boundary.
- Contemporary and creative architecture is encouraged in the design, built form, style and finishes. The façade of all buildings must be treated to the satisfaction of the responsible authority.
- Loading and service functions will be sited to the side or rear of premises and appropriately screened to address any visual amenity issues.
- External storage areas and garbage receptacles must be screened and adequately distanced from sensitive uses.
- All driveways and car parking areas at the front of the site must be constructed of an impervious all-weather seal coat such as concrete or bitumen and drained to the satisfaction of the responsible authority.
- All structures on rooftops, including air conditioning units and fans, must be appropriately screened to address any visual amenity issues.
- Front fences should be no greater than 1.2 metres in height and should be visibly permeable.
- Development of the site must enable vehicles to move to and from the site in a forward direction.

**3.0**06/06/2019  
C116latr**Subdivision**

None specified.

**4.0**--/--/----  
Proposed C122latr**Signs**

None specified.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 4 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO4**.**MORWELL EAST BULKY GOODS PRECINCT AND TRARALGON EAST BULKY GOODS PRECINCT****1.0 Objectives ~~(4)~~**06/06/2019  
C116latr Proposed C122latr

~~None specified~~ To implement the structure plan, policy, strategy or guidelines relating to the land that have been adopted by the Responsible Authority.

To ensure that the standard of development, architecture and built form in the Traralgon East Bulky Goods Precinct is of a high quality given their strategic locations at town entrances.

To implement the *Bulky Goods Retail Sustainability Assessment (2009)*.

**2.0 Requirement before a permit is granted ~~(4)~~**06/06/2019  
C116latr Proposed C122latr

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the ~~Responsible Authority~~ responsible authority for the following:

- ~~A minor extension, minor addition or minor modification to an existing use or development that will not prejudice the future, orderly development of the land for the purpose of the zone or any other aspect of the Municipal Planning Strategy.~~  
A minor extension, minor addition or minor modification to an existing use or development that will not prejudice the future, orderly development of the land for the purpose of the zone or any other aspect of the Municipal Planning Strategy.

**3.0 Conditions and requirements for permits**06/06/2019  
C116latr Proposed C122latr

~~Before deciding on an application to subdivide land, construct buildings, or carry out works, the responsible authority must consider, as appropriate~~ The following conditions and/or requirements apply to permits:

- ~~Whether the development of the land is occurring in an orderly manner having regard to essential services and roads.~~  
Whether the development of the land is occurring in an orderly manner having regard to essential services and roads.
- ~~The interface between proposed and existing nearby developments.~~  
The interface between proposed and existing nearby developments.
- ~~The design and location of any proposed buildings to enhance the character of the area.~~  
The design and location of any proposed buildings to enhance the character of the area.
- ~~The timing and staging of the development of the land.~~  
The timing and staging of the development of the land.
- ~~The consistency of the proposed development with the approved development plan.~~  
The consistency of the proposed development with the approved development plan.
- ~~The consistency of the proposed development with adopted Structure Plans, where relevant.~~  
The consistency of the proposed development with adopted Structure Plans, where relevant.

**4.0 Requirements for development plan ~~(4)~~**06/06/2019  
C116latr Proposed C122latr

A development plan must include the following requirements:

A single development plan must be prepared for the whole of the land ~~to which this schedule applies and be to the satisfaction of the Responsible Authority.~~

## LATROBE PLANNING SCHEME

**5.0**06/06/2019  
C116latr**Application requirements**

None specified.

**6.0**---  
Proposed C122latr**Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 43.02, in addition to those specified in Clause 43.02 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- The impact of the development on the amenity and streetscape of the area and particularly having regard to the proximity of Princes Drive and Plough Creek.
- The appearance of the proposed development.
- The design and layout of the proposed development including setbacks from property boundaries.
- The proposed landscape treatment.
- The need to ensure that development or works are completed and maintained to a standard appropriate to the site's prominent location.
- Structure Plan, policy, strategy or guidelines relating to the land that have been adopted by the Responsible Authority.
- Signage shall be confined to simple, clear business identification signs on premises.
- Signage identifying the industrial precinct must contribute to the overall design and character of the industrial precinct.

## LATROBE PLANNING SCHEME

The plan must show:

#### Site Analysis

- ~~The site analysis must show the topography of the land, the location of any existing vegetation, drainage lines, sites of conservation, heritage or archaeological significance and other features.~~  
 The site analysis must show the topography of the land, the location of any existing vegetation, drainage lines, sites of conservation, heritage or archaeological significance and other features.

#### Land Use, Development and Subdivision

- ~~Provide for the main use of each of the sites as a bulky goods/restricted retailing providing for restricted retail premises and their associated activities.~~  
 Provide for the main use of each of the sites as a bulky goods/restricted retailing providing for restricted retail premises and their associated activities.
- ~~Provide for other complimentary uses of the land in a location that:~~  
 Provide for other complimentary uses of the land in a location that:
  - ~~Will not fragment the integrated development of bulky goods and restricted retailing on the land;~~  
 Will not fragment the integrated development of bulky goods and restricted retailing on the land;
  - ~~Will not impede the long term growth potential of bulky goods and restricted retailing; and~~  
 Will not impede the long term growth potential of bulky goods and restricted retailing; and
  - ~~Will not lead to a concentration of industrial uses that would result in a defacto industrial precinct.~~  
 Will not lead to a concentration of industrial uses that would result in a defacto industrial precinct.
- ~~A detailed description of the proposed use and activities.~~  
 A detailed description of the proposed use and activities.
- ~~The overall subdivision layout including roads, public open space and other features of the subdivision in a manner which is responsive to the features identified in the Site Analysis.~~  
 The overall subdivision layout including roads, public open space and other features of the subdivision in a manner which is responsive to the features identified in the Site Analysis.
- ~~Details about the staging of the development.~~  
 Details about the staging of the development.
- ~~Details of the siting of buildings, car parking, and building materials and form.~~  
 Details of the siting of buildings, car parking, and building materials and form.
- ~~Access to the existing road network and provision for future access to adjoining properties.~~  
 Access to the existing road network and provision for future access to adjoining properties.
- ~~The location of vehicle crossings.~~  
 The location of vehicle crossings.
- ~~Street networks that support building frontages with two way surveillance.~~  
 Street networks that support building frontages with two way surveillance.
- ~~Integration with future use and development on adjoining properties.~~  
 Integration with future use and development on adjoining properties.

#### Infrastructure Services

- ~~A Stormwater Management Plan detailing the collection and treatment of stormwater including the size and location of all drainage system components.~~  
 A Stormwater Management Plan detailing the collection and treatment of stormwater including the size and location of all drainage system components.

## LATROBE PLANNING SCHEME

- ~~The provision of an integrated drainage scheme for the area that incorporates water sensitive urban design principles for improved sustainability and flood mitigation.~~  
The provision of an integrated drainage scheme for the area that incorporates water sensitive urban design principles for improved sustainability and flood mitigation.
- ~~A traffic management plan identifying the hierarchy of the internal road network.~~  
A traffic management plan identifying the hierarchy of the internal road network.
- ~~The location of any major infrastructure easements that exist or are required.~~  
The location of any major infrastructure easements that exist or are required.
- ~~An indicative plan of utility services showing all services located underground and the location of utility infrastructures.~~  
An indicative plan of utility services showing all services located underground and the location of utility infrastructures.

**Landscape plan**

- ~~A full vegetation survey and condition statement as part of the landscape concept for the site.~~  
A full vegetation survey and condition statement as part of the landscape concept for the site.
- ~~A landscape design and theme for the site, including public open space, buffer areas and road reserves taking into account existing vegetation and the desire to develop high quality bulky goods areas.~~  
A landscape design and theme for the site, including public open space, buffer areas and road reserves taking into account existing vegetation and the desire to develop high quality bulky goods areas.

**Native Vegetation**

- ~~An assessment of any native vegetation to be removed having regard to *Victoria's Native Vegetation Management: A Framework for Action* (Department of Natural Resources and Environment, 2002), including how it is proposed to provide, manage and protect any necessary offsets.~~  
An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to provide, manage and protect any necessary offsets.

**Cultural Heritage**

- ~~A cultural heritage assessment is to be prepared consistent with the requirements set by *Aboriginal Affairs Victoria* where required.~~  
A cultural heritage assessment is to be prepared consistent with the requirements set by *Aboriginal Affairs Victoria* where required.

**Management plan**

- ~~A management plan for the protection of sites of environmental, heritage or archaeological significance during construction and development of the site.~~  
A management plan for the protection of sites of environmental, heritage or archaeological significance during construction and development of the site.

**Flooding**

- ~~A detailed report to identify, consider and mitigate flooding issues.~~  
A detailed report to identify, consider and mitigate flooding issues.

**Plough Creek and Environment**

- ~~An assessment of the environmental issues affecting the Plough Creek and its surrounds.~~  
An assessment of the environmental issues affecting the Plough Creek and its surrounds.

## LATROBE PLANNING SCHEME

**Amenity**

- ~~Measures necessary to protect the amenity and surrounding properties and the safety of the public.~~  
Measures necessary to protect the amenity and surrounding properties and the safety of the public.

**5.0****~~Decision guidelines for development plan~~**

- ~~Before deciding on a development plan, the Responsible Authority must be satisfied that the plan has regard to the following:~~
- ~~Structure Plan, policy, strategy or guidelines relating to the land that have been adopted by the Responsible Authority.~~
- ~~The need to ensure that the standard of development, architecture and built form in the Traralgon East Bulky Goods Precinct is of a high quality given their strategic locations at town entrances.~~
- ~~The background document *Bulky Goods Retail Sustainability Assessment* (2009).~~

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 4 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO4**.**MORWELL EAST BULKY GOODS PRECINCT AND TRARALGON EAST BULKY GOODS PRECINCT****1.0**---/---/---  
Proposed C122latr**Objectives**

To implement the structure plan, policy, strategy or guidelines relating to the land that have been adopted by the Responsible Authority.

To ensure that the standard of development, architecture and built form in the Traralgon East Bulky Goods Precinct is of a high quality given their strategic locations at town entrances.

To implement the *Bulky Goods Retail Sustainability Assessment (2009)*.

**2.0**---/---/---  
Proposed C122latr**Requirement before a permit is granted**

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority for the following:

- A minor extension, minor addition or minor modification to an existing use or development that will not prejudice the future, orderly development of the land for the purpose of the zone or any other aspect of the Municipal Planning Strategy.

**3.0**---/---/---  
Proposed C122latr**Conditions and requirements for permits**

The following conditions and/or requirements apply to permits:

- Whether the development of the land is occurring in an orderly manner having regard to essential services and roads.
- The interface between proposed and existing nearby developments.
- The design and location of any proposed buildings to enhance the character of the area.
- The timing and staging of the development of the land.
- The consistency of the proposed development with the approved development plan.
- The consistency of the proposed development with adopted Structure Plans, where relevant.

**4.0**---/---/---  
Proposed C122latr**Requirements for development plan**

A development plan must include the following requirements:

A single development plan must be prepared for the whole of the land.

The plan must show:

**Site Analysis**

- The site analysis must show the topography of the land, the location of any existing vegetation, drainage lines, sites of conservation, heritage or archaeological significance and other features.

**Land Use, Development and Subdivision**

- Provide for the main use of each of the sites as a bulky goods/restricted retailing providing for restricted retail premises and their associated activities.
- Provide for other complimentary uses of the land in a location that:
  - Will not fragment the integrated development of bulky goods and restricted retailing on the land;



### LATROBE PLANNING SCHEME

- Will not impede the long term growth potential of bulky goods and restricted retailing; and
- Will not lead to a concentration of industrial uses that would result in a defacto industrial precinct.
- A detailed description of the proposed use and activities.
- The overall subdivision layout including roads, public open space and other features of the subdivision in a manner which is responsive to the features identified in the Site Analysis.
- Details about the staging of the development.
- Details of the siting of buildings, car parking, and building materials and form.
- Access to the existing road network and provision for future access to adjoining properties.
- The location of vehicle crossings.
- Street networks that support building frontages with two way surveillance.
- Integration with future use and development on adjoining properties.

#### Infrastructure Services

- A Stormwater Management Plan detailing the collection and treatment of stormwater including the size and location of all drainage system components.
- The provision of an integrated drainage scheme for the area that incorporates water sensitive urban design principles for improved sustainability and flood mitigation.
- A traffic management plan identifying the hierarchy of the internal road network.
- The location of any major infrastructure easements that exist or are required.
- An indicative plan of utility services showing all services located underground and the location of utility infrastructures.

#### Landscape plan

- A full vegetation survey and condition statement as part of the landscape concept for the site.
- A landscape design and theme for the site, including public open space, buffer areas and road reserves taking into account existing vegetation and the desire to develop high quality bulky goods areas.

#### Native Vegetation

- An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to provide, manage and protect any necessary offsets.

#### Cultural Heritage

- A cultural heritage assessment is to be prepared consistent with the requirements set by Aboriginal Affairs Victoria where required.

#### Management plan

- A management plan for the protection of sites of environmental, heritage or archaeological significance during construction and development of the site.

#### Flooding

- A detailed report to identify, consider and mitigate flooding issues.

**LATROBE PLANNING SCHEME****Plough Creek and Environment**

- An assessment of the environmental issues affecting the Plough Creek and its surrounds.

**Amenity**

- Measures necessary to protect the amenity and surrounding properties and the safety of the public.

## LATROBE PLANNING SCHEME

06/06/2019 - / - / -  
 6446latr Proposed C122latr

**SCHEDULE 5 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY**

Shown on the planning scheme map as **DDO5**.

~~AVIATION OBSTACLE REFERRAL HEIGHT AREA NO H1~~ LATROBE REGIONAL HOSPITAL  
 EMERGENCY MEDICAL SERVICES HELICOPTER FLIGHT PATH PROTECTION

**1.0**

06/06/2019  
 C116latr

**Design objectives**

To ensure that the height of all buildings and works are constrained within specified limits to avoid creating a hazard to aircraft in the vicinity of the Latrobe Regional Hospital, and to facilitate safe Emergency Medical Service (EMS) helicopter operations.

To ensure that flight paths associated with the Latrobe Regional Hospital EMS helicopter landing site are protected from the encroachment of inappropriate obstacles which may affect the safe and effective operation of the Latrobe Regional Hospital EMS helicopter landing site.

**2.0**

06/06/2019 - / - / -  
 6446latr Proposed C122latr

**Buildings and works ~~(2)~~**

A permit is ~~not~~ required to construct a building or ~~construct or~~ carry out works ~~with~~ the height of ~~which exceeds 56.44 meters~~ less than 56.44 metres above the Australian Height Datum.-

~~An application for buildings and works must be referred to the Department of Human Services under section 55 of the *Planning and Environment Act* and the Chief Executive Officer, Latrobe Regional Hospital under section 52 of the *Planning and Environment Act* unless in the opinion of the Responsible Authority the proposal satisfies requirements or conditions previously agreed in writing between the responsible authority and the Department of Human Services and the Chief Executive Officer, Latrobe Regional Hospital.~~

~~A permit must not be granted for building and works which exceed the obstacle height referral criteria, unless with the consent of the Department of Human Services~~

~~Notes: For the purposes of this clause buildings and works include radio masts, television antenna and flagpoles and any construction equipment associated with the building and works.~~

**3.0**

06/06/2019  
 C116latr

**Subdivision**

A permit is not required to subdivide land.

**4.0**

06/06/2019  
 C116latr

**Signs**

None specified.

**5.0**

06/06/2019  
 C116latr

**Application requirements**

None specified.

**6.0**

06/06/2019 - / - / -  
 6446latr Proposed C122latr

**Decision guidelines ~~(3)~~**

The following decision guidelines apply to an application for a permit under Clause 43.02, in addition to those specified in Clause 43.02 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

~~Before deciding on an application for buildings and works the responsible authority will consider the views of the Department of Human Services and the Chief Executive Officer, Latrobe Regional Hospital.~~

- The views of the Department of Human Services and the Chief Executive Officer, Latrobe Regional Hospital.

## LATROBE PLANNING SCHEME

--/--/---  
Proposed C122latr

**SCHEDULE 5 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY**

Shown on the planning scheme map as **DDO5**.

**LATROBE REGIONAL HOSPITAL EMERGENCY MEDICAL SERVICES HELICOPTER FLIGHT PATH PROTECTION**

**1.0**  
06/06/2019  
C116latr

**Design objectives**

To ensure that the height of all buildings and works are constrained within specified limits to avoid creating a hazard to aircraft in the vicinity of the Latrobe Regional Hospital, and to facilitate safe Emergency Medical Service (EMS) helicopter operations.

To ensure that flight paths associated with the Latrobe Regional Hospital EMS helicopter landing site are protected from the encroachment of inappropriate obstacles which may affect the safe and effective operation of the Latrobe Regional Hospital EMS helicopter landing site.

**2.0**  
--/--/---  
Proposed C122latr

**Buildings and works**

A permit is not required to construct a building or carry out works with the height of less than 56.44 metres above the Australian Height Datum.

**3.0**  
06/06/2019  
C116latr

**Subdivision**

A permit is not required to subdivide land.

**4.0**  
06/06/2019  
C116latr

**Signs**

None specified.

**5.0**  
06/06/2019  
C116latr

**Application requirements**

None specified.

**6.0**  
--/--/---  
Proposed C122latr

**Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 43.02, in addition to those specified in Clause 43.02 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- The views of the Department of Human Services and the Chief Executive Officer, Latrobe Regional Hospital.

## LATROBE PLANNING SCHEME

21/11/2019  
C105latr**SCHEDULE 5 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO5**.**RESIDENTIAL GROWTH AREAS****1.0**21/11/2019  
C105latr**Objectives**

None specified.

**2.0**21/11/2019  
C105latr**Requirement before a permit is granted**

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority for the following:

- A minor extension, minor addition or minor modification to an existing development that does not prejudice the future orderly development of the general area affected by the Development Plan Overlay.
- Subdivision of 100 Cairnbrook Road, Glengarry (Certificate of Title Volume 10844 Folio 644, being lot 2 on PS512358A) into two lots in accordance with Latrobe Planning Scheme permit number 2013/122.)

See 43.04-2 for relevant provisions.

**3.0**21/11/2019  
C105latr**Conditions and requirements for permits**

The following conditions and/or requirements apply to permits:

- Whether the development of the land is occurring in an orderly manner having regard to essential services, community facilities, open space and roads.
- The potential for future re-subdivision.
- The interface between proposed and existing nearby developments, to reduce the chance of conflicting developments.
- The need to minimise access points to designated Category 1 Roads.
- The design of any proposed buildings to enhance and reinforce the character of the area.
- The timing and staging of the development of the land.
- The consistency of the proposed development with the approved development plan.
- The consistency of the proposed development with adopted Structure Plans, where relevant.

See 43.04-2 for relevant provisions.

**4.0**21/11/2019  
C105latr**Requirements for development plan~~(3)~~**

Proposed C122latr A development plan must include the following requirements:

The plan must show:

**Land Use and Subdivision**

- The proposed boundaries of the development area, and provide the strategic justification for those boundaries.
- The overall subdivision of the area, including where possible, the proposed size and density of allotments which provide opportunities for a diverse range of housing types.

## LATROBE PLANNING SCHEME

- For land within 200 metres of a proposed Neighbourhood or Local Activity Centre, opportunity for medium density residential development, including townhouses and unit development. These areas should have good access to public transport or key transport/ pedestrian routes and public open space.
- The subdivision layout, which must demonstrate alignment with the *Latrobe City Urban Design Guidelines* (as amended).
- The overall subdivision of the area, including intended land use, land zoning and the size and density of allotments.
- Street networks that support building frontages with two way surveillance.
- An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.
- The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.

**Waterways**

- ~~A buffer zone of 30 metres each side of waterways designated under the *Water Act 1989* or a buffer based on a flood study which identifies the 100 year flood extent must be set aside for ecological purposes.~~  
A buffer zone of 30 metres each side of waterways designated under the *Water Act 1989* or a buffer based on a flood study which identifies the 100 year flood extent must be set aside for ecological purposes.

**Infrastructure services**

- ~~An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.~~  
An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.
- ~~The pattern and location of the major arterial road network of the area including the location and details of any required:~~  
The pattern and location of the major arterial road network of the area including the location and details of any required:
  - ~~Road widening~~  
Road widening
  - ~~Intersections~~  
Intersections
  - ~~Access points~~  
Access points
  - ~~Pedestrian crossings or safe refuges~~  
Pedestrian crossings or safe refuges
  - ~~Cycle lanes~~  
Cycle lanes
  - ~~Bus lanes and stops~~

## LATROBE PLANNING SCHEME

## Bus lanes and stops

- ~~The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with Latrobe City Bicycle Plan 2007-2010, (as amended).~~

The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with Latrobe City Bicycle Plan 2007-2010, (as amended).

- ~~In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.~~

In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.

- ~~Road reserves, which must be designed to discourage parking on road verges and protect street tree planting.~~

Road reserves, which must be designed to discourage parking on road verges and protect street tree planting.

## Open Space

- ~~The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.~~

The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.

- ~~Public open spaces, which should be located in close proximity to identified medium-higher density development.—~~

Public open spaces, which should be located in close proximity to identified medium-higher density development.

- ~~Public open spaces designed to provide:~~  
Public open spaces designed to provide:

- ~~Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with Latrobe City Public Open Space Plan 2007, (as amended).~~  
Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with Latrobe City Public Open Space Plan 2007, (as amended).

- ~~The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.~~  
The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.

- ~~Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.~~  
Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.

- ~~A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.~~  
A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.

## LATROBE PLANNING SCHEME

**-Community Hubs and Meeting Places**

- ~~In consultation with relevant agencies and authorities, the provision of appropriate community facilities, including schools, pre-schools, maternal child health centres, senior citizen centres and general community centres within a walkable range of 400-800 metres across large subdivisions.~~

In consultation with relevant agencies and authorities, the provision of appropriate community facilities, including schools, pre-schools, maternal child health centres, senior citizen centres and general community centres within a walkable range of 400-800 metres across large subdivisions.

- Provision for access and social interaction, particularly where this encourages physical activity. For example:

- ~~Provision for access and social interaction, particularly where this encourages physical activity. For example: Consider the need for public amenities, including toilets and bicycle parking at key destinations in accordance with the Latrobe City Public Toilet Strategy 2006 (as amended) and Latrobe City Bicycle Plan 2007-2010 (as amended).~~

Consider the need for public amenities, including toilets and bicycle parking at key destinations in accordance with the background documents Latrobe City Public Toilet Strategy 2006 (as amended) and Latrobe City Bicycle Plan 2007-2010 (as amended).

- ~~The pattern and location of pedestrian and bicycle paths should provide safe and practical access to and from community hubs and meeting places.~~

The pattern and location of pedestrian and bicycle paths should provide safe and practical access to and from community hubs and meeting places.

- ~~Spaces should be designed to accommodate community events and cultural programs including local arts activities and other festivals.~~

Spaces should be designed to accommodate community events and cultural programs including local arts activities and other festivals.

**Flora and Fauna**

- ~~In consultation with the Department of Sustainability and Environment, a flora and fauna survey, prepared by a suitably qualified expert, which includes but is not limited to species surveys for Growling Grass Frog (*Litoria raniformis*) and Dwarf Galaxias (*Galaxiella pusilla*), and measures required to protect the identified species.~~

In consultation with the Department of Environment, Land, Water and Planning, a flora and fauna survey, prepared by a suitably qualified expert, which includes but is not limited to species surveys for Growling Grass Frog (*Litoria raniformis*) and Dwarf Galaxias (*Galaxiella pusilla*), and measures required to protect the identified species.

- ~~An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to protect and manage any appropriate native vegetation.~~

An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to protect and manage any appropriate native vegetation.

- ~~Regard must be had to the *West Gippsland Native Vegetation Plan 2003*.~~

Regard must be had to the *West Gippsland Native Vegetation Plan 2003*.

- ~~Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.~~

Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.



## LATROBE PLANNING SCHEME

**Cultural Heritage**

- ~~A cultural heritage assessment including how cultural heritage values will be managed.~~  
A cultural heritage assessment including how cultural heritage values will be managed.

**Process and Outcomes**

The development plan should be prepared with an appropriate level of community participation as determined by the Responsible Authority.

An implementation plan must be submitted as part of the development plan, indicating the proposed staging of the development.

~~The approved Development Plan may be amended to the satisfaction of the responsible authority.~~

See 43.04-4 for relevant provisions.

## LATROBE PLANNING SCHEME

21/11/2019  
C105latr**SCHEDULE 5 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO5**.**RESIDENTIAL GROWTH AREAS****1.0**21/11/2019  
C105latr**Objectives**

None specified.

**2.0**21/11/2019  
C105latr**Requirement before a permit is granted**

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority for the following:

- A minor extension, minor addition or minor modification to an existing development that does not prejudice the future orderly development of the general area affected by the Development Plan Overlay.
- Subdivision of 100 Cairnbrook Road, Glengarry (Certificate of Title Volume 10844 Folio 644, being lot 2 on PS512358A) into two lots in accordance with Latrobe Planning Scheme permit number 2013/122.)

See 43.04-2 for relevant provisions.

**3.0**21/11/2019  
C105latr**Conditions and requirements for permits**

The following conditions and/or requirements apply to permits:

- Whether the development of the land is occurring in an orderly manner having regard to essential services, community facilities, open space and roads.
- The potential for future re-subdivision.
- The interface between proposed and existing nearby developments, to reduce the chance of conflicting developments.
- The need to minimise access points to designated Category 1 Roads.
- The design of any proposed buildings to enhance and reinforce the character of the area.
- The timing and staging of the development of the land.
- The consistency of the proposed development with the approved development plan.
- The consistency of the proposed development with adopted Structure Plans, where relevant.

See 43.04-2 for relevant provisions.

**4.0**---/---/---  
Proposed C122latr**Requirements for development plan**

A development plan must include the following requirements:

The plan must show:

**Land Use and Subdivision**

- The proposed boundaries of the development area, and provide the strategic justification for those boundaries.
- The overall subdivision of the area, including where possible, the proposed size and density of allotments which provide opportunities for a diverse range of housing types.

**LATROBE PLANNING SCHEME**

- For land within 200 metres of a proposed Neighbourhood or Local Activity Centre, opportunity for medium density residential development, including townhouses and unit development. These areas should have good access to public transport or key transport/ pedestrian routes and public open space.
- The subdivision layout, which must demonstrate alignment with the *Latrobe City Urban Design Guidelines* (as amended).
- The overall subdivision of the area, including intended land use, land zoning and the size and density of allotments.
- Street networks that support building frontages with two way surveillance.
- An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.
- The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.

**Waterways**

- A buffer zone of 30 metres each side of waterways designated under the *Water Act 1989* or a buffer based on a flood study which identifies the 100 year flood extent must be set aside for ecological purposes.

**Infrastructure services**

- An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.
- The pattern and location of the major arterial road network of the area including the location and details of any required:
  - Road widening
  - Intersections
  - Access points
  - Pedestrian crossings or safe refuges
  - Cycle lanes
  - Bus lanes and stops
- The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with *Latrobe City Bicycle Plan 2007-2010*, (as amended).
- In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.
- Road reserves, which must be designed to discourage parking on road verges and protect street tree planting.

## LATROBE PLANNING SCHEME

### Open Space

- The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.
- Public open spaces, which should be located in close proximity to identified medium-higher density development.
- Public open spaces designed to provide:
  - Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with *Latrobe City Public Open Space Plan 2007*, (as amended).
  - The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.
  - Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.
  - A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.

### Community Hubs and Meeting Places

- In consultation with relevant agencies and authorities, the provision of appropriate community facilities, including schools, pre-schools, maternal child health centres, senior citizen centres and general community centres within a walkable range of 400-800 metres across large subdivisions.
- Provision for access and social interaction, particularly where this encourages physical activity. For example:
- Consider the need for public amenities, including toilets and bicycle parking at key destinations in accordance with the background documents *Latrobe City Public Toilet Strategy 2006* (as amended) and *Latrobe City Bicycle Plan 2007-2010* (as amended).
- The pattern and location of pedestrian and bicycle paths should provide safe and practical access to and from community hubs and meeting places.
- Spaces should be designed to accommodate community events and cultural programs including local arts activities and other festivals.

### Flora and Fauna

- In consultation with the Department of Environment, Land, Water and Planning, a flora and fauna survey, prepared by a suitably qualified expert, which includes but is not limited to species surveys for Growling Grass Frog (*Litoria raniformis*) and Dwarf Galaxias (*Galaxiella pusilla*), and measures required to protect the identified species.
- An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to protect and manage any appropriate native vegetation.
- Regard must be had to the *West Gippsland Native Vegetation Plan 2003*.
- Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.

### Cultural Heritage

- A cultural heritage assessment including how cultural heritage values will be managed.

**LATROBE PLANNING SCHEME****Process and Outcomes**

The development plan should be prepared with an appropriate level of community participation as determined by the Responsible Authority.

An implementation plan must be submitted as part of the development plan, indicating the proposed staging of the development.

See 43.04-4 for relevant provisions.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 6 TO CLAUSE 37.01 SPECIAL USE ZONE**Shown on the planning scheme map as **SUZ6**.**EARTH AND ENERGY RESOURCES INDUSTRY****Purpose**

To recognise or provide for the use and development of land for earth and energy resources industry.

To encourage interim use of the land compatible with the use and development of nearby land.

To encourage land management practice and rehabilitation that minimises adverse impact on the use and development of nearby land.

**1.0****Table of uses ~~(1)~~**06/06/2019  
0416latr Proposed C122latr**Section 1 – Permit not required****Section 1 - Permit not required**

Use	Condition
<del>Extensive animal husbandry</del> Grazing animal production	
<del>Home based business</del> Home based business	
<del>Informal outdoor recreation</del> Informal outdoor recreation	
<del>Minor utility installation</del>	
<del>Railway</del> Railway	
<del>Framway</del> Tramway	
<del>Any use listed in Clause 62.01</del> Any use listed in Clause 62.01	Must meet the requirements of Clause 62.01.

**Section 2 – Permit required****Section 2 - Permit required**

Use	Condition
<del>Agriculture (other than Animal keeping, Animal training, Apiculture, Extensive animal husbandry, Horse stables, and Intensive animal husbandry)</del> Agriculture (other than Animal keeping, Animal training, Apiculture, Grazing animal production, Horse stables, and Intensive animal production)	
<del>Animal keeping (other than Animal boarding)</del> Animal keeping (other than Animal boarding)	Must be no more than four animals.
<del>Caretaker's house</del> Caretaker's house	
<del>Dependent person's unit</del> Dependent person's unit	
<del>Industry (other than Materials recycling, Refuse disposal, and Transfer station)</del> Industry (other than Materials recycling, Refuse disposal, and Transfer station)	Must not be a purpose listed in the table to Clause 52.10.
<del>Landscape gardening supplies</del> Landscape gardening supplies	
<del>Leisure and recreation (other than Informal outdoor recreation)</del> Leisure and recreation (other than Informal outdoor recreation)	

LATROBE PLANNING SCHEME

Use	Condition
<del>Manufacturing sales</del> <b>Manufacturing sales</b>	
<del>Materials recycling</del> <b>Materials recycling</b>	
<del>Place of assembly (other than Amusement parlour and Nightclub)</del> <b>Place of assembly (other than Amusement parlour and Nightclub)</b>	
<del>Refuse disposal</del> <b>Refuse disposal</b>	
<del>Transfer station</del> <b>Transfer station</b>	
<del>Utility installation (other than Minor utility installation)</del> <b>Utility installation (other than Minor utility installation)</b>	
<del>Warehouse</del> <b>Warehouse</b>	Must not be a purpose listed in the table to Clause 53.10.
<del>Any other use not in Section 1 or 3</del> <b>Any other use not in Section 1 or 3</b>	
<b>Section 3 – Prohibited</b>	
<b>Section 3 - Prohibited</b>	
Use	
<del>Accommodation (other than Caretaker's house and Dependent person's unit)</del> <b>Accommodation (other than Caretaker's house and Dependent person's unit)</b>	
<del>Amusement parlour</del> <b>Amusement parlour</b>	
<del>Animal boarding</del> <b>Animal boarding</b>	
<del>Animal training</del> <b>Animal training</b>	
<del>Brothel</del> <b>Brothel</b>	
<del>Cinema based entertainment facility</del> <b>Cinema based entertainment facility</b>	
<del>Horse stables</del> <b>Horse stables</b>	
<del>Intensive animal husbandry</del> <b>Intensive animal husbandry</b>	
<del>Nightclub</del> <b>Nightclub</b>	
<del>Office</del> <b>Office</b>	
<del>Retail premises (other than Landscape gardening supplies and Manufacturing sales)</del> <b>Retail premises (other than Landscape gardening supplies and Manufacturing sales)</b>	
<del>Saleyard</del> <b>Saleyard</b>	
<del>Service station</del> <b>Service station</b>	
<del>Transport terminal</del> <b>Transport terminal</b>	
<del>Veterinary centre</del> <b>Veterinary centre</b>	

## LATROBE PLANNING SCHEME

**2.0**  
06/06/2019  
C116latr  
**Use of land**  
None specified.

**3.0**  
06/06/2019  
C116latr  
**Subdivision**  
None specified.

**4.0**  
06/06/2019  
C116latr  
**Buildings and works ~~(4)~~**

~~06/06/2019~~  
~~C116latr~~ Proposed C122latr

**Permit requirement**

No permit is required to construct a building or construct or carry out works for the following:

~~The requirement for a permit does not apply to the construction of a building or the construction or carrying out of works which are a modification necessary to comply with a direction or licence under the *Dangerous Goods Act 1985* or a Waste Discharge Licence, Works Approval or Pollution Abatement Notice under the *Environment Protection Act 1970*.~~

- The construction of a building or the construction or carrying out of works which are a modification necessary to comply with a direction or licence under the *Dangerous Goods Act 1985* or a Waste Discharge Licence, Works Approval or Pollution Abatement Notice under the *Environment Protection Act 1970*.

**5.0**  
06/06/2019  
C116latr  
**Signs**  
None specified.



## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 6 TO CLAUSE 37.01 SPECIAL USE ZONE**Shown on the planning scheme map as **SUZ6**.**EARTH AND ENERGY RESOURCES INDUSTRY****Purpose**

To recognise or provide for the use and development of land for earth and energy resources industry.

To encourage interim use of the land compatible with the use and development of nearby land.

To encourage land management practice and rehabilitation that minimises adverse impact on the use and development of nearby land.

**1.0**---/---/---  
Proposed C122latr**Table of uses****Section 1 - Permit not required**

Use	Condition
Grazing animal production	
Home based business	
Informal outdoor recreation	
Railway	
Tramway	
Any use listed in Clause 62.01	Must meet the requirements of Clause 62.01.

**Section 2 - Permit required**

Use	Condition
Agriculture (other than Animal keeping, Animal training, Apiculture, Grazing animal production, Horse stables, and Intensive animal production)	
Animal keeping (other than Animal boarding)	Must be no more than four animals.
Caretaker's house	
Dependent person's unit	
Industry (other than Materials recycling, Refuse disposal, and Transfer station)	Must not be a purpose listed in the table to Clause 52.10.
Landscape gardening supplies	
Leisure and recreation (other than Informal outdoor recreation)	
Manufacturing sales	
Materials recycling	
Place of assembly (other than Amusement parlour and Nightclub)	
Refuse disposal	
Transfer station	

## LATROBE PLANNING SCHEME

Use	Condition
Utility installation (other than Minor utility installation)	
Warehouse	Must not be a purpose listed in the table to Clause 53.10.
Any other use not in Section 1 or 3	

## Section 3 - Prohibited

Use
Accommodation (other than Caretaker's house and Dependent person's unit)
Amusement parlour
Animal boarding
Animal training
Brothel
Cinema based entertainment facility
Horse stables
Intensive animal husbandry
Nightclub
Office
Retail premises (other than Landscape gardening supplies and Manufacturing sales)
Saleyard
Service station
Transport terminal
Veterinary centre

## LATROBE PLANNING SCHEME

**2.0**06/06/2019  
C116latr**Use of land**

None specified.

**3.0**06/06/2019  
C116latr**Subdivision**

None specified.

**4.0**---/---/---  
Proposed C122latr**Buildings and works****Permit requirement**

No permit is required to construct a building or construct or carry out works for the following:

- The construction of a building or the construction or carrying out of works which are a modification necessary to comply with a direction or licence under the *Dangerous Goods Act 1985* or a Waste Discharge Licence, Works Approval or Pollution Abatement Notice under the *Environment Protection Act 1970*.

**5.0**06/06/2019  
C116latr**Signs**

None specified.

## LATROBE PLANNING SCHEME

06/06/2019  
6446latr Proposed C122latr

**SCHEDULE 6 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY**

Shown on the planning scheme map as **DDO6**.

~~AVIATION OBSTACLE REFERRAL HEIGHT~~ LATROBE REGIONAL HOSPITAL EMERGENCY  
MEDICAL SERVICES HELICOPTER FLIGHT PATH PROTECTION AREA NO H2

**1.0**

06/06/2019  
C116latr

**Design objectives**

To ensure that the height of all buildings and works are constrained within specified limits to avoid creating a hazard to aircraft in the vicinity of the Latrobe Regional Hospital, and to facilitate safe Emergency Medical Service (EMS) helicopter operations.

To ensure that flight paths associated with the Latrobe Regional Hospital EMS helicopter landing site are protected from the encroachment of inappropriate obstacles which may affect the safe and effective operation of the Latrobe Regional Hospital EMS helicopter landing site.

**2.0**

06/06/2019  
6446latr Proposed C122latr

**Buildings and works ~~(3)~~**

A permit is ~~not~~ required to construct a building or ~~construct or~~ carry out works with the height of ~~which exceeds 68.4 meters~~ less than 68.4 metres above the Australian Height Datum.

~~An application for buildings and works must be referred to the Department of Human Services under section 55 of the *Planning and Environment Act* and the Chief Executive Officer, Latrobe Regional Hospital under section 52 of the *Planning and Environment Act* unless in the opinion of the Responsible Authority the proposal satisfies requirements or conditions previously agreed in writing between the responsible authority and the Department of Human Services and the Chief Executive Officer, Latrobe Regional Hospital.~~

~~A permit must not be granted for building and works which exceed the obstacle height referral criteria, unless with the consent of the Department of Human Services.~~

~~Notes: For the purposes of this clause buildings and works include radio masts, television antenna and flagpoles and any construction equipment associated with the building and works.~~

**3.0**

06/06/2019  
C116latr

**Subdivision**

A permit is not required to subdivide land.

**4.0**

06/06/2019  
C116latr

**Signs**

None specified.

**5.0**

06/06/2019  
C116latr

**Application requirements**

None specified.

**6.0**

06/06/2019  
6446latr Proposed C122latr

**Decision guidelines ~~(4)~~**

The following decision guidelines apply to an application for a permit under Clause 43.02, in addition to those specified in Clause 43.02 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

~~Before deciding on an application for buildings and works the responsible authority will consider the views of the Department of Human Services and the Chief Executive Officer, Latrobe Regional Hospital.~~

- The views of the Department of Human Services and the Chief Executive Officer, Latrobe Regional Hospital.

## LATROBE PLANNING SCHEME

--/--/---  
Proposed C122latr

**SCHEDULE 6 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY**

Shown on the planning scheme map as **DDO6**.

**LATROBE REGIONAL HOSPITAL EMERGENCY MEDICAL SERVICES HELICOPTER FLIGHT PATH PROTECTION AREA NO H2****1.0**

06/06/2019  
C116latr

**Design objectives**

To ensure that the height of all buildings and works are constrained within specified limits to avoid creating a hazard to aircraft in the vicinity of the Latrobe Regional Hospital, and to facilitate safe Emergency Medical Service (EMS) helicopter operations.

To ensure that flight paths associated with the Latrobe Regional Hospital EMS helicopter landing site are protected from the encroachment of inappropriate obstacles which may affect the safe and effective operation of the Latrobe Regional Hospital EMS helicopter landing site.

**2.0**

--/--/---  
Proposed C122latr

**Buildings and works**

A permit is not required to construct a building or carry out works with the height of less than 68.4 metres above the Australian Height Datum.

**3.0**

06/06/2019  
C116latr

**Subdivision**

A permit is not required to subdivide land.

**4.0**

06/06/2019  
C116latr

**Signs**

None specified.

**5.0**

06/06/2019  
C116latr

**Application requirements**

None specified.

**6.0**

--/--/---  
Proposed C122latr

**Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 43.02, in addition to those specified in Clause 43.02 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- The views of the Department of Human Services and the Chief Executive Officer, Latrobe Regional Hospital.

## LATROBE PLANNING SCHEME

21/11/2019  
C105latr**SCHEDULE 6 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO6**.**RESIDENTIAL GROWTH AREAS****1.0****Objectives ~~(2)~~**21/11/2019  
C105latr Proposed C122latr

~~None specified~~ To ensure development of the land is occurring in an orderly manner having regard to the timing and staging of the development of the land and provision of essential services, community facilities, open space and roads.

To ensure the interface between proposed and existing nearby developments, reduces the chance of conflicting developments.

To minimise access points to designated Road Zone Category 1.

To ensure the design of any proposed subdivision and buildings enhance and reinforce the character of the area.

To implement the adopted Structure Plans, where relevant.

**2.0****Requirement before a permit is granted ~~(2)~~**21/11/2019  
C105latr Proposed C122latr

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority for the following:

- ~~A minor extension, minor addition or minor modification to an existing development that does not prejudice the future, orderly development of the general area affected by the Development Plan Overlay.~~

A minor extension, minor addition or minor modification to an existing development that does not prejudice the future, orderly development of the general area affected by the Development Plan Overlay.

~~Before deciding on an application to subdivide land, construct buildings, or carry out works, the responsible authority must consider, as appropriate:~~

- ~~Whether the development of the land is occurring in an orderly manner having regard to essential services, community facilities, open space and roads.~~
- ~~The potential for future re-subdivision.~~
- ~~The interface between proposed and existing nearby developments, to reduce the chance of conflicting developments.~~
- ~~The need to minimise access points to designated Category 1 Roads.~~
- ~~The design of any proposed buildings to enhance and reinforce the character of the area.~~
- ~~The timing and staging of the development of the land.~~
- ~~The consistency of the proposed development with the approved development plan.~~
- ~~The consistency of the proposed development with adopted structure plans, where relevant.~~

See 43.04-2 for relevant provisions.

**3.0**21/11/2019  
C105latr**Conditions and requirements for permits**

The following conditions and/or requirements apply to permits:

## LATROBE PLANNING SCHEME

- Prior to the commencement of any development, the owner(s) of the land must enter into an agreement under section 173 of the *Planning & Environment Act 1987*. The agreement must provide for infrastructure contributions to be paid prior to the issue of a statement of compliance in respect of the subdivision of land. The agreement must require the payment of infrastructure contributions for:
  - The acquisition of any land required for a road reserve for a road that Council proposes to be funded by the contributions agreement. Where that road is proposed to be wider than what presently exists, the infrastructure payment required must only relate to the additional width of the required road reserve. The contributions must be in the proportions set out in the development contributions tables in the approved development plan.
  - The construction of any road that Council proposes is to be funded by the contributions agreement. If widening is to an existing road, then the infrastructure payment required must only relate to the difference between a road comprising the existing pavement width and a road comprising a widened pavement and associated facilities in the proportions set out in the development contributions tables in the approved development plan.
  - The design and construction of stormwater drainage infrastructure including main drainage, wetlands, and retarding basins as described in the approved development plan.
  - The improvement of public open space identified in the approved development plan.
  - The acquisition of land for public open space in the proportions set out in the development contributions tables in the approved development plan.
  - The acquisition of land for stormwater drainage purposes in the proportions set out in the development contributions tables in the approved development plan.
  - Infrastructure associated with the proposed bus route.
  - Traffic calming treatments.
  - The walking and cycling network including safe crossing points on the abutting arterial roads (excluding footpaths along roads).
- The agreement must be prepared at the cost of the owner(s) and be to the satisfaction of the responsible authority.

See 43.04-2 for relevant provisions.

## 4.0

**Requirements for development plan~~(2)~~**

~~24/11/2019~~  
6406latrProposed C122latr

A development plan must include the following requirements:

- A single Development Plan must be prepared for the whole of the land to which this schedule applies.
- The Development Plan must be informed by a detailed site analysis of the natural, cultural and strategic context of the site to the satisfaction of the Responsible Authority.

A plan must show:

**Land Use and Subdivision**

- ~~The proposed boundaries of the development area, and provide the strategic justification for those boundaries.~~  
The proposed boundaries of the development area, and provide the strategic justification for those boundaries.
- ~~The overall subdivision of the area, including where possible, the proposed lot layout, sizes and density of lots which provide opportunities for a diverse range of housing types.~~  
The overall subdivision of the area, including where possible, the proposed lot layout, sizes and density of lots which provide opportunities for a diverse range of housing types.

## LATROBE PLANNING SCHEME

- ~~For land within 200 metres of a proposed Neighbourhood or Local Activity Centre, opportunity for medium density residential development, including townhouses and unit development. These areas should have good access to public transport or key transport/ pedestrian routes and public open space.~~  
 For land within 200 metres of a proposed Neighbourhood or Local Activity Centre, opportunity for medium density residential development, including townhouses and unit development. These areas should have good access to public transport or key transport/ pedestrian routes and public open space.
- ~~The subdivision layout, which must demonstrate alignment with the *Latrobe City Urban Design Guidelines* (as amended).~~  
 The subdivision layout, which must demonstrate alignment with the *Latrobe City Urban Design Guidelines* (as amended).
- ~~The overall subdivision of the area, including intended land use, land zoning and the size and density of allotments.~~  
 The overall subdivision of the area, including intended land use, land zoning and the size and density of allotments.
- ~~Street networks that support building frontages with two way surveillance.~~  
 Street networks that support building frontages with two way surveillance.
- ~~An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.~~  
 An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.
- ~~The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.~~  
 The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.

**Waterways**

- ~~A buffer zone of 30 metres each side of the waterways designated under the *Water Act 1989* or a buffer based on a study which identifies the flood or drainage extent must be set aside for ecological purposes.~~  
 A buffer zone of 30 metres each side of the waterways designated under the *Water Act 1989* or a buffer based on a study which identifies the flood or drainage extent must be set aside for ecological purposes.

**Infrastructure Services**

- ~~An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.~~  
 An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.
- ~~Provision of a road network providing a high degree of connectivity and external and internal permeability.~~



## LATROBE PLANNING SCHEME

Provision of a road network providing a high degree of connectivity and external and internal permeability.

- ~~The pattern and location of the major arterial road network of the area including the location and details of any required:~~  
The pattern and location of the major arterial road network of the area including the location and details of any required:

  - ~~Road widening~~  
Road widening
  - ~~Intersections~~  
Intersections
  - ~~Access points~~  
Access points
  - ~~Pedestrian crossings or safe refuges~~  
Pedestrian crossings or safe refuges
  - ~~Cycle lanes~~  
Cycle lanes
  - ~~Bus lanes and stops~~  
Bus lanes and stops
- ~~The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with Latrobe City Bicycle Plan 2007-2010, (as amended).~~  
The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with the background document *Latrobe City Bicycle Plan 2007-2010, (as amended)*.
- ~~In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.~~  
In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.
- ~~Road reserves must be designed to discourage parking on road verges and protect street tree planting.~~  
Road reserves must be designed to discourage parking on road verges and protect street tree planting.

#### Open Space

- ~~A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.~~  
A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.
- ~~The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.~~  
The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.
- ~~Public open spaces, should be located in close proximity to identified medium-higher density development.~~

## LATROBE PLANNING SCHEME

Public open spaces, should be located in close proximity to identified medium-higher density development.

- ~~Public open spaces designed to provide:~~  
Public open spaces designed to provide:

  - ~~Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with Latrobe City Public Open Space Plan 2007, (as amended).~~  
Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with the background document *Latrobe City Public Open Space Plan 2007*, (as amended).
  - ~~The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.~~  
The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.
  - ~~Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.~~  
Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.

#### Community Hubs and Meeting Places

- ~~In consultation with relevant agencies and authorities, the provision of appropriate community facilities, including schools, pre-schools, maternal child health centres, senior citizen centres and general community centres within a walkable range of 400-800 metres across large subdivisions.~~  
In consultation with relevant agencies and authorities, the provision of appropriate community facilities, including schools, pre-schools, maternal child health centres, senior citizen centres and general community centres within a walkable range of 400-800 metres across large subdivisions.
- ~~Provision for access and social interaction, particularly where this encourages physical activity. For example:~~  
Provision for access and social interaction, particularly where this encourages physical activity. For example:

  - ~~Consider the need for public amenities, including toilets and bicycle parking at key destinations in accordance with the Latrobe City Public Toilet Strategy 2006 (as amended) and Latrobe City Bicycle Plan 2007-2010 (as amended).~~  
Consider the need for public amenities, including toilets and bicycle parking at key destinations in accordance with the *Latrobe City Public Toilet Strategy 2006* (as amended) and *Latrobe City Bicycle Plan 2007-2010* (as amended).
  - ~~The pattern and location of pedestrian and bicycle paths should provide safe and practical access to and from community hubs and meeting places.~~  
The pattern and location of pedestrian and bicycle paths should provide safe and practical access to and from community hubs and meeting places.
  - ~~Spaces should be designed to accommodate community events and cultural programs including local arts activities and other festivals.~~  
Spaces should be designed to accommodate community events and cultural programs including local arts activities and other festivals.

#### Flora and Fauna

- ~~In consultation with relevant agencies and authorities, a flora and fauna survey, prepared by a suitably qualified expert, which includes but is not limited to species surveys for Growling~~

## LATROBE PLANNING SCHEME

~~Grass Frog (*Litoria raniformis*) and Dwarf Galaxias (*Galaxiella pusilla*), and measures required to protect the identified species.~~

In consultation with relevant agencies and authorities, a flora and fauna survey, prepared by a suitably qualified expert, which includes but is not limited to species surveys for Growling Grass Frog (*Litoria raniformis*) and Dwarf Galaxias (*Galaxiella pusilla*), and measures required to protect the identified species.

- ~~An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to protect and manage any appropriate native vegetation.~~

An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to protect and manage any appropriate native vegetation.

- ~~Regard must be had to the *West Gippsland Native Vegetation Plan 2003*.~~

Regard must be had to the *West Gippsland Native Vegetation Plan 2003*.

- ~~Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.~~

Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.

#### Cultural Heritage

- ~~A cultural heritage assessment including how cultural heritage values will be managed.~~

A cultural heritage assessment including how cultural heritage values will be managed.

#### Process and Outcomes

The development plan should be prepared with an appropriate level of community participation as determined by the responsible authority

An implementation plan must be submitted as part of the development plan, indicating the proposed staging of the development.

~~The approved development plan may be amended to the satisfaction of the responsible authority.~~

#### Development Contributions

The Development Plan must include:

- ~~Development contributions tables including an equalisation table which identifies the proportion of each lot which is to be provided for road purposes, open space and stormwater drainage purposes. Once the Development Plan is approved incorporating the development contributions tables, the Development Plan (and the various tables) must not be amended without specific consideration of the impacts that changes to the Development Plan and the various tables will have on the ability of Council to deliver the road, public open space and stormwater infrastructure.~~

Development contributions tables including an equalisation table which identifies the proportion of each lot which is to be provided for road purposes, open space and stormwater drainage purposes. Once the Development Plan is approved incorporating the development contributions tables, the Development Plan (and the various tables) must not be amended without specific consideration of the impacts that changes to the Development Plan and the various tables will have on the ability of Council to deliver the road, public open space and stormwater infrastructure.

- ~~A clause which explains how the equalisation of land and contributions for the various items of infrastructure is to operate.~~

**LATROBE PLANNING SCHEME**

A clause which explains how the equalisation of land and contributions for the various items of infrastructure is to operate.

The approved Development Plan may be amended to the satisfaction of the responsible authority.

See 43.04-4 for relevant provisions.

## LATROBE PLANNING SCHEME

21/11/2019  
C105latr**SCHEDULE 6 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO6**.**RESIDENTIAL GROWTH AREAS****1.0**---/---/---  
Proposed C122latr**Objectives**

To ensure development of the land is occurring in an orderly manner having regard to the timing and staging of the development of the land and provision of essential services, community facilities, open space and roads.

To ensure the interface between proposed and existing nearby developments, reduces the chance of conflicting developments.

To minimise access points to designated Road Zone Category 1.

To ensure the design of any proposed subdivision and buildings enhance and reinforce the character of the area.

To implement the adopted Structure Plans, where relevant.

**2.0**---/---/---  
Proposed C122latr**Requirement before a permit is granted**

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority for the following:

- A minor extension, minor addition or minor modification to an existing development that does not prejudice the future, orderly development of the general area affected by the Development Plan Overlay.

See 43.04-2 for relevant provisions.

**3.0**21/11/2019  
C105latr**Conditions and requirements for permits**

The following conditions and/or requirements apply to permits:

- Prior to the commencement of any development, the owner(s) of the land must enter into an agreement under section 173 of the *Planning & Environment Act 1987*. The agreement must provide for infrastructure contributions to be paid prior to the issue of a statement of compliance in respect of the subdivision of land. The agreement must require the payment of infrastructure contributions for:
  - The acquisition of any land required for a road reserve for a road that Council proposes to be funded by the contributions agreement. Where that road is proposed to be wider than what presently exists, the infrastructure payment required must only relate to the additional width of the required road reserve. The contributions must be in the proportions set out in the development contributions tables in the approved development plan.
  - The construction of any road that Council proposes is to be funded by the contributions agreement. If widening is to an existing road, then the infrastructure payment required must only relate to the difference between a road comprising the existing pavement width and a road comprising a widened pavement and associated facilities in the proportions set out in the development contributions tables in the approved development plan.
  - The design and construction of stormwater drainage infrastructure including main drainage, wetlands, and retarding basins as described in the approved development plan.
  - The improvement of public open space identified in the approved development plan.
  - The acquisition of land for public open space in the proportions set out in the development contributions tables in the approved development plan.

## LATROBE PLANNING SCHEME

- The acquisition of land for stormwater drainage purposes in the proportions set out in the development contributions tables in the approved development plan.
- Infrastructure associated with the proposed bus route.
- Traffic calming treatments.
- The walking and cycling network including safe crossing points on the abutting arterial roads (excluding footpaths along roads).
- The agreement must be prepared at the cost of the owner(s) and be to the satisfaction of the responsible authority.

See 43.04-2 for relevant provisions.

### 4.0

Proposed C122latr

#### Requirements for development plan

A development plan must include the following requirements:

- A single Development Plan must be prepared for the whole of the land to which this schedule applies.
- The Development Plan must be informed by a detailed site analysis of the natural, cultural and strategic context of the site to the satisfaction of the Responsible Authority.

A plan must show:

#### Land Use and Subdivision

- The proposed boundaries of the development area, and provide the strategic justification for those boundaries.
- The overall subdivision of the area, including where possible, the proposed lot layout, sizes and density of lots which provide opportunities for a diverse range of housing types.
- For land within 200 metres of a proposed Neighbourhood or Local Activity Centre, opportunity for medium density residential development, including townhouses and unit development. These areas should have good access to public transport or key transport/ pedestrian routes and public open space.
- The subdivision layout, which must demonstrate alignment with the *Latrobe City Urban Design Guidelines* (as amended).
- The overall subdivision of the area, including intended land use, land zoning and the size and density of allotments.
- Street networks that support building frontages with two way surveillance.
- An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.
- The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.

#### Waterways

- A buffer zone of 30 metres each side of the waterways designated under the *Water Act 1989* or a buffer based on a study which identifies the flood or drainage extent must be set aside for ecological purposes.

**LATROBE PLANNING SCHEME****Infrastructure Services**

- An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.
- Provision of a road network providing a high degree of connectivity and external and internal permeability.
- The pattern and location of the major arterial road network of the area including the location and details of any required:
  - Road widening
  - Intersections
  - Access points
  - Pedestrian crossings or safe refuges
  - Cycle lanes
  - Bus lanes and stops
- The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with the background document *Latrobe City Bicycle Plan 2007-2010*, (as amended).
- In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.
- Road reserves must be designed to discourage parking on road verges and protect street tree planting.

**Open Space**

- A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.
- The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.
- Public open spaces, should be located in close proximity to identified medium-higher density development.
- Public open spaces designed to provide:
  - Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with the background document *Latrobe City Public Open Space Plan 2007*, (as amended).
  - The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.
  - Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.

## LATROBE PLANNING SCHEME

### Community Hubs and Meeting Places

- In consultation with relevant agencies and authorities, the provision of appropriate community facilities, including schools, pre-schools, maternal child health centres, senior citizen centres and general community centres within a walkable range of 400-800 metres across large subdivisions.
- Provision for access and social interaction, particularly where this encourages physical activity. For example:
  - Consider the need for public amenities, including toilets and bicycle parking at key destinations in accordance with the *Latrobe City Public Toilet Strategy 2006* (as amended) and *Latrobe City Bicycle Plan 2007-2010* (as amended).
  - The pattern and location of pedestrian and bicycle paths should provide safe and practical access to and from community hubs and meeting places.
  - Spaces should be designed to accommodate community events and cultural programs including local arts activities and other festivals.

### Flora and Fauna

- In consultation with relevant agencies and authorities, a flora and fauna survey, prepared by a suitably qualified expert, which includes but is not limited to species surveys for Growling Grass Frog (*Litoria raniformis*) and Dwarf Galaxias (*Galaxiella pusilla*), and measures required to protect the identified species.
- An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to protect and manage any appropriate native vegetation.
- Regard must be had to the *West Gippsland Native Vegetation Plan 2003*.
- Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.

### Cultural Heritage

- A cultural heritage assessment including how cultural heritage values will be managed.

### Process and Outcomes

The development plan should be prepared with an appropriate level of community participation as determined by the responsible authority

An implementation plan must be submitted as part of the development plan, indicating the proposed staging of the development.

### Development Contributions

The Development Plan must include:

- Development contributions tables including an equalisation table which identifies the proportion of each lot which is to be provided for road purposes, open space and stormwater drainage purposes. Once the Development Plan is approved incorporating the development contributions tables, the Development Plan (and the various tables) must not be amended without specific consideration of the impacts that changes to the Development Plan and the various tables will have on the ability of Council to deliver the road, public open space and stormwater infrastructure.
- A clause which explains how the equalisation of land and contributions for the various items of infrastructure is to operate.

The approved Development Plan may be amended to the satisfaction of the responsible authority.



LATROBE PLANNING SCHEME

See 43.04-4 for relevant provisions.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 7 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO7**.**TRARALGON NORTH RESIDENTIAL GROWTH AREA****1.0 Objectives ~~(3)~~**06/06/2019  
C446latr

Proposed C122latr

~~None specified~~ To ensure development of the land is occurring in an orderly manner having regard to the timing and staging of the development of the land and provision of essential services, community facilities, open space and roads.

To ensure the interface between proposed and existing nearby developments, reduces the chance of conflicting developments.

To minimise access points to a Road Zone Category 1.

To ensure the design of any proposed subdivision and buildings enhance and reinforce the character of the area.

To implement the adopted Structure Plans, where relevant.

**2.0 Requirement before a permit is granted ~~(3)~~**06/06/2019  
C446latr

Proposed C122latr

A permit may be granted ~~for Minor Buildings and Works~~ to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority; ~~for a 'Minor Buildings and Works' means a minor extension, minor addition or minor modification to an existing buildings and works that does not prejudice the future, orderly development of the general area affected by the Development Plan Overlay.~~

**3.0 Conditions and requirements for permits ~~(4)~~**06/06/2019  
C446latr

Proposed C122latr

The following conditions and/or requirements apply to permits:

**Infrastructure contributions condition**

Except for a permit granted for Minor Buildings and Works, ~~a~~for boundary realignment or for a subdivision along a zone boundary to correct a split zone, a permit must contain the following condition:

- ~~■ Prior to the commencement of any development, the owner(s) of the land must enter into an agreement under section 173 of the *Planning & Environment Act 1987*. The agreement must provide for infrastructure contributions to be paid prior to the commencement of any development of the land or prior to the issue of a statement of compliance in respect of the subdivision of land. The agreement must require the payment of infrastructure contributions for:~~

- ~~■ The acquisition of any land required for a road reserve for a road that Council proposes to be funded by the contributions agreement. Where that road is proposed to be wider than what presently exists, the infrastructure payment required must only relate to the additional width of the required road reserve. The contributions must be in the proportions set out in the development contributions tables in the approved development plan.~~

Prior to the commencement of any development, the owner(s) of the land must enter into an agreement under section 173 of the *Planning & Environment Act 1987*. The agreement must provide for infrastructure contributions to be paid prior to the commencement of any development of the land or prior to the issue of a statement of compliance in respect of the subdivision of land. The agreement must require the payment of infrastructure contributions for:

## LATROBE PLANNING SCHEME

- The acquisition of any land required for a road reserve for a road that Council proposes to be funded by the contributions agreement. Where that road is proposed to be wider than what presently exists, the infrastructure payment required must only relate to the additional width of the required road reserve. The contributions must be in the proportions set out in the development contributions tables in the approved development plan.
  - The construction of any road that Council proposes is to be funded by the contributions agreement. If widening is to an existing road, then the infrastructure payment required must only relate to the difference between a road comprising the existing pavement width and a road comprising a widened pavement and associated facilities in the proportions set out in the development contributions tables in the approved development plan.
  - The design and construction of stormwater drainage infrastructure including main drainage, wetlands, and retarding basins as described in the approved development plan.
  - The improvement of public open space, including active open spaces as identified in the approved development plan.
  - The acquisition of land for public open space, including active open spaces and community facilities, in the proportions set out in the development contributions tables in the approved development plan.
  - A contribution towards the development of community facilities in the proportions set out in the development contributions tables in the approved development plan.
  - The acquisition of land for stormwater drainage purposes in the proportions set out in the development contributions tables in the approved development plan.
  - Infrastructure associated with the proposed bus route.
  - Traffic calming treatments.
  - The walking and cycling network including safe crossing points on the abutting arterial roads (excluding footpaths along roads).
- ~~■ The construction of any road that Council proposes is to be funded by the contributions agreement. If widening is to an existing road, then the infrastructure payment required must only relate to the difference between a road comprising the existing pavement width and a road comprising a widened pavement and associated facilities in the proportions set out in the development contributions tables in the approved development plan.~~
  - ~~■ The design and construction of stormwater drainage infrastructure including main drainage, wetlands, and retarding basins as described in the approved development plan.~~
  - ~~■ The improvement of public open space, including active open spaces as identified in the approved development plan.~~
  - ~~■ The acquisition of land for public open space, including active open spaces and community facilities, in the proportions set out in the development contributions tables in the approved development plan.~~
  - ~~■ A contribution towards the development of community facilities in the proportions set out in the development contributions tables in the approved development plan.~~
  - ~~■ The acquisition of land for stormwater drainage purposes in the proportions set out in the development contributions tables in the approved development plan.~~
  - ~~■ Infrastructure associated with the proposed bus route.~~
  - ~~■ Traffic calming treatments.~~
  - ~~■ The walking and cycling network including safe crossing points on the abutting arterial roads (excluding footpaths along roads).~~

## LATROBE PLANNING SCHEME

The agreement must be prepared at the cost of the owner(s) and be to the satisfaction of the responsible authority.

**Development permit decision guidelines**

Before deciding on an application to subdivide land, construct buildings, or carry out works, the responsible authority must consider, as appropriate:

- ▣ ~~Whether the development of the land is occurring in an orderly manner having regard to essential services, community facilities, open space and roads.~~
- ▣ ~~The potential for future re-subdivision.~~
- ▣ ~~The interface between proposed and existing nearby developments, to reduce the chance of conflicting developments.~~
- ▣ ~~The need to minimise access points to designated Category 1 Roads.~~
- ▣ ~~The design of any proposed buildings to enhance and reinforce the character of the area.~~
- ▣ ~~The timing and staging of the development of the land.~~
- ▣ ~~The consistency of the proposed development with the approved development plan.~~
- ▣ ~~The consistency of the proposed development with adopted structure plans, where relevant.~~

**4.0****Requirements for development plan~~(4)~~**

~~06/06/2018~~  
~~6446latr~~ Proposed C122latr

A development plan must ~~be prepared to the satisfaction of the responsible authority.~~ include the following requirements:

A single Development Plan must be prepared for the whole of the land to which this schedule applies.

The Development Plan must be informed by a detailed site analysis of the natural, cultural and strategic context of the site to the satisfaction of the Responsible Authority.

The plan must show:

**Land use and subdivision**

- ▣ ~~The proposed boundaries of the development area, and provide the strategic justification for those boundaries.~~  
The proposed boundaries of the development area, and provide the strategic justification for those boundaries.
- ▣ ~~The overall subdivision of the area, including where possible, the proposed lot layout, sizes and density of lots which provide opportunities for a diverse range of housing types.~~  
The overall subdivision of the area, including where possible, the proposed lot layout, sizes and density of lots which provide opportunities for a diverse range of housing types.
- ▣ ~~The overall pattern of development of the area, including any land use activity areas.~~  
The overall pattern of development of the area, including any land use activity areas.
- ▣ ~~Street networks that support building frontages with two way surveillance.~~  
Street networks that support building frontages with two way surveillance.
- ▣ ~~An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO); local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.~~

## LATROBE PLANNING SCHEME

An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.

- ~~The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.~~  
The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.

**Infrastructure Services**

- ~~An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.~~
- ~~Provision of a road network providing a high degree of connectivity and external and internal permeability.~~
- ~~The pattern and location of the major arterial road network of the area including the location and details of any required:~~
  - ~~road widening~~
  - ~~intersections~~
  - ~~access points~~
  - ~~pedestrian crossings or safe refuges~~
  - ~~cycle lanes~~
  - ~~bus lanes and stops~~

An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.

- Provision of a road network providing a high degree of connectivity and external and internal permeability.
- The pattern and location of the major arterial road network of the area including the location and details of any required:
  - road widening
  - intersections
  - access points
  - pedestrian crossings or safe refuges
  - cycle lanes
  - bus lanes and stops
- ~~The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with the background document Latrobe City Bicycle Plan 2007-2010 (as amended).~~

## LATROBE PLANNING SCHEME

The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with the background document *Latrobe City Bicycle Plan 2007-2010* (as amended).

- ~~In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.~~

In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.

**Open Space**

- ~~A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.~~

A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.
- ~~The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.~~

The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.
- ~~Public open spaces designed to provide:~~

Public open spaces designed to provide:

  - ~~Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with the background document *Latrobe City Public Open Space Plan 2007* (as amended).~~

Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with the background document *Latrobe City Public Open Space Plan 2007* (as amended).
  - ~~The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.~~

The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.
  - ~~Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.~~

Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.

**~~Community Hubs and Meeting Places~~ Community Hubs and Meeting Places**

- ~~In consultation with relevant agencies and authorities, the provision of appropriate community facilities, including schools, pre-schools, maternal child health centres, senior citizen centres and general community centres within a walkable range of 400-800 metres across large subdivisions.~~

In consultation with relevant agencies and authorities, the provision of appropriate community facilities, including schools, pre-schools, maternal child health centres, senior citizen centres and general community centres within a walkable range of 400-800 metres across large subdivisions.
- ~~Provision for access and social interaction, particularly where this encourages physical activity. For example:~~

## LATROBE PLANNING SCHEME

Provision for access and social interaction, particularly where this encourages physical activity.  
For example:

- ~~■ Consider the need for public amenities, including toilets and bicycle parking at key destinations in accordance with the background documents *Latrobe City Public Toilet Strategy 2006 (as amended)* and *Latrobe City Bicycle Plan 2007-2010 (as amended)*.~~  
Consider the need for public amenities, including toilets and bicycle parking at key destinations in accordance with the background documents *Latrobe City Public Toilet Strategy 2006 (as amended)* and *Latrobe City Bicycle Plan 2007-2010 (as amended)*.
- ~~■ The pattern and location of pedestrian and bicycle paths should provide safe and practical access to and from community hubs and meeting places.~~  
The pattern and location of pedestrian and bicycle paths should provide safe and practical access to and from community hubs and meeting places.
- ~~■ Spaces should be designed to accommodate community events and cultural programs including local arts activities and other festivals.~~  
Spaces should be designed to accommodate community events and cultural programs including local arts activities and other festivals.

~~Flora and Fauna~~ Flora and Fauna

- ~~■ In consultation with relevant agencies and authorities, a flora and fauna survey, prepared by a suitably qualified expert, which includes but is not limited to species surveys for Growling Grass Frog (*Litoria raniformis*) and Dwarf Galaxias (*Galaxiella pusilla*), and measures required to protect the identified species.~~  
In consultation with relevant agencies and authorities, a flora and fauna survey, prepared by a suitably qualified expert, which includes but is not limited to species surveys for Growling Grass Frog (*Litoria raniformis*) and Dwarf Galaxias (*Galaxiella pusilla*), and measures required to protect the identified species.
- ~~■ An assessment of any native vegetation to be removed having regard to the background document *Victoria's Native Vegetation Management: A Framework for Action* (Department of Natural Resources and Environment, 2002), including how it is proposed to protect and manage any appropriate native vegetation.~~  
An assessment of any native vegetation to be removed having regard to the background document *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to protect and manage any appropriate native vegetation.
- ~~■ Regard must be had to the background document *West Gippsland Native Vegetation Plan 2003*.~~  
Regard must be had to the background document *West Gippsland Native Vegetation Plan 2003*.
- ~~■ Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.~~  
Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.

~~Cultural Heritage~~ Cultural Heritage

- ~~■ A cultural heritage assessment including how cultural heritage values will be managed.~~  
A cultural heritage assessment including how cultural heritage values will be managed.

## Process and Outcomes

The development plan should be prepared with an appropriate level of community participation as determined by the responsible authority.

An implementation plan must be submitted as part of the development plan, indicating the proposed staging of the development.

~~The approved development plan may be amended to the satisfaction of the responsible authority.~~

## LATROBE PLANNING SCHEME

**Development Contributions**

The Development Plan must include:

- Development contributions tables including an equalisation table which identifies the proportion of each lot which is to be provided for road purposes, open space and stormwater drainage purposes. Once the Development Plan is approved incorporating the development contributions tables, the Development Plan (and the various tables) must not be amended without specific consideration of the impacts that changes to the Development Plan and the various tables will have on the ability of Council to deliver the road, public open space and stormwater infrastructure.

Development contributions tables including an equalisation table which identifies the proportion of each lot which is to be provided for road purposes, open space and stormwater drainage purposes. Once the Development Plan is approved incorporating the development contributions tables, the Development Plan (and the various tables) must not be amended without specific consideration of the impacts that changes to the Development Plan and the various tables will have on the ability of Council to deliver the road, public open space and stormwater infrastructure.

- A clause which explains how the equalisation of land and contributions for the various items of infrastructure is to operate.

A clause which explains how the equalisation of land and contributions for the various items of infrastructure is to operate.

The approved Development Plan may be amended to the satisfaction of the responsible authority.

**5.0****Decision guidelines for development plan**

- ~~Latrobe City Healthy Urban Design Good Practice Guideline: Meeting Healthy by Design<sup>®</sup> Objectives, April 2008 (as amended);~~
- ~~Victoria's Native Vegetation Management: A Framework for Action (Department of Natural Resources and Environment, 2002);~~
- ~~Latrobe Healthy by Design<sup>®</sup> – Background and Issues Report (Beca Pty Ltd, December 2007);~~
- ~~Healthy by Design: a planners' guide to environments for active living<sup>®</sup> (National Heart Foundation of Australia – Victorian Division, 2004);~~
- ~~Resecode (Clause 56) – Resecode only applies to residential zones, the Mixed Use Zone and the Township Zone;~~
- ~~Latrobe City Public Open Space Plan 2007 (as amended);~~
- ~~Latrobe City Bicycle Plan 2007–2010 (as amended);~~
- ~~Latrobe City Public Toilet Strategy 2006 (as amended);~~
- ~~Latrobe Structure Plans Volumes 1–5 (Beca Pty Ltd, 2007);~~



## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 7 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO7**.**TRARALGON NORTH RESIDENTIAL GROWTH AREA****1.0**---/---/---  
Proposed C122latr**Objectives**

To ensure development of the land is occurring in an orderly manner having regard to the timing and staging of the development of the land and provision of essential services, community facilities, open space and roads.

To ensure the interface between proposed and existing nearby developments, reduces the chance of conflicting developments.

To minimise access points to a Road Zone Category 1.

To ensure the design of any proposed subdivision and buildings enhance and reinforce the character of the area.

To implement the adopted Structure Plans, where relevant.

**2.0**---/---/---  
Proposed C122latr**Requirement before a permit is granted**

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority for a 'Minor Buildings and Works' means a minor extension, minor addition or minor modification to an existing buildings and works that does not prejudice the future, orderly development of the general area affected by the Development Plan Overlay.

**3.0**---/---/---  
Proposed C122latr**Conditions and requirements for permits**

The following conditions and/or requirements apply to permits:

**Infrastructure contributions condition**

Except for a permit granted for Minor Buildings and Works, for boundary realignment or for a subdivision along a zone boundary to correct a split zone, a permit must contain the following condition:

- Prior to the commencement of any development, the owner(s) of the land must enter into an agreement under section 173 of the *Planning & Environment Act 1987*. The agreement must provide for infrastructure contributions to be paid prior to the commencement of any development of the land or prior to the issue of a statement of compliance in respect of the subdivision of land. The agreement must require the payment of infrastructure contributions for:
  - The acquisition of any land required for a road reserve for a road that Council proposes to be funded by the contributions agreement. Where that road is proposed to be wider than what presently exists, the infrastructure payment required must only relate to the additional width of the required road reserve. The contributions must be in the proportions set out in the development contributions tables in the approved development plan.
  - The construction of any road that Council proposes is to be funded by the contributions agreement. If widening is to an existing road, then the infrastructure payment required must only relate to the difference between a road comprising the existing pavement width and a road comprising a widened pavement and associated facilities in the proportions set out in the development contributions tables in the approved development plan.
  - The design and construction of stormwater drainage infrastructure including main drainage, wetlands, and retarding basins as described in the approved development plan.

### LATROBE PLANNING SCHEME

- The improvement of public open space, including active open spaces as identified in the approved development plan.
- The acquisition of land for public open space, including active open spaces and community facilities, in the proportions set out in the development contributions tables in the approved development plan.
- A contribution towards the development of community facilities in the proportions set out in the development contributions tables in the approved development plan.
- The acquisition of land for stormwater drainage purposes in the proportions set out in the development contributions tables in the approved development plan.
- Infrastructure associated with the proposed bus route.
- Traffic calming treatments.
- The walking and cycling network including safe crossing points on the abutting arterial roads (excluding footpaths along roads).

The agreement must be prepared at the cost of the owner(s) and be to the satisfaction of the responsible authority.

#### 4.0

Proposed C122latr

#### Requirements for development plan

A development plan must include the following requirements:

A single Development Plan must be prepared for the whole of the land to which this schedule applies.

The Development Plan must be informed by a detailed site analysis of the natural, cultural and strategic context of the site to the satisfaction of the Responsible Authority.

The plan must show:

##### Land use and subdivision

- The proposed boundaries of the development area, and provide the strategic justification for those boundaries.
- The overall subdivision of the area, including where possible, the proposed lot layout, sizes and density of lots which provide opportunities for a diverse range of housing types.
- The overall pattern of development of the area, including any land use activity areas.
- Street networks that support building frontages with two way surveillance.
- An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.
- The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.

##### Infrastructure Services

An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.

- Provision of a road network providing a high degree of connectivity and external and internal permeability.

### LATROBE PLANNING SCHEME

- The pattern and location of the major arterial road network of the area including the location and details of any required:
  - road widening
  - intersections
  - access points
  - pedestrian crossings or safe refuges
  - cycle lanes
  - bus lanes and stops
- The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with the background document *Latrobe City Bicycle Plan 2007-2010* (as amended).
- In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.

#### Open Space

- A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.
- The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.
- Public open spaces designed to provide:
  - Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with the background document *Latrobe City Public Open Space Plan 2007* (as amended).
  - The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.
  - Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.

#### Community Hubs and Meeting Places

- In consultation with relevant agencies and authorities, the provision of appropriate community facilities, including schools, pre-schools, maternal child health centres, senior citizen centres and general community centres within a walkable range of 400-800 metres across large subdivisions.
- Provision for access and social interaction, particularly where this encourages physical activity. For example:
  - Consider the need for public amenities, including toilets and bicycle parking at key destinations in accordance with the background documents *Latrobe City Public Toilet Strategy 2006* (as amended) and *Latrobe City Bicycle Plan 2007-2010* (as amended).
  - The pattern and location of pedestrian and bicycle paths should provide safe and practical access to and from community hubs and meeting places.
  - Spaces should be designed to accommodate community events and cultural programs including local arts activities and other festivals.

---

**LATROBE PLANNING SCHEME****Flora and Fauna**

- In consultation with relevant agencies and authorities, a flora and fauna survey, prepared by a suitably qualified expert, which includes but is not limited to species surveys for Growling Grass Frog (*Litoria raniformis*) and Dwarf Galaxias (*Galaxiella pusilla*), and measures required to protect the identified species.
- An assessment of any native vegetation to be removed having regard to the background document *Guidelines for the Removal, Destruction or Lopping of Native Vegetation (Department of Environment, Land, Water and Planning 2017)*, including how it is proposed to protect and manage any appropriate native vegetation.
- Regard must be had to the background document *West Gippsland Native Vegetation Plan 2003*.
- Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.

**Cultural Heritage**

- A cultural heritage assessment including how cultural heritage values will be managed.

**Process and Outcomes**

The development plan should be prepared with an appropriate level of community participation as determined by the responsible authority.

An implementation plan must be submitted as part of the development plan, indicating the proposed staging of the development.

**Development Contributions**

The Development Plan must include:

- Development contributions tables including an equalisation table which identifies the proportion of each lot which is to be provided for road purposes, open space and stormwater drainage purposes. Once the Development Plan is approved incorporating the development contributions tables, the Development Plan (and the various tables) must not be amended without specific consideration of the impacts that changes to the Development Plan and the various tables will have on the ability of Council to deliver the road, public open space and stormwater infrastructure.
- A clause which explains how the equalisation of land and contributions for the various items of infrastructure is to operate.

## LATROBE PLANNING SCHEME

21/11/2019  
C105latr**SCHEDULE 8 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO8**.**LOW DENSITY AND RURAL LIVING GROWTH AREAS****1.0****Objectives ~~(4)~~**21/11/2019  
C105latr

Proposed C122latr

~~None specified~~To ensure development of the land is occurring in an orderly manner having regard to the timing and staging of the development of the land and provision of essential services, community facilities, open space and roads.-

To ensure the interface between proposed and existing nearby developments, reduces the chance of conflicting developments.

To minimise access points to designated Category 1 Roads.

To ensure the design of any proposed subdivision and buildings enhance and reinforce the character of the area.

To implement the adopted Structure Plans, where relevant.

**2.0****Requirement before a permit is granted ~~(4)~~**21/11/2019  
C105latr

Proposed C122latr

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority ~~for the following:~~

- ~~a minor extension, minor addition or minor modification to an existing building and works that does not prejudice the future orderly development of the general area affected by the Development Plan Overlay.~~

A minor extension, minor addition or minor modification to an existing building and works that does not prejudice the future orderly development of the general area affected by the Development Plan Overlay.

**3.0****Conditions and requirements for permits ~~(2)~~**21/11/2019  
C105latr

Proposed C122latr

The following conditions and/or requirements apply to permits:

- Effluent from each residential lot must be treated, retained and disposed of within each individual lot boundary, in accordance with the Environment Protection Authority *Code of Practice – Onsite Wastewater Management, February 2013* (as amended).
- Stormwater from each residential lot must be retained and treated on the lot (or within a subdivision-scale integrated stormwater treatment system) so as to ensure that there are no adverse drainage or stormwater quality impact on adjoining properties.

**Decision guidelines for permits**

~~Before deciding on an application to subdivide land, construct buildings, or carry out works, the responsible authority must consider, as appropriate:~~

- ~~Whether the development of the land is occurring in an orderly manner having regard to essential services, community facilities, open space and roads.~~
- ~~The potential for future re-subdivision.~~
- ~~The interface between proposed and existing nearby developments, to reduce the chance of conflicting developments.~~
- ~~The need to minimise access points to designated Category 1 Roads.~~
- ~~The design of any proposed buildings to enhance and reinforce the character of the area.~~
- ~~The timing and staging of the development of the land.~~

## LATROBE PLANNING SCHEME

- ~~■ The consistency of the proposed development with the approved development plan.~~
- ~~■ The consistency of the proposed development with adopted Structure Plans, where relevant.~~

#### 4.0 Requirements for development plan ~~(5)~~

~~21/11/2019~~  
6405latr Proposed C122latr

A development plan must include the following requirements:

- Effluent from each residential lot must be treated, retained and disposed of within each individual lot boundary, in accordance with the Environment Protection Authority *-Code of Practice – Onsite Wastewater Management, February 2013* (as amended).
- Stormwater from each residential lot must be retained and treated on the lot (or within a subdivision-scale integrated stormwater treatment system) so as to ensure that there are no adverse drainage or stormwater quality impact on adjoining properties.

##### Land use and subdivision

- ~~■ The proposed boundaries of the development area, and provide the strategic justification for those boundaries. The boundaries of the development area must align with zone boundaries.~~  
The proposed boundaries of the development area, and provide the strategic justification for those boundaries. The boundaries of the development area must align with zone boundaries.
- ~~■ The re-subdivision of land in the development area must be undertaken in such a way as to not create allotments in two zones. This is to ensure the future orderly development of the general area affected by the Development Plan Overlay.~~  
The re-subdivision of land in the development area must be undertaken in such a way as to not create allotments in two zones. This is to ensure the future orderly development of the general area affected by the Development Plan Overlay.
- ~~■ The overall subdivision of the area, including the proposed size and density of allotments which provide opportunities for a diverse range of housing types.~~  
The overall subdivision of the area, including the proposed size and density of allotments which provide opportunities for a diverse range of housing types.
- ~~■ The proposed building envelopes and effluent disposal field areas within an indicative lot layout for the overall development plan area. Future lots proposed to be created by way of subdivision will be formalised at the planning permit application stage.~~  
The proposed building envelopes and effluent disposal field areas within an indicative lot layout for the overall development plan area. Future lots proposed to be created by way of subdivision will be formalised at the planning permit application stage.
- ~~■ The overall pattern of development of the area, including any proposed re-zoning of land and proposed land uses.~~  
The overall pattern of development of the area, including any proposed re-zoning of land and proposed land uses.
- ~~■ Street networks that support building frontages with two way surveillance.~~  
Street networks that support building frontages with two way surveillance.
- ~~■ An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.~~  
An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.
- ~~■ The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.~~

## LATROBE PLANNING SCHEME

The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.

**Waterways**

Unless otherwise agreed by the relevant Catchment Management Authority, a buffer zone of 30 metres each side of waterways designated under the ~~Water Act 1989~~ *Water Act 1989* or a buffer based on a flood study which identifies the 100 year flood extent must be set aside for ecological purposes.

**Infrastructure services**

- ~~An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.~~  
An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.
- ~~The pattern and location of the major arterial road network of the area including the location and details of any required:~~  
The pattern and location of the major arterial road network of the area including the location and details of any required:

  - ~~road widening~~  
road widening
  - ~~intersections~~  
intersections
  - ~~access points~~  
access points
  - ~~pedestrian crossings or safe refuges~~  
pedestrian crossings or safe refuges
  - ~~cycle lanes~~  
cycle lanes
  - ~~bus lanes and stops~~  
bus lanes and stops
- ~~The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with *Latrobe City Bicycle Plan 2007-2010 (as amended)*.~~  
The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with *Latrobe City Bicycle Plan 2007-2010 (as amended)*.
- ~~In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.~~  
In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.

## LATROBE PLANNING SCHEME

**Domestic wastewater**

If sewerage infrastructure cannot be provided to the development area, a Land Capability Assessment report must be submitted demonstrating:

- ~~the capability of the site to sustainably manage wastewater within allotment boundaries.~~  
The capability of the site to sustainably manage wastewater within allotment boundaries.
- ~~compliance with State and local policies on effluent disposal.~~  
Compliance with State and local policies on effluent disposal.
- ~~consideration of all environmental constraints on the site, including but not limited to:~~  
Consideration of all environmental constraints on the site, including but not limited to:
  - ~~soil profiling~~  
soil profiling
  - ~~existing dams~~  
existing dams
  - ~~erosion~~  
erosion
  - ~~drainage lines and depressions~~  
drainage lines and depressions
  - ~~water logging~~  
water logging
  - ~~slopes~~  
slopes
  - ~~contours~~  
contours

A Wastewater Management Plan must also be prepared that identifies preferred wastewater systems and a maintenance program to minimise the health and environmental impacts of on-site wastewater.

**Open space**

- ~~The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.~~  
The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.
- ~~Public open spaces designed to provide:~~  
Public open spaces designed to provide:
  - ~~Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with Latrobe City Public Open Space Plan 2013, (as amended).~~  
Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with *Latrobe City Public Open Space Plan 2013*, (as amended).
  - ~~The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.~~  
The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.
  - ~~Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.~~



## LATROBE PLANNING SCHEME

Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.

- ~~A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.~~  
A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.

**Flora and fauna**

- ~~In consultation with relevant agencies and authorities, a flora and fauna assessment including how flora and fauna values will be managed if required.~~  
In consultation with relevant agencies and authorities, a flora and fauna assessment including how flora and fauna values will be managed if required.
- ~~An assessment of any native vegetation to be removed having regard to Victoria's Native Vegetation Management: A Framework for Action, including how it is proposed to protect and manage any appropriate native vegetation.~~  
An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to protect and manage any appropriate native vegetation.
- ~~Regard must be had to the West Gippsland Native Vegetation Plan 2003.~~  
Regard must be had to the *West Gippsland Native Vegetation Plan 2003*.
- ~~Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.~~  
Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.
- ~~Consideration must also be given to adjoining or adjacent properties to the development area that have been identified as having a conservation, heritage or archaeological significance.~~  
Consideration must also be given to adjoining or adjacent properties to the development area that have been identified as having a conservation, heritage or archaeological significance.

**Cultural heritage**

In consultation with relevant agencies and authorities, a cultural heritage assessment including how cultural heritage values will be managed if required.

**Bushfire risk**

The location, design and construction of development considers the need to implement bushfire protection measures.

**Process and outcomes**

Before deciding to approve a development plan, the responsible authority must consult with potentially affected parties. This must include direct notification of the development plan to all adjoining and adjacent landowners.

The responsible authority must consider the views of all submitters prior to making a decision in respect to the development plan.

An implementation plan must be submitted as part of the development plan, indicating the proposed staging of the entire development plan area.

~~The requirements for the development plan must be address to the satisfaction of the responsible authority prior to the issuing of a planning permit, except for matters listed in item 1 of this schedule.~~  
~~The approved Development Plan may be amended to the satisfaction of the responsible authority.~~

## LATROBE PLANNING SCHEME

**Decision guidelines for a development plan**

- *Latrobe City Healthy Urban Design Good Practice Guideline: Meeting Healthy by Design<sup>®</sup> Objectives, June 2008 (as amended)*
- *Permitted Clearing of Native Vegetation, Biodiversity Assessment Guidelines, Department of Environment and Primary Industries, September 2013*
- *Latrobe Healthy by Design<sup>®</sup> – Background and Issues Report (Beca Pty Ltd, December 2007)*
- *Healthy by Design: a planners' guide to environments for active living<sup>®</sup>, National Heart Foundation of Australia (National Heart Foundation of Australia (Victorian Division) 2004)*
- *Latrobe City Public Open Space Plan 2013 (as amended)*
- *Latrobe City Bicycle Plan 2007-2010 (as amended)*
- *Latrobe City Public Toilet Plan 2010-2014 (as amended)*
- *Small Town Structure Plans: Boolarra, Glengarry and Tyers Background Report 2010 (revised edition)*
- *Code of Practice – Onsite Wastewater Management, (Environment Protection Authority, February 2013)*
- *Planning for Bushfire Victoria – Guidelines for meeting Victoria's Bushfire Planning Requirements, (November 2012).*

## LATROBE PLANNING SCHEME

21/11/2019  
C105latr**SCHEDULE 8 TO CLAUSE 43.04 DEVELOPMENT PLAN OVERLAY**Shown on the planning scheme map as **DPO8**.**LOW DENSITY AND RURAL LIVING GROWTH AREAS****1.0**---/---/---  
Proposed C122latr**Objectives**

To ensure development of the land is occurring in an orderly manner having regard to the timing and staging of the development of the land and provision of essential services, community facilities, open space and roads.

To ensure the interface between proposed and existing nearby developments, reduces the chance of conflicting developments.

To minimise access points to designated Category 1 Roads.

To ensure the design of any proposed subdivision and buildings enhance and reinforce the character of the area.

To implement the adopted Structure Plans, where relevant.

**2.0**---/---/---  
Proposed C122latr**Requirement before a permit is granted**

A permit may be granted to use or subdivide land, construct a building or construct or carry out works before a development plan has been prepared to the satisfaction of the responsible authority:

- A minor extension, minor addition or minor modification to an existing building and works that does not prejudice the future orderly development of the general area affected by the Development Plan Overlay.

**3.0**---/---/---  
Proposed C122latr**Conditions and requirements for permits**

The following conditions and/or requirements apply to permits:

- Effluent from each residential lot must be treated, retained and disposed of within each individual lot boundary, in accordance with the Environment Protection Authority *Code of Practice – Onsite Wastewater Management, February 2013* (as amended).
- Stormwater from each residential lot must be retained and treated on the lot (or within a subdivision-scale integrated stormwater treatment system) so as to ensure that there are no adverse drainage or stormwater quality impact on adjoining properties.

**4.0**---/---/---  
Proposed C122latr**Requirements for development plan**

A development plan must include the following requirements:

- Effluent from each residential lot must be treated, retained and disposed of within each individual lot boundary, in accordance with the Environment Protection Authority *Code of Practice – Onsite Wastewater Management, February 2013* (as amended).
- Stormwater from each residential lot must be retained and treated on the lot (or within a subdivision-scale integrated stormwater treatment system) so as to ensure that there are no adverse drainage or stormwater quality impact on adjoining properties.

**Land use and subdivision**

- The proposed boundaries of the development area, and provide the strategic justification for those boundaries. The boundaries of the development area must align with zone boundaries.
- The re-subdivision of land in the development area must be undertaken in such a way as to not create allotments in two zones. This is to ensure the future orderly development of the general area affected by the Development Plan Overlay.

### LATROBE PLANNING SCHEME

- The overall subdivision of the area, including the proposed size and density of allotments which provide opportunities for a diverse range of housing types.
- The proposed building envelopes and effluent disposal field areas within an indicative lot layout for the overall development plan area. Future lots proposed to be created by way of subdivision will be formalised at the planning permit application stage.
- The overall pattern of development of the area, including any proposed re-zoning of land and proposed land uses.
- Street networks that support building frontages with two way surveillance.
- An accessible and integrated network of walking and cycling routes for safe and convenient travel to adjoining communities (including existing and future areas included in the DPO), local destinations or points of local interest, activity centres, community hubs, open spaces and public transport.
- The provision of any commercial facilities and the extent to which these can be co-located with community and public transport facilities to provide centres with a mix of land uses and develop vibrant, active, clustered and more walkable neighbourhood destinations.

#### Waterways

Unless otherwise agreed by the relevant Catchment Management Authority, a buffer zone of 30 metres each side of waterways designated under the *Water Act 1989* or a buffer based on a flood study which identifies the 100 year flood extent must be set aside for ecological purposes.

#### Infrastructure services

- An integrated stormwater management plan that incorporates water sensitive urban design techniques which provides for the protection of natural systems, integration of stormwater treatment into the landscape, improved water quality, and reduction and mitigation of run-off and peak flows, including consideration of downstream impacts.
- The pattern and location of the major arterial road network of the area including the location and details of any required:
  - road widening
  - intersections
  - access points
  - pedestrian crossings or safe refuges
  - cycle lanes
  - bus lanes and stops
- The pattern and location of any internal road system based on a safe and practical hierarchy of roads including safe pedestrian and bicycle connections and crossing points in accordance with *Latrobe City Bicycle Plan 2007-2010* (as amended).
- In consultation with relevant agencies and authorities, provision of public transport stops where appropriate within easy walking distance to residential dwellings and key destinations. Stops should also be located near active areas where possible.

#### Domestic wastewater

If sewerage infrastructure cannot be provided to the development area, a Land Capability Assessment report must be submitted demonstrating:

- The capability of the site to sustainably manage wastewater within allotment boundaries.

### LATROBE PLANNING SCHEME

- Compliance with State and local policies on effluent disposal.
- Consideration of all environmental constraints on the site, including but not limited to:
  - soil profiling
  - existing dams
  - erosion
  - drainage lines and depressions
  - water logging
  - slopes
  - contours

A Wastewater Management Plan must also be prepared that identifies preferred wastewater systems and a maintenance program to minimise the health and environmental impacts of on-site wastewater.

#### Open space

- The location and size of the proposed open spaces that cater for a range of user groups and provide a variety of functions that perform both an active and passive role for recreation, as appropriate.
- Public open spaces designed to provide:
  - Public spaces of a minimum of 0.5 hectares within a 500 metre walking distance of all residents in accordance with *Latrobe City Public Open Space Plan 2013*, (as amended).
  - The inclusion of pedestrian and cycle paths and play equipment, that encourage active recreational opportunities.
  - Opportunities for visual surveillance to promote safety of users, through encouraging active frontages, using buildings to frame public spaces and locating open spaces within or adjacent to activity centres where possible.
  - A landscape concept plan for all open space areas, indicating the location of plantings, pathways, shade, shelter and seating at activity areas as well as at intervals along pathways.

#### Flora and fauna

- In consultation with relevant agencies and authorities, a flora and fauna assessment including how flora and fauna values will be managed if required.
- An assessment of any native vegetation to be removed having regard to *Guidelines for the Removal, Destruction or Lopping of Native Vegetation* (Department of Environment, Land, Water and Planning 2017), including how it is proposed to protect and manage any appropriate native vegetation.
- Regard must be had to the *West Gippsland Native Vegetation Plan 2003*.
- Any management plan should take into account that the Strzelecki Bioregion is one of Victoria's most fragmented Bioregions and address this as a consideration.
- Consideration must also be given to adjoining or adjacent properties to the development area that have been identified as having a conservation, heritage or archaeological significance.

#### Cultural heritage

In consultation with relevant agencies and authorities, a cultural heritage assessment including how cultural heritage values will be managed if required.

**LATROBE PLANNING SCHEME****Bushfire risk**

The location, design and construction of development considers the need to implement bushfire protection measures.

**Process and outcomes**

Before deciding to approve a development plan, the responsible authority must consult with potentially affected parties. This must include direct notification of the development plan to all adjoining and adjacent landowners.

The responsible authority must consider the views of all submitters prior to making a decision in respect to the development plan.

An implementation plan must be submitted as part of the development plan, indicating the proposed staging of the entire development plan area.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 9 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY**Shown on the planning scheme map as **DDO9**.**MORWELL EAST BULKY GOODS PRECINCT AND TRARALGON EAST BULKY GOODS PRECINCT****1.0**06/06/2019  
C116latr**Design objectives**

To ensure that land at Morwell East and Traralgon East Bulky Goods Precinct is developed for bulky goods retail centres and associated restricted retail uses.

To ensure that the standard of development, design and built form in the Morwell East and Traralgon East Bulky Goods Precinct is of high quality and is visually stimulating.

To ensure that high quality landscape treatments are applied to the site that contributes positively to the overall character and amenity of the Morwell East and Traralgon East Bulky Goods Precinct.

**2.0**06/06/2019  
C116latr**Buildings and works~~(4)~~**

The following buildings and works requirements apply to an application to construct a building or construct or carry out works:

**Landscape and setback**

- ~~A setback of 10m from the front boundary of each site shall be set aside for landscaping.~~  
A setback of 4 metres from the front boundary of each site shall be set aside for landscaping.
- ~~A setback of 5m from the Stammers Road, Traralgon East frontage shall be set aside for landscaping.~~  
A setback of 5 metres from the Stammers Road, Traralgon East frontage shall be set aside for landscaping.
- ~~Trees or shrubs should be included as part of the landscaping treatment to the frontage of the lots, to the satisfaction of the responsible authority.~~  
Trees or shrubs should be included as part of the landscaping treatment to the frontage of the lots, to the satisfaction of the responsible authority.
- ~~Car parking shall not be provided within the landscape setback areas.~~  
Car parking shall not be provided within the landscape setback areas.

**Site Layout**

- ~~Loading and service functions will be sited to the side or rear of premises and appropriately screened to address any visual amenity issues.~~  
Loading and service functions will be sited to the side or rear of premises and appropriately screened to address any visual amenity issues.
- ~~Car parking shall be provided to the front of the site (not within landscape setback areas) and centrally located to encourage their use.~~  
Car parking shall be provided to the front of the site (not within landscape setback areas) and centrally located to encourage their use.
- ~~Safe, segregated pedestrian routes shall be provided around and between sites.~~  
Safe, segregated pedestrian routes shall be provided around and between sites.

**Buildings**

- ~~Contemporary and creative architecture is encouraged in the design, built form, style and finishes. The façade of all buildings must be treated to the satisfaction of the responsible authority.~~

## LATROBE PLANNING SCHEME

Contemporary and creative architecture is encouraged in the design, built form, style and finishes. The façade of all buildings must be treated to the satisfaction of the responsible authority.

- ~~All structures on rooftops, including air conditioning units and fans, must be appropriately screened to address any visual amenity issues.~~  
All structures on rooftops, including air conditioning units and fans, must be appropriately screened to address any visual amenity issues.
- ~~Buildings should be designed to promote the integrated development of a bulky good/restricted retail centre with the frontage of buildings orientated towards a central car park and shared space, as appropriate.~~  
Buildings should be designed to promote the integrated development of a bulky good/restricted retail centre with the frontage of buildings orientated towards a central car park and shared space, as appropriate.

**3.0**06/06/2019  
C116latr**Subdivision**

None specified.

**4.0**06/06/2019  
C116latr**Signs ~~(4)~~**

~~Proposed C122latr. Apart from a freestanding sign identifying the bulky goods retail site, signage shall be confined to simple, clear business identification signs on premises.~~ None specified.

~~Other than a freestanding sign for the bulky goods retailing centre, no other signs will be permitted within the landscape setback.~~

**5.0**06/06/2019  
C116latr**Application requirements**

None specified.

**6.0**06/06/2019  
C116latr**Decision guidelines ~~(5)~~**

~~Proposed C122latr. In addition to the above, the responsible authority must consider~~ The following decision guidelines apply to an application for a permit under Clause 43.02, in addition to those specified in Clause 43.02 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- ~~Whether the development supports the establishment of a dedicated bulky goods/restricted retail centre in an integrated manner.~~  
Whether the development supports the establishment of a dedicated bulky goods/restricted retail centre in an integrated manner.
- ~~The impact of the development on the amenity and streetscape of the area, particularly having regard to the Princes Highway and natural drainage lines.~~  
The impact of the development on the amenity and streetscape of the area, particularly having regard to the Princes Highway and natural drainage lines.
- ~~The appearance of the proposed development along the town entrance.~~  
The appearance of the proposed development along the town entrance.
- ~~The design and layout of the proposed development including setbacks from property boundaries.~~  
The design and layout of the proposed development including setbacks from property boundaries.
- ~~The proposed landscape treatment.~~  
The proposed landscape treatment.
- ~~The need to ensure that development or works are completed and maintained to a standard appropriate to the sites prominent locations.~~



## LATROBE PLANNING SCHEME

The need to ensure that development or works are completed and maintained to a standard appropriate to the sites prominent locations.

- ~~The background document *Bulky Goods Retail Sustainability Assessment Final Report (2009)*.~~  
The background document *Bulky Goods Retail Sustainability Assessment Final Report (2009)*.
- ~~Any Structure Plan, policy, strategy or guidelines relating to the land that have been adopted by the Responsible Authority.~~  
Any Structure Plan, policy, strategy or guidelines relating to the land that have been adopted by the Responsible Authority.
- Apart from a freestanding sign identifying the bulky goods retail site, signage shall be confined to simple, clear business identification signs on premises.
- Other than a freestanding sign for the bulky goods retailing centre, no other signs will be permitted within the landscape setback.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE 9 TO CLAUSE 43.02 DESIGN AND DEVELOPMENT OVERLAY**Shown on the planning scheme map as **DDO9**.**MORWELL EAST BULKY GOODS PRECINCT AND TRARALGON EAST BULKY GOODS PRECINCT****1.0**06/06/2019  
C116latr**Design objectives**

To ensure that land at Morwell East and Traralgon East Bulky Goods Precinct is developed for bulky goods retail centres and associated restricted retail uses.

To ensure that the standard of development, design and built form in the Morwell East and Traralgon East Bulky Goods Precinct is of high quality and is visually stimulating.

To ensure that high quality landscape treatments are applied to the site that contributes positively to the overall character and amenity of the Morwell East and Traralgon East Bulky Goods Precinct.

**2.0**--/--/--  
Proposed C122latr**Buildings and works**

The following buildings and works requirements apply to an application to construct a building or construct or carry out works:

**Landscape and setback**

- A setback of 4 metres from the front boundary of each site shall be set aside for landscaping.
- A setback of 5 metres from the Stammers Road, Traralgon East frontage shall be set aside for landscaping.
- Trees or shrubs should be included as part of the landscaping treatment to the frontage of the lots, to the satisfaction of the responsible authority.
- Car parking shall not be provided within the landscape setback areas.

**Site Layout**

- Loading and service functions will be sited to the side or rear of premises and appropriately screened to address any visual amenity issues.
- Car parking shall be provided to the front of the site (not within landscape setback areas) and centrally located to encourage their use.
- Safe, segregated pedestrian routes shall be provided around and between sites.

**Buildings**

- Contemporary and creative architecture is encouraged in the design, built form, style and finishes. The façade of all buildings must be treated to the satisfaction of the responsible authority.
- All structures on rooftops, including air conditioning units and fans, must be appropriately screened to address any visual amenity issues.
- Buildings should be designed to promote the integrated development of a bulky good/restricted retail centre with the frontage of buildings orientated towards a central car park and shared space, as appropriate.

**3.0**06/06/2019  
C116latr**Subdivision**

None specified.

**4.0**--/--/--  
Proposed C122latr**Signs**

None specified.

## LATROBE PLANNING SCHEME

**5.0**06/06/2019  
C116latr**Application requirements**

None specified.

**6.0**---  
Proposed C122latr**Decision guidelines**

The following decision guidelines apply to an application for a permit under Clause 43.02, in addition to those specified in Clause 43.02 and elsewhere in the scheme which must be considered, as appropriate, by the responsible authority:

- Whether the development supports the establishment of a dedicated bulky goods/restricted retail centre in an integrated manner.
- The impact of the development on the amenity and streetscape of the area, particularly having regard to the Princes Highway and natural drainage lines.
- The appearance of the proposed development along the town entrance.
- The design and layout of the proposed development including setbacks from property boundaries.
- The proposed landscape treatment.
- The need to ensure that development or works are completed and maintained to a standard appropriate to the sites prominent locations.
- The background document *Bulky Goods Retail Sustainability Assessment Final Report (2009)*.
- Any Structure Plan, policy, strategy or guidelines relating to the land that have been adopted by the Responsible Authority.
- Apart from a freestanding sign identifying the bulky goods retail site, signage shall be confined to simple, clear business identification signs on premises.
- Other than a freestanding sign for the bulky goods retailing centre, no other signs will be permitted within the landscape setback.

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr

## SCHEDULE TO CLAUSE 34.01 COMMERCIAL 1 ZONE

## 1.0

## Maximum leasable floor area requirements

~~06/06/2019~~  
~~C116latr~~ Proposed C122latr

Land	Maximum leasable floor area for Office (square metres)	Maximum leasable floor area for Shop (other than Restricted retail premises) (square metres)
Becks Bay Village Centre / Neighbourhood Activity Centre as identified in the <i>Lake Narracan Precinct Structure Plan</i> (March 2015)	None specified	<del>4,500sqm</del> 1,500
Fernlea Village Centre / Neighbourhood Activity Centre as identified in the <i>Lake Narracan Precinct Structure Plan</i> (March 2015)	None specified	<del>4,500sqm</del> 1,500
Part 145 Traralgon-Maffra Road, Traralgon – Commercial 1 Zone land on the corner of Traralgon-Maffra Road and Marshalls Road, Traralgon.	<del>990sqm</del> 990	<del>4,500sqm</del> 4,500

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE TO CLAUSE 34.01 COMMERCIAL 1 ZONE****1.0**---/---  
Proposed C122latr**Maximum leasable floor area requirements**

<b>Land</b>	<b>Maximum leasable floor area for Office (square metres)</b>	<b>Maximum leasable floor area for Shop (other than Restricted retail premises) (square metres)</b>
Becks Bay Village Centre / Neighbourhood Activity Centre as identified in the <i>Lake Narracan Precinct Structure Plan</i> (March 2015)	None specified	1,500
Fernlea Village Centre / Neighbourhood Activity Centre as identified in the <i>Lake Narracan Precinct Structure Plan</i> (March 2015)	None specified	1,500
Part 145 Traralgon-Maffra Road, Traralgon – Commercial 1 Zone land on the corner of Traralgon-Maffra Road and Marshalls Road, Traralgon.	990	4,500

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr

## SCHEDULE TO CLAUSE 36.01 PUBLIC USE ZONE

## 1.0

06/03/2020  
C101latr

## Permit exemptions and conditions

Public land	Use or development	Conditions
Traralgon Civic Precinct bounded by Kay, Church, Grey and Breed Streets, Traralgon	Accommodation, Art and craft centre, Car park, Child care centre, Education Centre, Industry, Leisure and recreation, Office, Place of assembly, Research centre, Retail premises, Public transport interchange.	None specified
Moe Rail Station Precinct (northern part of the land at 10 Lloyd Street, and 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25 and 27 George Street, Moe)	Bus terminal, Car park, Education centre, Minor sports and recreation facility, Office, Place of assembly, Public transport interchange, Railway station, Retail premises	Must be in accordance with the background document <i>Moe Rail Precinct Revitalisation Project Design</i> as adopted by the Latrobe City Council

## 2.0

06/03/2020  
G404latrProposed C122latr

## Sign requirements

Land	Advertising Sign Category
Traralgon Civic Precinct bounded by Kay, Church, Grey and Breed Streets, Traralgon	Category 2
Moe Rail Station Precinct (northern part of the land at 10 Lloyd Street, and 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25 and 27 George Street, Moe)	Category 1
<b>Regional Facilities</b> <ul style="list-style-type: none"> <li><del>Latrobe City Synthetic Sports Field, McDonald Way, Churchill</del> Latrobe City Synthetic Sports Field, McDonald Way, Churchill</li> </ul>	Category 2
<b>Local Facilities</b> <ul style="list-style-type: none"> <li><del>Kevin Lynthgo Reserve, Liddiard Road, Traralgon</del> Kevin Lynthgo Reserve, Liddiard Road, Traralgon</li> <li><del>Traralgon West Sporting Complex, Douglas Parade, Traralgon</del> Traralgon West Sporting Complex, Douglas Parade, Traralgon</li> </ul>	Category 3
Facilities not listed	Category 4

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr

## SCHEDULE TO CLAUSE 36.01 PUBLIC USE ZONE

## 1.0

06/03/2020  
C101latr

## Permit exemptions and conditions

Public land	Use or development	Conditions
Traralgon Civic Precinct bounded by Kay, Church, Grey and Breed Streets, Traralgon	Accommodation, Art and craft centre, Car park, Child care centre, Education Centre, Industry, Leisure and recreation, Office, Place of assembly, Research centre, Retail premises, Public transport interchange.	None specified
Moe Rail Station Precinct (northern part of the land at 10 Lloyd Street, and 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25 and 27 George Street, Moe)	Bus terminal, Car park, Education centre, Minor sports and recreation facility, Office, Place of assembly, Public transport interchange, Railway station, Retail premises	Must be in accordance with the background document <i>Moe Rail Precinct Revitalisation Project Design</i> as adopted by the Latrobe City Council

## 2.0

---/---/---  
Proposed C122latr

## Sign requirements

Land	Sign Category
Traralgon Civic Precinct bounded by Kay, Church, Grey and Breed Streets, Traralgon	Category 2
Moe Rail Station Precinct (northern part of the land at 10 Lloyd Street, and 1, 3, 5, 7, 9, 11, 13, 15, 17, 19, 21, 23, 25 and 27 George Street, Moe)	Category 1
<b>Regional Facilities</b>	Category 2
<ul style="list-style-type: none"> <li>Latrobe City Synthetic Sports Field, McDonald Way, Churchill</li> </ul>	
<b>Local Facilities</b>	Category 3
<ul style="list-style-type: none"> <li>Kevin Lynthgo Reserve, Liddiard Road, Traralgon</li> <li>Traralgon West Sporting Complex, Douglas Parade, Traralgon</li> </ul>	
Facilities not listed	Category 4

## LATROBE PLANNING SCHEME

22/11/2018  
C112latr**SCHEDULE TO CLAUSE 43.01 HERITAGE OVERLAY****1.0**22/11/2018  
C112latr**Application requirements**

The following application requirements apply to an application under Clause 43.01, in addition to those specified elsewhere in the planning scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- A report prepared by a suitably qualified heritage consultant, which assesses the impact of the application upon the significance of the heritage place or precinct. This report should:
  - As part of the Site Analysis, describe the significant elements of the place having regard to the relevant citation in the *Latrobe City Heritage Study 2010* and how these have been considered in the preparation of the application.
  - If the application includes demolition, an assessment of whether the fabric is significant and if so, provides reasons as to why it is to be removed.
  - On the basis of the above, an assessment of how the application will affect the significance of the heritage place or precinct.

Note: It is possible that there may be significant fabric not specifically identified in the *Latrobe City Heritage Study 2010*. Any additional fabric identified should be noted and assessed as part of the report.

- A Conservation management Plan prepared in accordance with the *Burra Charter* for large or complex sites, or for major alterations or additions to places that are individually sited in the *Latrobe City Heritage Study 2010*, or for any other application that the responsible authority considers to raise significant heritage issues.
- A report prepared by a suitably qualified consultant that assesses the structural condition of a heritage place and whether or not any defects can be repaired or mitigated.
- An archaeological survey and assessment prepared by a suitably qualified consultant, which assesses the impact of an application upon potential archaeological deposits on the site.
- A report prepared by a suitably qualified consultant, which assesses the impact of any application upon any significant trees.
- Where the trees or gardens on the site have been identified as significant, a landscaping plan prepared by a suitably qualified consultant, which demonstrates how landscaping on the site will respond to the cultural landscape character and setting of a heritage place.

**2.0****Heritage places**06/06/2019 - ~~latr~~  
C112latr Proposed C122latr

The requirements of this overlay apply to both the heritage place and its associated land.





## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	<b>Boolarra</b>							
HO10	<i>Selector's Arms Hotel (former)</i> 2-4 Austin Street, Boolarra <b>Incorporated plan:</b> Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 <b>Statement of Significance:</b> Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO11	<i>Boolarra Memorial Park</i> Park Road, Boolarra <b>Incorporated plan:</b> Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 <b>Statement of Significance:</b> Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO12	<i>House</i> 17 Tarwin Street, Boolarra <b>Incorporated plan:</b> Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 <b>Statement of Significance:</b> Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls paint controls apply?	Internal Alteration Controls alteration controls apply?	Tree Controls controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO13	<i>Christ Church</i> 19-21 Tarwin Street, Boolarra Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO14	<i>St Francis De Sales Catholic Church</i> 27 Tarwin Street, Boolarra Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO15	<i>Boolarra State School No. 2617 and residence</i> 31-35 Tarwin Street, Boolarra Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	Yes	No	No	No	No
	<b>Churchill</b>							

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls paint controls apply?	Internal Alteration Controls alteration controls apply?	Tree Controls controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO16	<i>O'Halloran &amp; Hare farmhouse site</i> Mackeys Road, Churchill Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO17	<i>Churchill Cigar</i> Monash Way, Churchill Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO18	<i>Pine trees at site of Eel Hole State School</i> Monash Way, Churchill Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
	<b>Driffield</b>							

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO19	<p><i>Milking shed &amp; stables</i> 40 Walsh &amp; Gibsons Road, Driffield</p> <p>Incorporated plan: Latrobe City HO Permit Exemptions &amp; Application Requirements, <del>July 2010</del> April 2020</p> <p>Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>	No	Yes	No	No	No	No	No
	<b>Flynn</b>							
HO8	<p><i>Staplegrave Meat Works</i> 50 Berkleys Road, Flynn</p>	-	-	-	-	Yes – Ref No. H1666	Yes	No
HO20	<p><i>Flynnstead State School No. 2944 (former)</i> Allot. 1C4, Parish of Loy Yang Flynns Creek Road, Flynn</p> <p>Incorporated plan: Latrobe City HO Permit Exemptions &amp; Application Requirements, <del>July 2010</del> April 2020</p> <p>Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>	No	No	Yes	No	No	No	No
	<b>Glengarry &amp; Glengarry West</b>							
HO21	<p><i>Precinct – Glengarry Township</i> Cairnbrook Road, Glengarry</p> <p>Incorporated plan:</p>	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO22	<i>Scarne (Christensen family homestead)</i> 70 Christensen's Road, Glengarry Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO23	<i>Mechanics' Institute &amp; Free Library</i> 1 Railway Avenue, Glengarry Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO24	<i>St John's Church of England</i> 3-5 Railway Avenue, Glengarry Incorporated plan:	No	Yes	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO25	<i>House, trees and outbuildings</i> 1115 Traralgon-Maffra Road, Glengarry North Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO26	<i>Glengarry West State School No. 4426</i> Lot 1, TP230895 Glengarry West Road, Glengarry West Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
	<b>Hazelwood</b>							
HO28	<i>Hazelwood Cemetery &amp; Memorial Gates</i> Cnr. Brodribb Road & Yinnar Road, Hazelwood	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO145	<i>Burn Brae</i> 533 Yinnar Road, Hazelwood Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO146	<i>Koorinal</i> 180 Mcfarlane Road, Hazelwood Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	Yes	No
	<b>Jeeralang Junction</b>							
HO29	<i>Morwell (Billy's Creek) Water Supply Weir</i> Braniff's Road, Jeeralang Junction	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
	<b>Moe</b>							
HO30	<i>Precinct – Langford Street</i> 7-29 Langford Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO31	<i>Precinct – Moore Street (Moe)</i> 39-55 & 64-78 Moore Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes – street trees only	No	No	No	No
HO32	<i>Moe Primary School No.2142</i> 40-42 Albert Street, Moe	No	No	Yes	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO33	<i>Moe World War I Memorial</i> 63-67 Albert Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO34	<i>Bofors Anti-aircraft gun</i> Anzac Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO35	<i>St Andrew's Presbyterian Church</i> 34 Fowler Street, Moe Incorporated plan:	No	Yes – church only	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO36	<i>Moe Masonic Lodge No. 210 (former)</i> 4 High Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO37	<i>House</i> 9 High Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO39	<i>Moe Uniting Church (Former Wesleyan Methodist Church)</i> 42-44 Langford Street, Moe Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO40	<i>Railway substation</i> Lloyd Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO41	<i>Oak tree (Quercus robur) near Moe Railway Station</i> Lloyd Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO42	<i>ES&amp;A Bank (former)</i> 37 Lloyd Street, Moe Incorporated plan:	No	Yes	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO43	<i>Moe Magistrates Court</i> 59 Lloyd Street, Moe  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO5	<i>Loren (Gippsland Heritage Park)</i> 211 Lloyd Street, Moe	-	-	-	-	Yes – Ref No. H1283	Yes	No
HO44	<i>Old Gippsdown</i> 211 Lloyd Street, Moe  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO45	<i>Tyrone (former)</i> 64 Moore Street, Moe	No	No	Yes	Yes – front fence	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO46	<i>Stanleigh</i> 74 Moore Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	Yes – front fence	No	No	No
HO47	<i>Bailleul</i> 121 Moore Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	Yes	No
HO48	<i>House</i> 9 Railway Crescent, Moe Incorporated plan:	No	No	Yes	Yes – front fence	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO49	<i>House</i> 26 Railway Crescent, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
	<b>Morwell</b>							
HO50	<i>House</i> 30 Ann Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO51	<i>St Mary's Church of England</i> Chapel Street, Morwell Incorporated plan:	No	Yes	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO52	<i>La Mode Factory (former)</i> 73-83 Church Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO53	<i>Railway substation</i> Commercial Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO54	<i>Commercial Road Primary School No.2136</i> <i>The heritage place includes the 1906, 1921 &amp; 1936 school buildings and brick front fence.</i> Commercial Road, Morwell Incorporated plan:	No	No	No	Yes – low brick front fence	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO55	<i>Colonial Bank of Australasia (former)</i> 154 Commercial Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO56	<i>New Buildings</i> 168-172 Commercial Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	Yes	No	No	No	No	No	No
HO57	<i>Commonwealth Bank</i> 200 Commercial Road, Morwell Incorporated plan:	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls paint controls apply?	Internal Alteration Controls alteration controls apply?	Tree Controls controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO153	<i>Morwell Power Station and Briquette Factory</i> 412 Commercial Road, Morwell	-	-	-	-	Yes – Ref No. H2377	Yes	No
HO58	<i>Morwell World War I Memorial</i> Cnr. Elgin & Tarwin streets, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO59	<i>Presbyterian Manse (former)</i> 42 Elgin Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO60	<i>Our Lady Church of Dormition Greek Orthodox Church</i>	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	44 Elgin Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO61	<i>Morwell Masonic Temple</i> 12 Hazelwood Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO62	<i>House and former surgery</i> 26 Hazelwood Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO63	<i>House</i> 28 Hazelwood Road, Morwell Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO64	<i>Speechly &amp; Ingram Organ (St Andrew's Presbyterian Church)</i> 11 James Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO65	<i>The Ascending Christ (St Mary's Church of England)</i> 8 Latrobe Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO66	<i>Club Astoria</i> Maryvale Crescent, Morwell Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO67	<i>House</i> 21 Maryvale Crescent, Morwell  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO68	<i>Jack Dwyer's House</i> 620 Maryvale Road, Morwell  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO69	<i>Washingtonia Palms</i> (off) Princes Drive, Morwell  Incorporated plan:	No	No	Yes	No	No	No	No

LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO70	<i>House</i> 103 Princes Drive, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO71	<i>Morwell Post Office</i> 209 Princes Drive, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO72	<i>Shops</i> 8-16 Tarwin Street, Morwell Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
H073	<i>Airlie Bank</i> 33 The Boulevard, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
H074	<i>Annis &amp; George Bills' horse trough</i> Hazelwood Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
H075	<i>Oak row</i> Toner's Lane, Morwell The heritage place includes the 16 Oaks (Quercus sp.) on the west side of Toner's Lane, north of Princes Drive	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO76	<i>Canary Island Palm row</i> Traver's Street, Morwell The heritage place includes the 9 Canary Island Palms ( <i>Phoenix canariensis</i> ) Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
	<b>Newborough</b>							
HO77	<i>Newborough Public Hall</i> 18 Balfour Street, Newborough Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO78	<i>Ukrainian Hall</i>	No	No	No	No	No	Yes	No

LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	20 Balfour Street, Newborough Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, July-2010 April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
	<b>Toongabbie</b>							
HO79	<i>Precinct – Toongabbie Township</i> 2-4 Cowen Street, 1, 4-6, 8, 17 and 29 King Street, 33-43 and 46-48 Main Street and 45 and 46-48 Stringer Road, Toongabbie Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, July-2010 April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes street trees only	No	No	No	No
HO2	<i>Edward Stringer Memorial</i> Hower Street, Toongabbie Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, July-2010 April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO1	<i>Mechanics' Institute and Library</i> 12-16 King Street, Toongabbie	-	-	-	-	Yes – Ref No. H544	Yes	No
HO80	<i>Mingara</i> 175 Old Walhalla Road, Toongabbie  The heritage place comprises the dairy/shearing shed and yards, homestead site including a mature Oak and remnant fruit trees and an old well and trough  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO81	<i>St David's Church of England</i> 10 Victoria Street, Toongabbie  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	Yes	No
	<b>Traralgon</b>							
HO82	<i>Precinct – Anderson Street</i> 4-20 & 7-19 Anderson Street and 88-94 Breed Street, Traralgon  Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO83	<i>Precinct – Bridges Avenue</i> 3-21 & 4-16 Bridges Avenue, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO85	<i>Precinct – Traralgon Railway Residential</i> Coates, Collins, Curran, Meredith, Morrison and Shakespeare streets and Queens Parade, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO86	<i>Precinct – APM Senior Staff Houses</i> 93-99 Grey Street and 76 & 78 Kay Street, Traralgon  Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO87	<i>Precinct – Henry Street</i> 8-14 Henry Street, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO88	<i>Precinct – Moore Street</i> 47-61 & 48-60 Moore Street, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO89	<i>Precinct – Thomas Street</i> 1-7 & 2-6 Thomas Street & 63 Queens Parade, Traralgon  Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO90	<i>Traralgon Railway Station Signal Box (former)</i> Argyle Street, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO91	<i>House</i> 17 Breed Street, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO92	<i>Traralgon Old Cemetery</i> Cemetery Drive, Traralgon  Incorporated plan:	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO93	<i>St Michael's Church</i> 57 Church Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO94	<i>House</i> 104 Church Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO95	<i>Farmhouse</i> 134 Dunbar Road, Traralgon Incorporated plan:	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO96	<i>Rodger's Buildings</i> 13-17 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO97	<i>Layton Bros. Store (former)</i> 24-36 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO98	<i>Butchers shop</i> 50 Franklin Street, Traralgon Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO99	<i>SEC offices (former)</i> 116 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO100	<i>Chemist</i> 92-96 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	Yes	No	No	No	No	No	No
HO4	<i>Traralgon Post Office &amp; Court House</i> 161-69 Franklin Street, Traralgon	-	-	-	-	Yes – Ref No. H1488	Yes	No
HO101	<i>Ostlers House &amp; Traralgon (Ryans) Hotel</i> 171 Franklin Street, Traralgon	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO102	<i>House</i> 203 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO103	<i>Grey Street Primary School No.3854</i> 30-44 Grey Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO104	<i>House</i> 62 Grey Street, Traralgon Incorporated plan:	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO105	<i>House</i> 76 Grey Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO106	<i>Traralgon Park</i> 21 Hedges Avenue & 5 Windsor Court, Traralgon <i>The heritage place is the homestead, the trees within the Hedges Avenue road reserve that mark the former driveway and the mature Oak situated at the east end of Windsor Court.</i> Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO107	<i>House</i>	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	2 Henry Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO108	<i>House</i> 19 Henry Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO109	<i>Thus Kaner</i> 34 Henry Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO110	<i>Traralgon Service Reservoir (Water Tower)</i> 40A Henry Street, Traralgon Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO111	<i>Taversham</i> 17 Hickox Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO112	<i>Lilistree</i> 59 Hickox Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO113	<i>Roland Hill Building (former)</i> 76-84 Hotham Street, Traralgon Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO114	<i>House</i> 10 Janette Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO115	<i>Cottage</i> 11 Janette Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO116	<i>Elm Memorial Avenue &amp; War Memorial</i> Kay Street, Traralgon Incorporated plan:	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO3	<i>St Andrew's Presbyterian Church (former)</i> 23 Kay Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	Yes	No
HO117	<i>Hillcrest</i> 93 Kay Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO118	<i>House</i> 9 Mabel Street, Traralgon Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO119	<i>George Bolton Eagle Grave site</i> Marshall's Road, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO120	<i>House &amp; shop</i> 18 Moore Street, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO121	<i>Cumnock</i> 46 Moore Street, Traralgon  Incorporated plan:	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO122	<i>House</i> 70 Moore Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO123	<i>House</i> 7 Munro Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO124	<i>House</i> 19 Munro Street, Traralgon Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO125	<i>Star Hotel (former)</i> Peterkin Street, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO9	<i>Azarole Hawthorn Tree</i> Victory Park, Princes Highway (formerly known as Mill Street), Traralgon	-	-	-	-	Yes – Ref No. H2135	Yes	No
HO126	<i>Infant Smythe Burial Site</i> 9-13 Princes Street, Traralgon  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO127	<i>House</i> 96 Princes Street, Traralgon	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO128	<i>Strzelecki Memorial</i> 495 (opp.) Princes Highway, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO7	<i>Traralgon Engine Shed and Turntable</i> Queens Parade, Traralgon	-	-	-	-	Yes – Ref No. H1979	Yes	No
HO129	<i>Traralgon Railway Station complex</i> 14-20 Queens Parade, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO130	<i>Drill Hall (former)</i>	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	40-50 Queens Parade, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO131	<i>House</i> 14 Roseneath Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO132	<i>Danora (former)</i> 135 Seymour Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO133	<i>Hazel-lyn</i> 5 Shakespeare Street, Traralgon Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO134	<i>Latrobe River Railway Bridges</i> (off) Traralgon-Maffra Road, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO135	<i>The Bluff Causeway Bridge</i> Traralgon-Tyers Road, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
	<b>Tyers</b>							
HO136	<i>Tyers Mechanics' Institute &amp; Public Hall and H.J. Saunders Sawmill Social Hall (former)</i> 3 Mount Hope Road, Tyers	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO137	<i>Sandbank Reserve</i> Traralgon-Tyers Road, Tyers Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO138	<i>Traralgon Water Supply System Pipe Bridge</i> (off) Wirilda Walking Track, (south-west of) Tyers-Walhalla Road, Tyers (CA 2012 Boola Boola) Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
	<b>Yallourn &amp; Yallourn North</b>							
HO139	<i>Yallourn North Infant Welfare Centre</i>	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	39 Carmel Street, Yallourn North Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO140	<i>Yallourn Cemetery</i> Haunted Hills Road, Yallourn Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO141	<i>Yallourn North Camp Recreation Hall (former)</i> 12-16 Third Street, Yallourn North Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO142	<i>St James' Anglican Church</i> 2 Reserve Street, Yallourn North Incorporated plan:	No	No	No	No	No	Yes	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO143	<i>St Brigid's Catholic Church</i> 11 Reserve Street, Yallourn North Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	Yes	No
HO6	<i>Former Yallourn Power Station Administrative Building</i> Yallourn Drive, Yallourn	-	-	-	-	Yes – Ref No. H1054	Yes	No
	<b>Yinnar &amp; Yinnar South</b>							
HO144	<i>Precinct – Yinnar township</i> 32-78 Main Street and 19-35 Main Street (CA 57B Yinnar and part CA 66 Yinnar), Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls paint controls apply?	Internal Alteration Controls alteration controls apply?	Tree Controls controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO147	<i>Yinnar War Memorial &amp; Scouts Oak</i> Main Street, Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO148	<i>Yinnar Methodist Church (former)</i> 26 Main Street, Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO149	<i>Our Lady of Good Counsel Catholic Church</i> 74-76 Main Street, Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July 2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO150	<i>Middle Creek (Holy Innocents) Church of England</i>	No	Yes	No	No	No	Yes	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External Paint Controls apply?	Internal Alteration Controls apply?	Tree Controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	320 Middle Creek Road, Yinnar South Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO151	<i>Horseshoe Vale</i> 67 Miss Bonds Road, Yinnar South Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO152	<i>Scrubby Forest homestead</i> 13 Scrubby Forest Road, Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, <del>July-2010</del> April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

22/11/2018  
C112latr**SCHEDULE TO CLAUSE 43.01 HERITAGE OVERLAY****1.0**22/11/2018  
C112latr**Application requirements**

The following application requirements apply to an application under Clause 43.01, in addition to those specified elsewhere in the planning scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- A report prepared by a suitably qualified heritage consultant, which assesses the impact of the application upon the significance of the heritage place or precinct. This report should:
  - As part of the Site Analysis, describe the significant elements of the place having regard to the relevant citation in the *Latrobe City Heritage Study 2010* and how these have been considered in the preparation of the application.
  - If the application includes demolition, an assessment of whether the fabric is significant and if so, provides reasons as to why it is to be removed.
  - On the basis of the above, an assessment of how the application will affect the significance of the heritage place or precinct.

Note: It is possible that there may be significant fabric not specifically identified in the *Latrobe City Heritage Study 2010*. Any additional fabric identified should be noted and assessed as part of the report.

- A Conservation management Plan prepared in accordance with the *Burra Charter* for large or complex sites, or for major alterations or additions to places that are individually sited in the *Latrobe City Heritage Study 2010*, or for any other application that the responsible authority considers to raise significant heritage issues.
- A report prepared by a suitably qualified consultant that assesses the structural condition of a heritage place and whether or not any defects can be repaired or mitigated.
- An archaeological survey and assessment prepared by a suitably qualified consultant, which assesses the impact of an application upon potential archaeological deposits on the site.
- A report prepared by a suitably qualified consultant, which assesses the impact of any application upon any significant trees.
- Where the trees or gardens on the site have been identified as significant, a landscaping plan prepared by a suitably qualified consultant, which demonstrates how landscaping on the site will respond to the cultural landscape character and setting of a heritage place.

**2.0**

Proposed C122latr

**Heritage places**

The requirements of this overlay apply to both the heritage place and its associated land.

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	<b>Boolarra</b>							
HO10	<i>Selector's Arms Hotel (former)</i> 2-4 Austin Street, Boolarra <b>Incorporated plan:</b> Latrobe City HO Permit Exemptions & Application Requirements, April 2020 <b>Statement of Significance:</b> Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO11	<i>Boolarra Memorial Park</i> Park Road, Boolarra Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO12	<i>House</i> 17 Tarwin Street, Boolarra Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO13	<i>Christ Church</i> 19-21 Tarwin Street, Boolarra	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO17	<i>Churchill Cigar</i> Monash Way, Churchill Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO18	<i>Pine trees at site of Eel Hole State School</i> Monash Way, Churchill Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
	<b>Driffield</b>							
HO19	<i>Milking shed &amp; stables</i> 40 Walsh & Gibsons Road, Driffield Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	Yes	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
	<b>Flynn</b>							
HO8	<i>Staplegrave Meat Works</i> 50 Berkleys Road, Flynn	-	-	-	-	Yes – Ref No. H1666	Yes	No
HO20	<i>Flynnstead State School No. 2944 (former)</i> Allot. 1C4, Parish of Loy Yang Flynn's Creek Road, Flynn Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
	<b>Glengarry &amp; Glengarry West</b>							
HO21	<i>Precinct – Glengarry Township</i> Cairnbrook Road, Glengarry Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO22	<i>Scarne (Christensen family homestead)</i> 70 Christensen's Road, Glengarry Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO23	<i>Mechanics' Institute &amp; Free Library</i> 1 Railway Avenue, Glengarry Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO24	<i>St John's Church of England</i> 3-5 Railway Avenue, Glengarry Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	Yes	No	No	No	No
HO25	<i>House, trees and outbuildings</i> 1115 Traralgon-Maffra Road, Glengarry North Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO26	<p><i>Glengarry West State School No. 4426</i>            Lot 1, TP230895 Glengarry West Road, Glengarry West</p> <p>Incorporated plan:            Latrobe City HO Permit Exemptions &amp; Application Requirements, April 2020</p> <p>Statement of Significance:            Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>	No	No	Yes	No	No	No	No
	<b>Hazelwood</b>							
HO28	<p><i>Hazelwood Cemetery &amp; Memorial Gates</i>            Cnr. Brodribb Road &amp; Yinnar Road, Hazelwood</p> <p>Incorporated plan:            Latrobe City HO Permit Exemptions &amp; Application Requirements, April 2020</p> <p>Statement of Significance:            Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>	No	No	Yes	No	No	No	No
HO145	<p><i>Burn Brae</i>            533 Yinnar Road, Hazelwood</p> <p>Incorporated plan:            Latrobe City HO Permit Exemptions &amp; Application Requirements, April 2020</p> <p>Statement of Significance:</p>	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO146	<i>Koorinal</i> 180 Mcfarlane Road, Hazelwood Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	Yes	No
	<b>Jeeralang Junction</b>							
HO29	<i>Morwell (Billy's Creek) Water Supply Weir</i> Braniff's Road, Jeeralang Junction Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
	<b>Moe</b>							
HO30	<i>Precinct – Langford Street</i> 7-29 Langford Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO31	<i>Precinct – Moore Street (Moe)</i> 39-55 & 64-78 Moore Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes – street trees only	No	No	No	No
HO32	<i>Moe Primary School No.2142</i> 40-42 Albert Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO33	<i>Moe World War I Memorial</i> 63-67 Albert Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO34	<i>Bofors Anti-aircraft gun</i> Anzac Street, Moe Incorporated plan:	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO35	<i>St Andrew's Presbyterian Church</i> 34 Fowler Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes – church only	Yes	No	No	No	No
HO36	<i>Moe Masonic Lodge No. 210 (former)</i> 4 High Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO37	<i>House</i> 9 High Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO39	<i>Moe Uniting Church (Former Wesleyan Methodist Church)</i> 42-44 Langford Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO40	<i>Railway substation</i> Lloyd Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO41	<i>Oak tree (Quercus robur) near Moe Railway Station</i> Lloyd Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO42	<i>ES&amp;A Bank (former)</i> 37 Lloyd Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO43	<i>Moe Magistrates Court</i> 59 Lloyd Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO5	<i>Loren (Gippsland Heritage Park)</i> 211 Lloyd Street, Moe	-	-	-	-	Yes – Ref No. H1283	Yes	No
HO44	<i>Old Gippsdown</i> 211 Lloyd Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO45	<i>Tyrone (former)</i> 64 Moore Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	Yes – front fence	No	No	No
HO46	<i>Stanleigh</i> 74 Moore Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	Yes – front fence	No	No	No
HO47	<i>Bailleul</i> 121 Moore Street, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	Yes	No
HO48	<i>House</i> 9 Railway Crescent, Moe Incorporated plan:	No	No	Yes	Yes – front fence	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO49	<i>House</i> 26 Railway Crescent, Moe Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
	<b>Morwell</b>							
HO50	<i>House</i> 30 Ann Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO51	<i>St Mary's Church of England</i> Chapel Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	Yes	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO52	<i>La Mode Factory (former)</i> 73-83 Church Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO53	<i>Railway substation</i> Commercial Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO54	<i>Commercial Road Primary School No.2136</i> <i>The heritage place includes the 1906, 1921 &amp; 1936 school buildings and brick front fence.</i> Commercial Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	Yes – low brick front fence	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO55	<i>Colonial Bank of Australasia (former)</i> 154 Commercial Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO56	<i>New Buildings</i> 168-172 Commercial Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	Yes	No	No	No	No	No	No
HO57	<i>Commonwealth Bank</i> 200 Commercial Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO153	<i>Morwell Power Station and Briquette Factory</i> 412 Commercial Road, Morwell	-	-	-	-	Yes – Ref No. H2377	Yes	No
HO58	<i>Morwell World War I Memorial</i>	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Cnr. Elgin & Tarwin streets, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO59	<i>Presbyterian Manse (former)</i> 42 Elgin Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO60	<i>Our Lady Church of Dormition Greek Orthodox Church</i> 44 Elgin Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO61	<i>Morwell Masonic Temple</i> 12 Hazelwood Road, Morwell Incorporated plan:	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO62	<i>House and former surgery</i> 26 Hazelwood Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO63	<i>House</i> 28 Hazelwood Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO64	<i>Speechly &amp; Ingram Organ (St Andrew's Presbyterian Church)</i> 11 James Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	Yes	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO65	<i>The Ascending Christ (St Mary's Church of England)</i> 8 Latrobe Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO66	<i>Club Astoria</i> Maryvale Crescent, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO67	<i>House</i> 21 Maryvale Crescent, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO68	<i>Jack Dwyer's House</i>	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	620 Maryvale Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO69	<i>Washingtonia Palms</i> (off) Princes Drive, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO70	<i>House</i> 103 Princes Drive, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO71	<i>Morwell Post Office</i> 209 Princes Drive, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO72	<i>Shops</i> 8-16 Tarwin Street, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO73	<i>Airlie Bank</i> 33 The Boulevard, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO74	<i>Annis &amp; George Bills' horse trough</i> Hazelwood Road, Morwell Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO75	<i>Oak row</i>	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	<p>Toner's Lane, Morwell</p> <p>The heritage place includes the 16 Oaks (<i>Quercus</i> sp.) on the west side of Toner's Lane, north of Princes Drive</p> <p>Incorporated plan: Latrobe City HO Permit Exemptions &amp; Application Requirements, April 2020</p> <p>Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>							
HO76	<p><i>Canary Island Palm row</i></p> <p>Traver's Street, Morwell</p> <p>The heritage place includes the 9 Canary Island Palms (<i>Phoenix canariensis</i>)</p> <p>Incorporated plan: Latrobe City HO Permit Exemptions &amp; Application Requirements, April 2020</p> <p>Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>	No	No	Yes	No	No	No	No
	<b>Newborough</b>							
HO77	<p><i>Newborough Public Hall</i></p> <p>18 Balfour Street, Newborough</p> <p>Incorporated plan: Latrobe City HO Permit Exemptions &amp; Application Requirements, April 2020</p> <p>Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO78	<p><i>Ukrainian Hall</i> 20 Balfour Street, Newborough</p> <p>Incorporated plan: Latrobe City HO Permit Exemptions &amp; Application Requirements, April 2020</p> <p>Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>	No	No	No	No	No	Yes	No
	<b>Toongabbie</b>							
HO79	<p><i>Precinct – Toongabbie Township</i> 2-4 Cowen Street, 1, 4-6, 8, 17 and 29 King Street, 33-43 and 46-48 Main Street and 45 and 46-48 Stringer Road, Toongabbie</p> <p>Incorporated plan: Latrobe City HO Permit Exemptions &amp; Application Requirements, April 2020</p> <p>Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>	No	No	Yes street trees only	No	No	No	No
HO2	<p><i>Edward Stringer Memorial</i> Hower Street, Toongabbie</p> <p>Incorporated plan: Latrobe City HO Permit Exemptions &amp; Application Requirements, April 2020</p> <p>Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010</p>	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO1	<i>Mechanics' Institute and Library</i> 12-16 King Street, Toongabbie	-	-	-	-	Yes – Ref No. H544	Yes	No
HO80	<i>Mingara</i> 175 Old Walhalla Road, Toongabbie  The heritage place comprises the dairy/shearing shed and yards, homestead site including a mature Oak and remnant fruit trees and an old well and trough  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO81	<i>St David's Church of England</i> 10 Victoria Street, Toongabbie  Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020  Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	Yes	No
	<b>Traralgon</b>							
HO82	<i>Precinct – Anderson Street</i> 4-20 & 7-19 Anderson Street and 88-94 Breed Street, Traralgon  Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO83	<i>Precinct – Bridges Avenue</i> 3-21 & 4-16 Bridges Avenue, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO85	<i>Precinct – Traralgon Railway Residential</i> Coates, Collins, Curran, Meredith, Morrison and Shakespeare streets and Queens Parade, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO86	<i>Precinct – APM Senior Staff Houses</i> 93-99 Grey Street and 76 & 78 Kay Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO87	<i>Precinct – Henry Street</i> 8-14 Henry Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO88	<i>Precinct – Moore Street</i> 47-61 & 48-60 Moore Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO89	<i>Precinct – Thomas Street</i> 1-7 & 2-6 Thomas Street & 63 Queens Parade, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO90	<i>Traralgon Railway Station Signal Box (former)</i> Argyle Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO91	<i>House</i> 17 Breed Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO92	<i>Traralgon Old Cemetery</i> Cemetery Drive, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO93	<i>St Michael's Church</i> 57 Church Street, Traralgon Incorporated plan:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO94	<i>House</i> 104 Church Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO95	<i>Farmhouse</i> 134 Dunbar Road, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO96	<i>Rodger's Buildings</i> 13-17 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO97	<i>Layton Bros. Store (former)</i> 24-36 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO98	<i>Butchers shop</i> 50 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO99	<i>SEC offices (former)</i> 116 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO100	<i>Chemist</i> 92-96 Franklin Street, Traralgon	Yes	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO4	<i>Traralgon Post Office &amp; Court House</i> 161-69 Franklin Street, Traralgon	-	-	-	-	Yes – Ref No. H1488	Yes	No
HO101	<i>Ostlers House &amp; Traralgon (Ryans) Hotel</i> 171 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO102	<i>House</i> 203 Franklin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO103	<i>Grey Street Primary School No.3854</i> 30-44 Grey Street, Traralgon Incorporated plan:	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO104	<i>House</i> 62 Grey Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO105	<i>House</i> 76 Grey Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO106	<i>Traralgon Park</i> 21 Hedges Avenue & 5 Windsor Court, Traralgon <i>The heritage place is the homestead, the trees within the Hedges Avenue road reserve that mark the former driveway and the mature Oak situated at the east end of Windsor Court.</i> Incorporated plan:	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO107	<i>House</i> 2 Henry Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO108	<i>House</i> 19 Henry Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO109	<i>Thus Kaner</i> 34 Henry Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO110	<i>Traralgon Service Reservoir (Water Tower)</i> 40A Henry Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO111	<i>Taversham</i> 17 Hickox Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO112	<i>Lilintree</i> 59 Hickox Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO113	<i>Roland Hill Building (former)</i> 76-84 Hotham Street, Traralgon	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO114	<i>House</i> 10 Janette Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO115	<i>Cottage</i> 11 Janette Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO116	<i>Elm Memorial Avenue &amp; War Memorial</i> Kay Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO3	<i>St Andrew's Presbyterian Church (former)</i> 23 Kay Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	Yes	No
HO117	<i>Hillcrest</i> 93 Kay Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO118	<i>House</i> 9 Mabel Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO119	<i>George Bolton Eagle Grave site</i> Marshall's Road, Traralgon	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO120	<i>House &amp; shop</i> 18 Moore Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO121	<i>Cumnock</i> 46 Moore Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO122	<i>House</i> 70 Moore Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO123	<i>House</i> 7 Munro Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO124	<i>House</i> 19 Munro Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO125	<i>Star Hotel (former)</i> Peterkin Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO9	<i>Azarole Hawthorn Tree</i> Victory Park, Princes Highway (formerly known as Mill Street), Traralgon	-	-	-	-	Yes – Ref No. H2135	Yes	No
HO126	<i>Infant Smythe Burial Site</i> 9-13 Princes Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO127	<i>House</i> 96 Princes Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO128	<i>Strzelecki Memorial</i> 495 (opp.) Princes Highway, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO7	<i>Traralgon Engine Shed and Turntable</i> Queens Parade, Traralgon	-	-	-	-	Yes – Ref No. H1979	Yes	No
HO129	<i>Traralgon Railway Station complex</i> 14-20 Queens Parade, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO130	<i>Drill Hall (former)</i> 40-50 Queens Parade, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO131	<i>House</i> 14 Roseneath Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO132	<i>Danora (former)</i>	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	135 Seymour Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO133	<i>Hazel-lyn</i> 5 Shakespeare Street, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO134	<i>Latrobe River Railway Bridges</i> (off) Traralgon-Maffra Road, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO135	<i>The Bluff Causeway Bridge</i> Traralgon-Tyers Road, Traralgon Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
	<b>Tyers</b>							
HO136	<i>Tyers Mechanics' Institute &amp; Public Hall and H.J. Saunders Sawmill Social Hall (former)</i> 3 Mount Hope Road, Tyers Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO137	<i>Sandbank Reserve</i> Traralgon-Tyers Road, Tyers Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO138	<i>Traralgon Water Supply System Pipe Bridge</i> (off) Wirilda Walking Track, (south-west of) Tyers-Walhalla Road, Tyers (CA 2012 Boola Boola) Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020	No	No	No	No	No	No	No



## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
	<b>Yallourn &amp; Yallourn North</b>							
HO139	<i>Yallourn North Infant Welfare Centre</i> 39 Carmel Street, Yallourn North Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO140	<i>Yallourn Cemetery</i> Haunted Hills Road, Yallourn Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO141	<i>Yallourn North Camp Recreation Hall (former)</i> 12-16 Third Street, Yallourn North Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
HO142	<i>St James' Anglican Church</i> 2 Reserve Street, Yallourn North Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	Yes	No
HO143	<i>St Brigid's Catholic Church</i> 11 Reserve Street, Yallourn North Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	Yes	No
HO6	<i>Former Yallourn Power Station Administrative Building</i> Yallourn Drive, Yallourn	-	-	-	-	Yes – Ref No. H1054	Yes	No
	<b>Yinnar &amp; Yinnar South</b>							
HO144	<i>Precinct – Yinnar township</i> 32-78 Main Street and 19-35 Main Street (CA 57B Yinnar and part CA 66 Yinnar), Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance:	No	No	No	No	No	No	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO147	<i>Yinnar War Memorial &amp; Scouts Oak</i> Main Street, Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	Yes	No	No	No	No
HO148	<i>Yinnar Methodist Church (former)</i> 26 Main Street, Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO149	<i>Our Lady of Good Counsel Catholic Church</i> 74-76 Main Street, Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	Yes	No	No	No	No	No
HO150	<i>Middle Creek (Holy Innocents) Church of England</i>	No	Yes	No	No	No	Yes	No

## LATROBE PLANNING SCHEME

PS map ref	Heritage place	External paint controls apply?	Internal alteration controls apply?	Tree controls apply?	Outbuildings or fences not exempt under Clause 43.01-4	Included on the Victorian Heritage Register under the Heritage Act 2017?	Prohibited uses permitted?	Aboriginal heritage place?
	320 Middle Creek Road, Yinnar South Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010							
HO151	<i>Horseshoe Vale</i> 67 Miss Bonds Road, Yinnar South Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No
HO152	<i>Scrubby Forest homestead</i> 13 Scrubby Forest Road, Yinnar Incorporated plan: Latrobe City HO Permit Exemptions & Application Requirements, April 2020 Statement of Significance: Latrobe Heritage Study Volume 3: Heritage Places and Precinct Citations, July 2010	No	No	No	No	No	No	No

LATROBE PLANNING SCHEME

31/07/2018  
VC148

**SCHEDULE TO CLAUSE 59.15 LOCAL VICSMART APPLICATIONS**

**1.0 Table 1 Classes of ~~local~~-VicSmart application under zone provisions**

~~31/07/2018~~  
VC148 Proposed C122latr

Name of zone or class of zone	Class of application	Permit requirement provision	Information requirements and decision guidelines
None specified			

**2.0 Table 2 Classes of ~~local~~-VicSmart application under overlay provisions**

~~31/07/2018~~  
VC148 Proposed C122latr

Name of overlay or class of overlay	Class of application	Permit requirement provision	Information requirements and decision guidelines
None specified			

**3.0 Table 3 Classes of ~~local~~-VicSmart application under particular provisions**

~~06/06/2019~~  
G446latr Proposed C122latr

Name of particular provision	Class of application	Permit requirement provision	Information requirements and decision guidelines
<del>None-specified</del> Clause 52.17 Licenced Premises	Use land to sell or consume liquor on the premises in association with a Food and drink premises (other than a Hotel, Takeaway food premises or Tavern) in the Commercial 1 Zone and Activity Centre Zone where:  <ul style="list-style-type: none"> <li>The hours of trading allowed under the licence are between 10:00am and 11pm.</li> </ul>	Clause 52.27	Clause 59.16 Schedule 1
Clause 52.29 Land Adjacent to a Road Zone Category 1 or a Public Acquisition Overlay for a Category 1 Road	Create or alter access to:  <ul style="list-style-type: none"> <li>A road in a Road Zone Category 1</li> </ul> Land in a Public Acquisition Overlay if the purpose of acquisition is for a Category 1 Road.	Clause 52.29	Clause 59.16 Schedule 2

## LATROBE PLANNING SCHEME

31/07/2018  
VC148**SCHEDULE TO CLAUSE 59.15 LOCAL VICSMART APPLICATIONS****1.0**---/---  
Proposed C122latr**Table 1 Classes of VicSmart application under zone provisions**

Name of zone or class of zone	Class of application	Permit requirement provision	Information requirements and decision guidelines
None specified			

**2.0**---/---  
Proposed C122latr**Table 2 Classes of VicSmart application under overlay provisions**

Name of overlay or class of overlay	Class of application	Permit requirement provision	Information requirements and decision guidelines
None specified			

**3.0**---/---  
Proposed C122latr**Table 3 Classes of VicSmart application under particular provisions**

Name of particular provision	Class of application	Permit requirement provision	Information requirements and decision guidelines
Clause 52.17 Licenced Premises	Use land to sell or consume liquor on the premises in association with a Food and drink premises (other than a Hotel, Takeaway food premises or Tavern) in the Commercial 1 Zone and Activity Centre Zone where: <ul style="list-style-type: none"> <li>The hours of trading allowed under the licence are between 10:00am and 11pm.</li> </ul>	Clause 52.27	Clause 59.16 Schedule 1
Clause 52.29 Land Adjacent to a Road Zone Category 1 or a Public Acquisition Overlay for a Category 1 Road	Create or alter access to: <ul style="list-style-type: none"> <li>A road in a Road Zone Category 1</li> <li>Land in a Public Acquisition Overlay if the purpose of acquisition is for a Category 1 Road.</li> </ul>	Clause 52.29	Clause 59.16 Schedule 2

LATROBE PLANNING SCHEME

06/06/2019  
C116latr

**SCHEDULE TO CLAUSE 66.06 NOTICE OF PERMIT APPLICATIONS UNDER LOCAL PROVISIONS**

**1.0**

**Notice of permit applications under local provisions**

~~06/06/2019~~  
~~C116latr~~ Proposed C122latr

Clause	Kind of application	Person or body to be notified
<del>None specified</del> Clause 2.0 of Schedule 5 to Clause 43.02 (DDO)	<del>None specified</del> All buildings and works applications where height exceeds 56.44m above AHD	<del>None specified</del> Latrobe Regional Hospital
Clause 2.0 of Schedule 5 to Clause 43.02 (DDO)	All buildings and works applications where height exceeds 68.4m above AHD	Latrobe Regional Hospital

## LATROBE PLANNING SCHEME

06/06/2019  
C116latr**SCHEDULE TO CLAUSE 66.06 NOTICE OF PERMIT APPLICATIONS UNDER LOCAL PROVISIONS****1.0**---  
Proposed C122latr**Notice of permit applications under local provisions**

<b>Clause</b>	<b>Kind of application</b>	<b>Person or body to be notified</b>
Clause 2.0 of Schedule 5 to Clause 43.02 (DDO)	All buildings and works applications where height exceeds 56.44m above AHD	Latrobe Regional Hospital
Clause 2.0 of Schedule 5 to Clause 43.02 (DDO)	All buildings and works applications where height exceeds 68.4m above AHD	Latrobe Regional Hospital



## LATROBE PLANNING SCHEME

31/07/2018  
VC148**SCHEDULE TO CLAUSE 72.04 DOCUMENTS INCORPORATED IN THIS PLANNING SCHEME****1.0****Incorporated documents**18/06/2020  
6092latr Proposed C122latr

Name of document	Introduced by:
Australian Standard AS2021-2015, Acoustics – Aircraft Noise Intrusion – Building Siting and Construction (Standards Australia Limited, 2015)	VC107
Basslink – Land Use and Development Controls (2002)	C20
Fibre Optic Project, Integrated Approval Requirements (December 2002)	VC17
Gippsland Line Upgrade - Corridor Works Incorporated Document (November 2019)	GC124
Lake Narracan Development Contributions Plan, March 2015 (Amended June 2017)	GC75
Lake Narracan Native Vegetation Precinct Plan (March 2015)	C86
Lake Narracan Precinct Structure Plan (March 2015)	C86
Latrobe City Heritage Overlay – Planning Permit Exemptions & Application Requirements Incorporated Plan ( <del>July 2016</del> April 2020)	<del>C14</del> C122latr
Latrobe City Heritage Study Volume 3: Heritage place & precinct Citations (July 2010)	C14
Latrobe GovHub Incorporated Document, February 2019	C113latr
Latrobe Regional Airport <del>Master Plan (2019)</del> Obstacle Limitation Surfaces Plan (Latrobe Airport Management Council, 3 November 1999)	<del>C092latr</del> NPSI
Morwell Temporary Diesel-Powered Electricity Generation Incorporated Document (November 2017)	C107
NovaPower, Network Support Sub-station Incorporated Document (November 2012)	C80
Princes Highway Duplication, Traralgon East to Kilmany, Incorporated Document (November 2012)	C65
Rail Gauge Standardisation Project, Integrated Approval Requirements (December 2002)	VC17
Regional Fast Rail Project, Integrated Approval Requirements (December 2002)	VC17
Small Lot Housing Code (August 2014)	C86
Traralgon East Service Station Signage (June 2018)	C112
Loy Yang Power Station & Coal Mine Incorporated Document (April 2020)	C123latr

## LATROBE PLANNING SCHEME

31/07/2018  
VC148**SCHEDULE TO CLAUSE 72.04 DOCUMENTS INCORPORATED IN THIS PLANNING SCHEME****1.0**---/---  
Proposed C122latr**Incorporated documents**

<b>Name of document</b>	<b>Introduced by:</b>
Australian Standard AS2021-2015, Acoustics – Aircraft Noise Intrusion – Building Siting and Construction (Standards Australia Limited, 2015)	VC107
Basslink – Land Use and Development Controls (2002)	C20
Fibre Optic Project, Integrated Approval Requirements (December 2002)	VC17
Gippsland Line Upgrade - Corridor Works Incorporated Document (November 2019)	GC124
Lake Narracan Development Contributions Plan, March 2015 (Amended June 2017)	GC75
Lake Narracan Native Vegetation Precinct Plan (March 2015)	C86
Lake Narracan Precinct Structure Plan (March 2015)	C86
Latrobe City Heritage Overlay – Planning Permit Exemptions & Application Requirements Incorporated Plan (April 2020)	C122latr
Latrobe City Heritage Study Volume 3: Heritage place & precinct Citations (July 2010)	C14
Latrobe GovHub Incorporated Document, February 2019	C113latr
Latrobe Regional Airport Obstacle Limitation Surfaces Plan (Latrobe Airport Management Council, 3 November 1999)	NPSI
Morwell Temporary Diesel-Powered Electricity Generation Incorporated Document (November 2017)	C107
NovaPower, Network Support Sub-station Incorporated Document (November 2012)	C80
Princes Highway Duplication, Traralgon East to Kilmany, Incorporated Document (November 2012)	C65
Rail Gauge Standardisation Project, Integrated Approval Requirements (December 2002)	VC17
Regional Fast Rail Project, Integrated Approval Requirements (December 2002)	VC17
Small Lot Housing Code (August 2014)	C86
Traralgon East Service Station Signage (June 2018)	C112
Loy Yang Power Station & Coal Mine Incorporated Document (April 2020)	C123latr

## LATROBE PLANNING SCHEME

31/07/2018  
VC148

## SCHEDULE TO CLAUSE 72.08 BACKGROUND DOCUMENTS

## 1.0

## Background documents

18/06/2020  
G092latr Proposed C122latr

Name of background document	Amendment number - clause reference
<del>Bulky Goods Retail Sustainability Assessment</del> Assessment of Agricultural Quality of Land in Gippsland <del>(2009)</del> (Ian R Swan and Andrew G Volum, August 1984)	C97 Clause <del>43-04s4</del> 402 and 14
<del>Bulky Goods Retail Sustainability Assessment Final Report</del> Australian Paper: Maryvale Pulp Mill Buffer Requirements (2009) GHD Pty Ltd, July 2011)	C87pt1 Clause <del>43-02s9</del> 02, 13 and 14
Car Parking Framework Review Traralgon & Morwell <del>(</del> (Traffix Group, August 2014)	<del>Clause 45-09s1</del> C105 Clause <del>45-09s2</del> 45.09s1 and 2
Churchill East West Link: Master Plan and Urban Design Framework (Spiire Australia Pty Ltd, October 2013)	C97 Clause 02 and 11
Churchill <del>Structure Plan 2007</del> Town Centre Plan <del>(as amended)</del> Beca Pty Ltd, July 2007)	C62 Clause <del>43-02s9</del> 02, 11, 19 and Schedule 9 to Clause 43.02
Clifton Street Precinct Urban Design Guidelines (Tract Consultants, September 2008)	C76 Clause 02, 11 and 15
Cultural Diversity Action Plan 2020-2024 (Latrobe City Council, October, 2019)	C97 Clause 02
<del>Code of Practice – Onsite Wastewater Management</del> Economic Development Strategy 2016-2020 ( <del>Environment Protection Authority, July</del> Latrobe City Council, May 2016)	C97 Clause <del>43-04s9</del> 02 and 17
Framework for the Future (Latrobe Region, October 1987)	C97 Clause 02
Gippsland Logistics Precinct Project (Latrobe City Council, April 2009)	C97 Clause 02 and 18.05-1L
Hazelwood Mine Fire Inquiry Report (Hazelwood Mine Fire Inquiry, 2014)	C105 Clause 02 and 14.03-1L
<del>Healthy by Design: a planners' guide to environments for active living</del> Healthy Urban Design Good Practice Guideline <del>(National Heart Foundation of Australia – Victorian Division, 2004)</del> (Latrobe City Council, June 2008)	Clause <del>43-04s5</del> 02, 11, 15 and Schedules 4, 5 and 6 to Clause 43.04 <del>Clause 43-04s6</del> <del>Clause 43-04s7</del> <del>Clause 43-04s9</del>

## LATROBE PLANNING SCHEME

Name of background document	Amendment number - clause reference
<i>Infrastructure Design Manual</i> <del>(2019,</del> Local Government Infrastructure Design Association, 2019)	<del>GC112</del> <del>Clause 21.08</del> Clause 02 and 19
<i>Land Over Coal and Buffer Area Study</i> (Ministry for Planning and Environment, February 1988).	Clause 02 and 14.03-1L
<i>Latrobe City Bicycle Plan 2007-2010</i> (as amended) Latrobe City Council, December 2007)	<del>Clause 43.04s5</del> C97 Clause <del>43.04s6</del> 02, 18.02-1L and Schedules 5, 6, 7 and 9 to Clause 43.04 <del>Clause 43.04s7</del> <del>Clause 43.04s9</del>
<i>Latrobe City Council Bulky Goods Retail Sustainability Assessment</i> (MacroPlan Australia Pty Ltd, March 2009)	C39 Clause 02, 11, 17, and Schedules to Clause 43.04
<del><i>Latrobe City Heritage Study Volume 1: Thematic Environmental History</i></del> Latrobe City Council Disability Action Plan 2018-2021 <del>(July 2010)</del> (Latrobe City Council, 2018)	C97 Clause <del>32.07s2</del> 02
<i>Latrobe City Council Residential and Rural Residential Land Assessment</i> (Essential Economics Pty Ltd, March 2009)	C97 Clause 02, 11 and 16
<i>Latrobe City Council Retail Strategy Review</i> (MacroPlan Australia Pty Ltd, June 2007)	c39pt1 Clause 02, 11 and 17
<i>Latrobe City Council Urban Design Guidelines</i> (Hansen Pty Ltd in association with Latrobe City Council, May 2019)	C105 Clause 02, 11 and 15
<i>Latrobe City Council Waste Management Strategy</i> (2010-2017) (Meinhardt Infrastructure and Environment Pty Ltd, 2010)	C97 Clause 02, 13 and 19
<del><i>Latrobe City Heritage Study Volume 2: Key Findings and Recommendations</i></del> Events and Tourism Strategy 2018-2022 <del>(July 2010)</del> Latrobe City Council, 2108)	Clause <del>32.07s2</del> 02 and 17
<i>Latrobe City Public Open Space Plan 2007</i> <del>Heritage Study</del> <del>(as amended)</del> (Context Pty Ltd, 2010)	<del>Clause 43.04s5</del> C14 Clause <del>43.04s6</del> 02, 15, Schedule 2 to Clause 32.07 and Schedule to Clause 43.01 <del>Clause 43.04s7</del> <del>Clause 43.04s9</del>
<i>Latrobe City Public Toilet Strategy 2006</i> Municipal Fire Management Plan 2018 <del>(as amended)</del> (Latrobe City Council, 2018)	<del>Clause 43.04s5</del> C97 Clause <del>43.04s6</del> 02 and 13.02-1L <del>Clause 43.04s7</del> <del>Clause 43.04s9</del>

## LATROBE PLANNING SCHEME

Name of background document	Amendment number - clause reference
<del>Latrobe Healthy by Design® – Background and Issues Report</del> City Older Persons Strategy 2007-2021 <del>(Beca Pty Ltd, December)</del> Latrobe City Council, June 2007)	Clause <del>43.04s5</del> C62 Clause <del>43.04s6</del> 02, 16 and 19 Clause <del>43.04s7</del> Clause <del>43.04s9</del>
<del>Latrobe Regional Airport Development Guidelines; Latrobe Regional Airport Master Plan</del> Latrobe City Play Space Improvement Plan 2016-2021 <del>(2019)</del> (Latrobe City, 2016)	Clause <del>37.04s7</del> C91 Clause <del>43.02s7</del> 02 and 19.02-6L Clause <del>43.02s8</del> Clause <del>43.02s10</del> Clause <del>43.02s11</del>
Latrobe Regional Airport Master Plan 2015 (Updated 2019) (Rehbein Airport Consulting, 2019)	Clause <del>37.04s7</del> C92 Clause <del>43.02s7</del> 02, 11, 17 and 18 Clause <del>43.02s8</del> Clause <del>43.02s10</del> Clause <del>43.02s11</del>
Latrobe Structure Plans Background Report (Beca Pty Ltd, August 2007)	C97 Clause 02, 11 to 19 and Schedules to Clause 43.04
Latrobe Structure Plans - Churchill (Beca Pty Ltd, August 2007)	C97 Clause 02, 11 to 19 and Schedules to Clause 43.04
Latrobe Structure Plans <del>Volumes 1-5</del> Moe and Newborough <del>(Beca Pty Ltd, August 2007)</del>	Clause <del>43.04s5</del> C97 Clause <del>43.04s6</del> 02, 11 to 19 and Schedules to Clause 43.04 Clause <del>43.04s7</del>
Latrobe Structure Plans - Morwell (Beca Pty Ltd, August 2007)	C97 Clause 02, 11 to 19 and Schedules to Clause 43.04
Latrobe Structure Plans - Traralgon (Beca Pty Ltd, August 2007)	C97 Clause 02, 11 to 19 and Schedules to Clause 43.04
Latrobe Transit Centred Precincts (David Lock Associates, SGS Economics and Planning PBAI Australia, December 2004)	C50 Clause 02 and 11
Live Work Latrobe Housing Strategy (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, May 2019)	C105 Clause 02, 11, 15 and 16
Live Work Latrobe Industrial and Employment Strategy (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, May 2019)	C105 Clause 02, 11, 17
Live Work Latrobe Rural Land Use Strategy (Latrobe City Council MacroPlan Dimasi, RMCG and Planisphere, May 2019)	C105 Clause 02, 14 and 16

## LATROBE PLANNING SCHEME

Name of background document	Amendment number - clause reference
<i>Moe Activity Centre Plan</i> (Tract Consultants, December 2007)	C62 Clause 02, 11 and 17
<i>Moe and Newborough Structure Plan</i> (Metropolitan Planning Authority, March 2015)	C62 Clause 02, 11 and 17
<i>Moe Rail Precinct Revitalisation Project-Design: Master Plan</i> (SJB Urban, SJB Architects, McCormick Rankin Cagney, Slattery Australia, November 2009)	C79 Clause <del>36.01s</del> 02, 11 and 36.01
<i>Morwell-Central Business District Revitalisation Action Logistics Precinct Master Plan</i> (Beca Pty Ltd, Meyrick and Associates, and Traffix Group, 2005)	Clause <del>43.02s</del> 202, 17 and 18
<i>Morwell to Traralgon Employment Corridor Precinct Masterplan</i> (Urban Enterprise, 2020)	C115(latr) Clause 02, 11 and 17
<i>Municipal-Domestic Wastewater Domestic Waste Water Management Plan 2006</i> (Infocus Management Group, WDMS Pty Ltd, Municipal Domestic Wastewater Management & Latrobe City Council, December 2006)	C97 Clause <del>42.01s</del> 2 02, 19 and 42.01s5
<i>Municipal Emergency Management Plan 2019</i> (Latrobe City Council, 30 July 2019)	C97 Clause 02 and 13
<i>Natural Environment Sustainability Strategy 2014-2019</i> (Latrobe City Council, 2014)	C97 Clause 02, 12, 15 and 19
<i>Permitted clearing of native vegetation—Biodiversity assessment guidelines</i> <i>Planning for Intensive Agriculture in Gippsland – Regional Development Australia Gippsland (Department of Environment and Primary Industries, September 2013)</i> RMCG, 24 August 2016)	C105 Clause <del>43.04s</del> 9 02, 14 and 16
<i>Positioning Latrobe City for a Low Carbon Emission Future</i> (MWH, 2010)	C97 Clause 02, 15, 17, 18 and 19
<i>Project Implementation Plan – Gippsland Logistics Precinct Project</i> (Latrobe City Council, April 2009)	C97 Clause 02 and 18
<i>Public Art Policy 2018</i> (Latrobe City Council – City Development Division, November 2018)	C91 Clause 02
<i>Public Open Space Strategy Volume 1: Strategy and Recommendations</i> (Latrobe City Council, Insight Leisure Planning, Davis Planning Solutions, FFLA, March 2013)	C091 Clause 02, 19.02-6L and Schedules 5, 6, 7 and 9 to Clause 43.04

## LATROBE PLANNING SCHEME

Name of background document	Amendment number - clause reference
<del>Traralgon Station Precinct Master Plan</del> Public Toilet Plan 2010-2014 (Latrobe City Council, <del>June 2011</del> July 2010)	C91 Clause <del>32.07s2</del> 02
Retail Advice – Lake Narracan Structure Plan (SGS Economics and Planning, July 2013)	C97 Clause 02, 11 and 17
Review of Proposed Public Open Space Contributions Rates (Urban Enterprise, October 2016)	C97 Clause 02 and 19
Small Town Structure Plans: Boolarra, Glengarry & Tyers (NBA Group Pty Ltd, April 2009)	C024pt2 Clause 02, 11 to 19
<del>Urban Design Good Practice Guideline – Meeting Healthy By Design Objectives</del> Strategic Outlook for Moe – Newborough and Lake Narracan ( <del>2008</del> ) (Growth Areas Authority, 2013)	Clause <del>43.04s1</del> 02 and 11 to 19 Clause <del>43.04s5</del> Clause <del>43.04s6</del> Clause <del>43.04s7</del> Clause <del>43.04s9</del>
Tracks, Trails and Paths Strategy (Planisphere, April 2016)	C91 Clause 02, 18 and 19
Traralgon Activity Centre Plan (Victorian Planning Authority and Latrobe City Council, September 2018)	C106pt1 Clause 02, 11 and Schedule 1 to Clause 37.08
Traralgon Activity Centre Plan Background Reports (Hansen Partnership Pty Ltd, July 2010)	C106pt1 Clause 02, 11 and Schedule 1 to Clause 37.08
Traralgon Background Report: Traralgon Growth Areas Review (Hansen partnership and Parsons Brinkerhoff, August 2013)	C87pt2 Clause 02 and 11 to 19
Traralgon Growth Area Framework (Hansen Partnership, August 2013)	C97 Clause 02 and 11 to 19
<del>Victoria's Native Vegetation Management – A Framework for Action</del> Traralgon Station Precinct Master Plan ( <del>Department of Natural Resources and Environment, 2002</del> ) Hansen Partnership and CPG Australia, April 2011)	Clause <del>42.01s1</del> C97 Clause <del>43.04s1</del> 02, 11 and Schedule 2 to Clause 32.07 Clause <del>43.04s3</del> Clause <del>43.04s4</del> Clause <del>43.04s5</del> Clause <del>43.04s6</del> Clause <del>43.04s7</del>
<del>West Gippsland Regional Catchment Strategy</del> Traralgon West Structure Plan (Hansen Partnership, August 2013)	C97 Clause <del>43.04s9</del> 02 and 11 to 19

## LATROBE PLANNING SCHEME

Name of background document	Amendment number - clause reference
<i>West Gippsland Native Vegetation Plan 2003</i> <i>Wood Encouragement Policy (Latrobe City Council, 2014)</i>	Clause <del>43.04s5</del> <sup>C97</sup> Clause <del>43.04s6</del> 02 and 14 <del>Clause 43.04s7</del> <del>Clause 43.04s9</del>



## LATROBE PLANNING SCHEME

31/07/2018  
VC148

## SCHEDULE TO CLAUSE 72.08 BACKGROUND DOCUMENTS

## 1.0

---/---  
Proposed C122latr

## Background documents

Name of background document	Amendment number - clause reference
<i>Assessment of Agricultural Quality of Land in Gippsland</i> (Ian R Swan and Andrew G Volum, August 1984)	C97 Clause 02 and 14
<i>Australian Paper: Maryvale Pulp Mill Buffer Requirements</i> (GHD Pty Ltd, July 2011)	C87pt1 Clause 02, 13 and 14
<i>Car Parking Framework Review Traralgon &amp; Morwell</i> (Traffix Group, August 2014)	C105 Clause 45.09s1 and 2
<i>Churchill East West Link: Master Plan and Urban Design Framework</i> (Spiire Australia Pty Ltd, October 2013)	C97 Clause 02 and 11
<i>Churchill Town Centre Plan</i> (Beca Pty Ltd, July 2007)	C62 Clause 02, 11, 19 and Schedule 9 to Clause 43.02
<i>Clifton Street Precinct Urban Design Guidelines</i> (Tract Consultants, September 2008)	C76 Clause 02, 11 and 15
<i>Cultural Diversity Action Plan 2020-2024</i> (Latrobe City Council, October, 2019)	C97 Clause 02
<i>Economic Development Strategy 2016-2020</i> (Latrobe City Council, May 2016)	C97 Clause 02 and 17
<i>Framework for the Future</i> (Latrobe Region, October 1987)	C97 Clause 02
<i>Gippsland Logistics Precinct Project</i> (Latrobe City Council, April 2009)	C97 Clause 02 and 18.05-1L
<i>Hazelwood Mine Fire Inquiry Report</i> (Hazelwood Mine Fire Inquiry, 2014)	C105 Clause 02 and 14.03-1L
<i>Healthy Urban Design Good Practice Guideline</i> (Latrobe City Council, June 2008)	Clause 02, 11, 15 and Schedules 4, 5 and 6 to Clause 43.04
<i>Infrastructure Design Manual</i> (Local Government Infrastructure Design Association, 2019)	Clause 02 and 19
<i>Land Over Coal and Buffer Area Study</i> (Ministry for Planning and Environment, February 1988).	Clause 02 and 14.03-1L
<i>Latrobe City Bicycle Plan 2007-2010</i> (Latrobe City Council, December 2007)	C97 Clause 02, 18.02-1L and Schedules 5, 6, 7 and 9 to Clause 43.04

## LATROBE PLANNING SCHEME

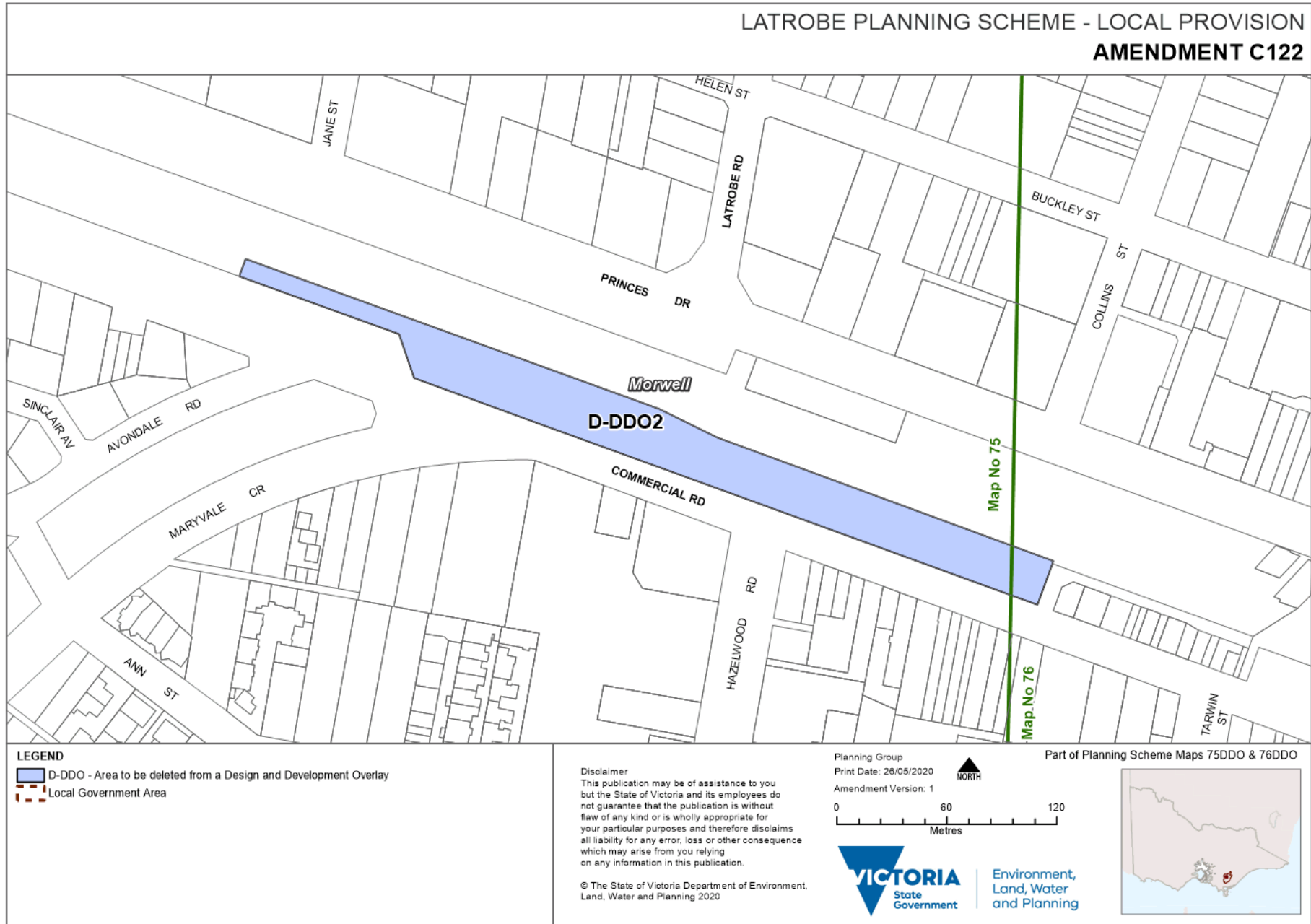
Name of background document	Amendment number - clause reference
<i>Latrobe City Council Bulky Goods Retail Sustainability Assessment</i> (MacroPlan Australia Pty Ltd, March 2009)	C39 Clause 02, 11, 17, and Schedules to Clause 43.04
<i>Latrobe City Council Disability Action Plan 2018-2021</i> (Latrobe City Council, 2018)	C97 Clause 02
<i>Latrobe City Council Residential and Rural Residential Land Assessment</i> (Essential Economics Pty Ltd, March 2009)	C97 Clause 02, 11 and 16
<i>Latrobe City Council Retail Strategy Review</i> (MacroPlan Australia Pty Ltd, June 2007)	c39pt1 Clause 02, 11 and 17
<i>Latrobe City Council Urban Design Guidelines</i> (Hansen Pty Ltd in association with Latrobe City Council, May 2019)	C105 Clause 02, 11 and 15
<i>Latrobe City Council Waste Management Strategy (2010-2017)</i> (Meinhardt Infrastructure and Environment Pty Ltd, 2010)	C97 Clause 02, 13 and 19
<i>Latrobe City Events and Tourism Strategy 2018-2022</i> (Latrobe City Council, 2108)	Clause 02 and 17
<i>Latrobe City Heritage Study</i> (Context Pty Ltd, 2010)	C14 Clause 02, 15, Schedule 2 to Clause 32.07 and Schedule to Clause 43.01
<i>Latrobe City Municipal Fire Management Plan 2018</i> (Latrobe City Council, 2018)	C97 Clause 02 and 13.02-1L
<i>Latrobe City Older Persons Strategy 2007-2021</i> (Latrobe City Council, June 2007)	C62 Clause 02, 16 and 19
<i>Latrobe City Play Space Improvement Plan 2016-2021</i> (Latrobe City, 2016)	C91 Clause 02 and 19.02-6L
<i>Latrobe Regional Airport Master Plan 2015 (Updated 2019)</i> (Rehbein Airport Consulting, 2019)	C92 Clause 02, 11, 17 and 18
<i>Latrobe Structure Plans Background Report</i> (Beca Pty Ltd, August 2007)	C97 Clause 02, 11 to 19 and Schedules to Clause 43.04
<i>Latrobe Structure Plans - Churchill</i> (Beca Pty Ltd, August 2007)	C97 Clause 02, 11 to 19 and Schedules to Clause 43.04
<i>Latrobe Structure Plans - Moe and Newborough</i> (Beca Pty Ltd, August 2007)	C97 Clause 02, 11 to 19 and Schedules to Clause 43.04
<i>Latrobe Structure Plans - Morwell</i> (Beca Pty Ltd, August 2007)	C97 Clause 02, 11 to 19 and Schedules to Clause 43.04

## LATROBE PLANNING SCHEME

Name of background document	Amendment number - clause reference
<i>Latrobe Structure Plans - Traralgon</i> (Beca Pty Ltd, August 2007)	C97 Clause 02, 11 to 19 and Schedules to Clause 43.04
<i>Latrobe Transit Centred Precincts</i> (David Lock Associates, SGS Economics and Planning PBAI Australia, December 2004)	C50 Clause 02 and 11
<i>Live Work Latrobe Housing Strategy</i> (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, May 2019)	C105 Clause 02, 11, 15 and 16
<i>Live Work Latrobe Industrial and Employment Strategy</i> (Latrobe City Council, MacroPlan Dimasi, RMCG and Planisphere, May 2019)	C105 Clause 02, 11, 17
<i>Live Work Latrobe Rural Land Use Strategy</i> (Latrobe City Council MacroPlan Dimasi, RMCG and Planisphere, May 2019)	C105 Clause 02, 14 and 16
<i>Moe Activity Centre Plan</i> (Tract Consultants, December 2007)	C62 Clause 02, 11 and 17
<i>Moe and Newborough Structure Plan</i> (Metropolitan Planning Authority, March 2015)	C62 Clause 02, 11 and 17
<i>Moe Rail Precinct Revitalisation Project: Master Plan</i> (SJB Urban, SJB Architects, McCormick Rankin Cagney, Slattery Australia, November 2009)	C79 Clause 02, 11 and 36.01
<i>Morwell Logistics Precinct Master Plan</i> (Beca Pty Ltd, Meyrick and Associates, and Traffix Group, 2005)	Clause 02, 17 and 18
<i>Morwell to Traralgon Employment Corridor Precinct Masterplan</i> (Urban Enterprise, 2020)	C115(latr) Clause 02, 11 and 17
<i>Municipal Domestic Waste Water Management Plan</i> (Infocus Management Group, WDMS Pty Ltd, Municipal Domestic Wastewater Management & Latrobe City Council, December 2006)	C97 Clause 02, 19 and 42.01s5
<i>Municipal Emergency Management Plan 2019</i> (Latrobe City Council, 30 July 2019)	C97 Clause 02 and 13
<i>Natural Environment Sustainability Strategy 2014-2019</i> (Latrobe City Council, 2014)	C97 Clause 02, 12, 15 and 19
<i>Planning for Intensive Agriculture in Gippsland – Regional Development Australia Gippsland</i> (RMCG, 24 August 2016)	C105 Clause 02, 14 and 16
<i>Positioning Latrobe City for a Low Carbon Emission Future</i> (MWH, 2010)	C97 Clause 02, 15, 17, 18 and 19

## LATROBE PLANNING SCHEME

Name of background document	Amendment number - clause reference
<i>Project Implementation Plan – Gippsland Logistics Precinct Project</i> (Latrobe City Council, April 2009)	C97 Clause 02 and 18
<i>Public Art Policy 2018</i> (Latrobe City Council – City Development Division, November 2018)	C91 Clause 02
<i>Public Open Space Strategy Volume 1: Strategy and Recommendations</i> (Latrobe City Council, Insight Leisure Planning, Davis Planning Solutions, FFLA, March 2013)	C091 Clause 02, 19.02-6L and Schedules 5, 6, 7 and 9 to Clause 43.04
<i>Public Toilet Plan 2010-2014</i> (Latrobe City Council, July 2010)	C91 Clause 02
<i>Retail Advice – Lake Narracan Structure Plan</i> (SGS Economics and Planning, July 2013)	C97 Clause 02, 11 and 17
<i>Review of Proposed Public Open Space Contributions Rates</i> (Urban Enterprise, October 2016)	C97 Clause 02 and 19
<i>Small Town Structure Plans: Boolarra, Glengarry &amp; Tyers</i> (NBA Group Pty Ltd, April 2009)	C024pt2 Clause 02, 11 to 19
<i>Strategic Outlook for Moe – Newborough and Lake Narracan</i> (Growth Areas Authority, 2013)	Clause 02 and 11 to 19
<i>Tracks, Trails and Paths Strategy</i> (Planisphere, April 2016)	C91 Clause 02, 18 and 19
<i>Traralgon Activity Centre Plan</i> (Victorian Planning Authority and Latrobe City Council, September 2018)	C106pt1 Clause 02, 11 and Schedule 1 to Clause 37.08
<i>Traralgon Activity Centre Plan Background Reports</i> (Hansen Partnership Pty Ltd, July 2010)	C106pt1 Clause 02, 11 and Schedule 1 to Clause 37.08
<i>Traralgon Background Report: Traralgon Growth Areas Review</i> (Hansen partnership and Parsons Brinkerhoff, August 2013)	C87pt2 Clause 02 and 11 to 19
<i>Traralgon Growth Area Framework</i> (Hansen Partnership, August 2013)	C97 Clause 02 and 11 to 19
<i>Traralgon Station Precinct Master Plan</i> (Hansen Partnership and CPG Australia, April 2011)	C97 Clause 02, 11 and Schedule 2 to Clause 32.07
<i>Traralgon West Structure Plan</i> (Hansen Partnership, August 2013)	C97 Clause 02 and 11 to 19
<i>Wood Encouragement Policy</i> (Latrobe City Council, 2014)	C97 Clause 02 and 14



001

*Planning and Environment Act 1987***LATROBE PLANNING SCHEME****AMENDMENT C122 – PLANNING POLICY FRAMEWORK TRANSLATION****INSTRUCTION SHEET**

The planning authority for this amendment is the Latrobe City Council.

The Latrobe Planning Scheme is amended as follows:

**Planning Scheme Maps**

The Planning Scheme Maps are amended by a total of 1 attached maps sheet.

**Overlay Maps**

1. Delete Planning Scheme Map Nos. 75DDO and 76DDO in the manner shown on the 1 attached map marked "Latrobe Planning Scheme, Amendment C122".

**Planning Scheme Ordinance**

The Planning Scheme Ordinance is amended as follows:

2. In **Purpose and Vision** – insert Clause 02 in the form of the attached document.
3. In **Purpose and Vision** – insert Clause 02.01 in the form of the attached document.
4. In **Purpose and Vision** – insert Clause 02.02 in the form of the attached document.
5. In **Purpose and Vision** – insert Clause 02.03 in the form of the attached document.
6. In **Purpose and Vision** – insert Clause 02.04 in the form of the attached document.
7. In **Planning Policy Framework** – insert Clause 11.01-1L in the form of the attached document.
8. In **Planning Policy Framework** – insert Clause 11.03-1L in the form of the attached document.
9. In **Planning Policy Framework** – insert Clause 11.03-2L in the form of the attached document.
10. In **Planning Policy Framework** – insert Clause 12.01-1L in the form of the attached document.
11. In **Planning Policy Framework** – insert Clause 12.03-1L in the form of the attached document.
12. In **Planning Policy Framework** – insert Clause 13.02-1L in the form of the attached document.
13. In **Planning Policy Framework** – insert Clause 13.03-1L in the form of the attached document.
14. In **Planning Policy Framework** – insert Clause 13.07-1L in the form of the attached document.
15. In **Planning Policy Framework** – insert Clause 14.01-1L in the form of the attached document.

16. In **Planning Policy Framework** – insert Clause 14.01-2L in the form of the attached document.
17. In **Planning Policy Framework** – insert Clause 14.01-3L in the form of the attached document.
18. In **Planning Policy Framework** – insert Clause 14.03-1L in the form of the attached document.
19. In **Planning Policy Framework** – insert Clause 15.01-1L in the form of the attached document.
20. In **Planning Policy Framework** – insert Clause 15.01-3L in the form of the attached document.
21. In **Planning Policy Framework** – insert Clause 15.01-5L in the form of the attached document.
22. In **Planning Policy Framework** – insert Clause 15.01-6L in the form of the attached document.
23. In **Planning Policy Framework** – insert Clause 15.02-1L in the form of the attached document.
24. In **Planning Policy Framework** – insert Clause 15.03-1L in the form of the attached document.
25. In **Planning Policy Framework** – insert Clause 16.01-2L in the form of the attached document.
26. In **Planning Policy Framework** – insert Clause 16.01-3L in the form of the attached document.
27. In **Planning Policy Framework** – insert Clause 16.01-5L in the form of the attached document.
28. In **Planning Policy Framework** – insert Clause 16.01-7L in the form of the attached document.
29. In **Planning Policy Framework** – insert Clause 17.01-1L in the form of the attached document.
30. In **Planning Policy Framework** – insert Clause 17.01-2L in the form of the attached document.
31. In **Planning Policy Framework** – insert Clause 17.02-1L in the form of the attached document.
32. In **Planning Policy Framework** – insert Clause 17.02-2L in the form of the attached document.
33. In **Planning Policy Framework** – insert Clause 17.03-1L in the form of the attached document.
34. In **Planning Policy Framework** – insert Clause 17.04-1L in the form of the attached document.
35. In **Planning Policy Framework** – insert Clause 18.01-2L in the form of the attached document.
36. In **Planning Policy Framework** – insert Clause 18.02-1L in the form of the attached document.
37. In **Planning Policy Framework** – insert Clause 18.02-3L in the form of the attached document.
38. In **Planning Policy Framework** – insert Clause 18.04-1L in the form of the attached document.
39. In **Planning Policy Framework** – insert Clause 18.05-1L in the form of the attached document.
40. In **Planning Policy Framework** – insert Clause 19.01-3L in the form of the attached document.

41. In **Planning Policy Framework** – insert Clause 19.02-1L in the form of the attached document.
42. In **Planning Policy Framework** – insert Clause 19.02-2L in the form of the attached document.
43. In **Planning Policy Framework** – insert Clause 19.02-4L in the form of the attached document.
44. In **Planning Policy Framework** – insert Clause 19.02-6L in the form of the attached document.
45. In **Planning Policy Framework** – insert Clause 19.03-2L in the form of the attached document.
46. In **Planning Policy Framework** – insert Clause 19.03-3L in the form of the attached document.
47. In **Local Planning Policy Framework** – delete Clause 21.01, 21.02, 21.03, 21.04, 21.05, 21.06, 21.07, 21.08, 21.09, 21.10, 22.01, 22.02 and 22.03.
48. In **Zones** – Clause 32.05, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
49. In **Zones** – Clause 32.09, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
50. In **Zones** – Clause 34.01, replace the Schedule with a new Schedule in the form of the attached document.
51. In **Zones** – Clause 35.06, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
52. In **Zones** – Clause 36.01, replace the Schedule with a new Schedule in the form of the attached document.
53. In **Zones** – Clause 37.01, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
54. In **Zones** – Clause 37.01, replace Schedule 6 with a new Schedule 6 in the form of the attached document.
55. In **Zones** – Clause 37.07, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
56. In **Zones** – Clause 37.08, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
57. In **Overlays** – Clause 42.01, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
58. In **Overlays** – Clause 42.01, replace Schedule 2 with a new Schedule 2 in the form of the attached document.
59. In **Overlays** – Clause 43.01, replace the Schedule with a new Schedule in the form of the attached document.
60. In **Overlays** – Clause 43.02, delete Schedule 2.



61. In **Overlays** – Clause 43.02, replace Schedule 3 with a new Schedule 3 in the form of the attached document.
62. In **Overlays** – Clause 43.02, replace Schedule 4 with a new Schedule 4 in the form of the attached document.
63. In **Overlays** – Clause 43.02, replace Schedule 5 with a new Schedule 5 in the form of the attached document.
64. In **Overlays** – Clause 43.02, replace Schedule 6 with a new Schedule 6 in the form of the attached document.
65. In **Overlays** – Clause 43.02, replace Schedule 9 with a new Schedule 9 in the form of the attached document.
66. In **Overlays** – Clause 43.04, replace Schedule 2 with a new Schedule 2 in the form of the attached document.
67. In **Overlays** – Clause 43.04, replace Schedule 4 with a new Schedule 4 in the form of the attached document.
68. In **Overlays** – Clause 43.04, replace Schedule 5 with a new Schedule 5 in the form of the attached document.
69. In **Overlays** – Clause 43.04, replace Schedule 6 with a new Schedule 6 in the form of the attached document.
70. In **Overlays** – Clause 43.04, replace Schedule 7 with a new Schedule 7 in the form of the attached document.
71. In **Overlays** – Clause 43.04, replace Schedule 8 with a new Schedule 8 in the form of the attached document.
72. In **Overlays** – Clause 43.04, replace Schedule 9 with a new Schedule 9 in the form of the attached document.
73. In **Overlays** – Clause 44.03, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
74. In **Overlays** – Clause 44.04, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
75. In **Overlays** – Clause 44.06, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
76. In **Overlays** – Clause 44.07, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
77. In **Overlays** – Clause 45.06, replace Schedule 1 with a new Schedule 1 in the form of the attached document.
78. In **Overlays** – Clause 45.09, replace Schedule 1 with a new Schedule 1 in the form of the attached document.

79. In **Overlays** – Clause 45.09, replace Schedule 2 with a new Schedule 2 in the form of the attached document.
80. In **Particular Provisions** – Clause 59.15, replace the Schedule with a new Schedule in the form of the attached document.
81. In **Particular Provisions** – Clause 59.16, replace the Schedule 1 with a new Schedule 1 in the form of the attached document.
82. In **Particular Provisions** – Clause 59.16, insert new Schedule 2 in the form of the attached document.
83. In **General Provisions**– Clause 66.04, replace the Schedule with a new Schedule in the form of the attached document.
84. In **General Provisions**– Clause 66.06, replace the Schedule with a new Schedule in the form of the attached document.
85. In **Operational Provisions** – Clause 72.03, replace the Schedule with a new Schedule in the form of the attached document.
86. In **Operational Provisions** – Clause 72.04, replace the Schedule with a new Schedule in the form of the attached document
87. In **Operational Provisions** – Clause 72.08, replace the Schedule with a new Schedule in the form of the attached document
88. In **Operational Provisions** – Clause 74.01, insert a new Schedule in the form of the attached document
89. In **Operational Provisions** – Clause 74.02, insert a new Schedule in the form of the attached document

End of document



# **Latrobe City Heritage Overlay Planning Permit Exemptions & Application Requirements**

Incorporated Document  
(April 2020)



## Table of contents

<b>1. APPLICATION .....</b>	<b>3</b>
<b>2. DEFINITIONS .....</b>	<b>3</b>
<b>3. NO PLANNING PERMIT REQUIRED .....</b>	<b>4</b>
<b>3.1. HERITAGE PRECINCTS .....</b>	<b>4</b>
Heritage precinct permit exemptions .....	5
<b>3.2. GLENGARRY TOWNSHIP – TREE CONTROLS .....</b>	<b>6</b>
<b>3.3. INDIVIDUAL PLACES IN A RESIDENTIAL ZONE OR TOWNSHIP ZONE .....</b>	<b>7</b>
<b>3.4. INDIVIDUAL PLACES IN FARMING OR RURAL LIVING ZONE .....</b>	<b>8</b>
<b>3.5. OLD GIPPSTOWN .....</b>	<b>8</b>
Old Gipps town permit exemptions .....	9
<b>3.6. ST ANDREW’S PRESBYTERIAN CHURCH AND ST MARY’S CHURCH OF ENGLAND .....</b>	<b>10</b>
St Andrew’s Presbyterian Church and St Mary’s Church of England Permit exemptions .....	10
<b>3.7. BILLY’S CREEK WATER SUPPLY SYSTEM .....</b>	<b>10</b>
<b>4. PLANNING PERMIT APPLICATION REQUIREMENTS .....</b>	<b>11</b>
<b>APPENDIX A: PRECINCT MAPS .....</b>	<b>12</b>

## 1. Application

This Incorporated Document provides guidance to Council and Community in the preparation and assessment of planning permit applications required by the Heritage Overlay within the Latrobe Planning Scheme.

The Incorporated Document applies to places included within the Heritage Overlay as follows:

- Heritage precincts in the Residential zones (Section 3.1)
- Tree controls in the Glengarry Township precinct (Section 3.2)
- Individual heritage places in the Residential or Township zones (Section 3.3)
- Individual heritage places in the Farming or Rural Living Zone (Section 3.4)
- Old Gippsdown, 211 Lloyd Street, Moe (Section 3.5)
- St Andrew's Presbyterian Church, 11 James Street, Morwell and St Mary's Church of England, 8 Latrobe Road, Morwell (Section 3.6).
- Billy's Creek Water Supply System (Section 3.7)

## 2. Definitions

The following definitions apply:

Level	Significance
<b>Significant</b>	A <i>Significant</i> place is a single heritage place that has cultural heritage significance independent of its context. These places may also contribute to the significance of a heritage precinct. <i>Significant</i> places will usually have a separate citation and statement of significance.
<b>Contributory</b>	A <i>Contributory</i> place contributes to the significance of a heritage precinct, but would not be significant on their own.
<b>Non-contributory</b>	<i>Non-contributory</i> places do not contribute to the significance of a heritage precinct. In some instances, a <i>Significant</i> place may be considered <i>Non contributory</i> within a precinct. For example, an important Modernist house within a Victorian era precinct.
<b>Significant feature</b>	A <i>Significant Feature</i> is any feature (building, tree, structure etc.) that the <i>Latrobe City Heritage Study 2010</i> identifies as contributing to the significance of a heritage place.

*Significant, Contributory* and *Non-contributory* places within heritage precincts are shown on the precinct maps that form part of this Incorporated Document included at Appendix A.

### 3. No Planning Permit Required

In accordance with Clause 43.01-3 no permit is required under the Heritage Overlay for *anything done in accordance with an incorporated plan specified in the schedule to this overlay*. This section provides specific exemptions to the requirement for a planning permit required by the Heritage Overlay within the Latrobe Planning Scheme. NOTE: This Incorporated Document does not provide exemptions for the requirement for a planning permit if required by any other provision of the Latrobe Planning Scheme.

#### 3.1. Heritage precincts

This applies to the heritage precincts listed in Table 3.1, which are shown on the precinct maps in Appendix A.

**Table 3.1 - Heritage precincts**

Precinct	Locality	HO No.
Precinct - Glengarry township	Glengarry	HO21
Precinct - Langford Street	Moe	HO30
Precinct - Moore Street	Moe	HO31
Precinct – Toongabbie township	Toongabbie	HO79
Precinct – Anderson Street	Traralgon	HO82
Precinct - Bridges Avenue	Traralgon	HO83
Precinct - Henry Street	Traralgon	HO87
Precinct – Traralgon Railway	Traralgon	HO85
Precinct - APM Senior Staff Houses	Traralgon	HO86
Precinct – Moore Street	Traralgon	HO88
Precinct – Thomas Street	Traralgon	HO89

Precinct - Yinnar township

Yinnar

HO144

**NOTE:** The precinct maps in Appendix A identify *Significant, Contributory* and *Non-contributory* buildings or features within each precinct.

### Heritage precinct permit exemptions

No planning permit is required for the following development within the heritage precincts specified in Table 3.1:

#### *Demolition and routine maintenance*

- Demolition of a building or part of a building on a property shown as Non-contributory on the relevant precinct map.
- Routine maintenance or alterations to a building that would change the appearance of that building on a property shown as Non-contributory on the relevant precinct map.
- Routine maintenance or alterations to the wall of the building that faces the rear boundary that would change the appearance of only that wall on a property shown as Contributory on the relevant precinct map.

#### *Construction of and extensions to buildings*

- Construction of an outbuilding with a gross floor area not more than 10 square metres and a maximum building height not more than 3 metres above natural ground level within the rear yard of any property.
- Construction of a garage or carport on a property shown as Contributory or Non-contributory on the relevant precinct map provided that:
  - the garage or carport is not attached to the existing dwelling, and
  - the garage or carport is situated within the rear yard or is setback not less than 1m from the front wall of the dwelling.
- Construction or extension of an open-sided pergola or verandah with a finished floor level not more than 800mm above natural ground level and a maximum building height not more than 3 metres above natural ground level within the rear yard of any property.
- Construction or extension of a deck with a finished floor level not more than 800mm above natural ground level within the rear yard of any property.
- Construction of an extension to a building on a property shown as Contributory on the relevant precinct map provided that:
  - the building height of the existing building is not exceeded;
  - there is no change to the front wall or to a side wall within 4 metres from the front wall of the building; and
  - the setback from side boundaries is not less than the setback of the existing building.

- Construction of an extension to a building on a property shown as Non contributory on the relevant precinct map provided that:
  - The building height of the existing building is not exceeded; and
  - The setback from front or side boundaries is not less than the setback of the existing building.

*Fences, domestic services, swimming pools and spas*

- Construction of a front fence not more than 1.2m in height above natural ground level provided that this does not require the demolition of an existing front fence of a property shown as Significant on the relevant precinct map or identified as a Significant feature within the precinct.
- Demolition or construction of side or rear fences on any property.
- Installation of lattice or trellis on side or rear fences on any property, provided this is not situated forward of the front wall of the building.
- Installation of domestic services normal to a dwelling on any property that may be visible from a street or public park provided that the installation:
  - is not attached to the front wall of the building;
  - is not situated between the front wall of the building and the front property boundary;
  - if attached to the side wall of a building on a property shown as Significant or Contributory on the relevant precinct map, it is setback not less than 4 metres from the front wall;
  - does not project above the highest point of the roof;
  - is not situated on that part of the roof that faces directly toward a street (including a side street).
- Construction or extension of a domestic swimming pool or spa and associated mechanical equipment and safety fencing on any property provided that the pool is situated within the rear yard.

*Roadworks*

- Roadworks carried out by VicRoads in the Traralgon Railway Residential precinct.

**NOTE:** "Building height" is defined by Clause 73.01 General Terms in the Latrobe Planning Scheme.

### **3.2. Glengarry township – Tree controls**

In the Glengarry Township, the permit requirement to remove, destroy or lop a tree applies only to the following significant trees:

The Glengarry Avenue of Honour, comprises the trees situated within the road reserve along Cairnbrook Road.

- The mature trees within the grounds of the Glengarry Primary School specified in the citation for that place.
- The mature trees situated within the Glengarry Recreation Reserve.
- The mature Oak in front of the house at 40 Cairnbrook Road.
- The mature trees within the Glengarry Railway Station reserve on the east side of Main Street.



### 3.3. Individual places in a Residential Zone or Township Zone

No planning permit is required for the following development for individual heritage places within a Residential Zone or Township Zone subject to the Heritage Overlay:

- Demolition of or alterations to a building that is not specified as a *Significant feature*. This includes routine maintenance that would change the appearance of a building.
- Construction of an outbuilding with a gross floor area not more than 10 square metres and a maximum building height not more than 3 metres above natural ground level within the rear yard of a property. This does not apply if it would require the removal, demolition or alteration of a *Significant feature*.
- Construction or extension of an open-sided pergola or verandah with a finished floor level not more than 800mm above natural ground level and a maximum building height not more than 3 metres above natural ground level within the rear yard of a property. This does not apply if it would require the removal, demolition or alteration of a *Significant feature*.
- Construction or extension of a deck with a finished floor level not more than 800mm above natural ground level within the rear yard of a property. This does not apply if it would require the removal, demolition or alteration of a *Significant feature*.
- Construction of a front fence not more than 1.2m in height above natural ground level provided that this does not require the demolition of an existing front fence that is identified as a *Significant feature*.
- Demolition or construction of side or rear fences.
- Installation of lattice or trellis on side or rear fences, provided this is not situated forward of the front wall of the building.
- Installation of domestic services normal to dwelling that may be visible from a street or public park provided that the installation:
  - is not attached to the front wall of the building;
  - is not situated between the front wall of the building and the front property boundary;
  - if attached to the side wall of a building, it is setback not less than 4 metres from the front wall;
  - is not situated on that part of the roof that faces directly toward a street (including a side street);
  - does not project above the highest point of the roof; or
  - Construction or extension of a domestic swimming pool or spa and associated mechanical equipment and safety fencing on any property provided that the pool is situated within the rear yard This does not apply if it would require the removal, demolition or alteration of a *Significant feature*.

### 3.4. Individual places in Farming or Rural Living Zone

No planning permit is required for the following development for properties within the Farming Zone subject to the Heritage Overlay:

- Construction of a fence or demolition, removal or alteration of any fence.
- Demolition of or alterations to a building that is not a *Significant feature*. This includes routine maintenance that would change the appearance of a building.
- Construction of a building provided that the building is no closer to a road than a *Significant feature* and is not less than 10 metres from any *Significant feature* on that property.
- Carrying out of works associated with a Section 1 use.
- Installation of plant and equipment associated with a Section 1 use. This does not apply if it would require the removal, demolition or alteration of a *Significant feature*.
- Installation of plant or equipment associated with hot water services or central heating units provided that the equipment is not attached to a front façade of a building that is a *Significant feature*.
- Construction of equipment associated with a roof-mounted solar hot water system or satellite dish provided that the equipment is not situated on that part of the roof that faces directly toward a street or road.
- Replacement or installation of a domestic television aerial.
- Construction of a pool or spa and associated mechanical equipment or fencing on any property. This does not apply if it would require the removal, demolition or alteration of a *Significant feature*.

### 3.5. Old Gipps town

This applies to Old Gipps town at 211 Lloyd Street, Moe. Table 3.2 lists the *Significant* and *Contributory* places within Old Gipps town.

**NOTE:** 'Loren' is included on the Victorian Heritage Register and so is not subject to this incorporated document.

**Table 3.2 – Old Gipps town Significant features**

Name	Significance level
Bushy Park	Significant
Meeniyah National Bank	Significant
Narracan Mechanics' Institute	Significant
Yallourn House (Doctor's residence)	Significant
Former Grey Street State School shelter shed	Contributory
Former Sunny Creek State School	Contributory

Name	Significance level
Former Moe Anglican Church	Contributory
Former Ripplebrook Slab kitchen	Contributory
Former Miner's Hut	Contributory
Coach House/Shed	Contributory
Livery Stables	Contributory
Bootmaker/Saddlery	Contributory
Former Maffra Police Station	Significant
Former police station lockup	Contributory
Calegero	Contributory
Former Ashdale farmhouse	Contributory
Former Ashdale shearing shed	Contributory
Former Tynong Hall	Contributory
Former Narracan General Store	Contributory
Former Solicitor's office	Significant
Former Neerim Post Office	Significant
Former Cobb & Co Coach Inn	Significant
Former Railway Goods Shed	Contributory

### Old Gipps town permit exemptions

No planning permit is required for the following development within Old Gipps town, 211 Lloyd Street subject to the Heritage Overlay:

- Demolition of a building or part of a building other than *Significant* or *Contributory* buildings listed in Table 3.2.
- Routine maintenance to a building that would change the appearance of that building other than *Significant* or *Contributory* buildings listed in Table 3.2.
- Alterations or additions to a building other than *Significant* or *Contributory* buildings listed in Table 3.2.

- Construction of a building.
- Construction or demolition of a fence.
- Installation of plant or equipment provided it is not attached to any of the *Significant or Contributory* buildings listed in Table 3.2.

### 3.6. St Andrew's Presbyterian Church and St Mary's Church of England

This applies to St Andrew's Presbyterian Church, 11 James Street, Morwell and St Mary's Church of England, 8 Latrobe Road, Morwell. Significant features are listed in Table 3.3.

**Table 3.3 – Significant features**

Name	Significant Feature
St Andrew's Presbyterian Church, 11 James Street, Morwell	Speechley and Ingram Organ
St Mary's Church of England, 8 Latrobe Road, Morwell	The Ascending Christ / The Ascension

#### St Andrew's Presbyterian Church and St Mary's Church of England Permit exemptions

No planning permit is required for the following development within St Andrew's Presbyterian Church, 11 James Street, Morwell and St Mary's Church of England, 8 Latrobe Road, Morwell subject to the Heritage Overlay:

- Part demolition of a building provided that it does not require or result in the removal, destruction or alteration of a *Significant feature* listed in Table 3.3.
- Internal alteration to a building, provided that it does not require or result in the removal, destruction or alteration of a *Significant feature* listed in Table 3.3.
- Routine maintenance to a building that would change the appearance of the building.
- External alterations or additions to a building.
- Construction of a building.
- Construction or demolition of a fence.
- Installation of plant or equipment.

### 3.7. Billy's Creek Water Supply System

No planning permit is required to construct a building or carry out works at the Billy's Creek Weir provided that such buildings or works do not require the demolition, modification or removal of significant heritage fabric.

## 4. Planning Permit Application requirements

It is policy that the following information may be required as appropriate, to support an application for a planning permit when required by the Heritage Overlay within the Latrobe Planning Scheme:

- A report prepared by a suitably qualified heritage consultant, which assesses the impact of the application upon the significance of the heritage place or precinct. This report should:
  - As part of the Site Analysis, describe the significant elements of the place having regard to the relevant citation in the *Latrobe City Heritage Study 2010* and how these have been considered in the preparation of the application.
  - If the application includes demolition, an assessment of whether the fabric is significant and if so, provides reasons why it is to be removed.
  - On the basis of the above, an assessment of how the application will affect the significance of the heritage place or precinct.

Note: It is possible that there may be significant fabric not specifically identified by the *Latrobe City Heritage Study 2010*. Any additional fabric identified should be noted and assessed as part of the report.

- A Conservation Management Plan prepared in accordance with the *Burra Charter* for large or complex sites, or for major alteration or additions to places that are individually cited in the *Latrobe City Heritage Study 2010*, or for any other application that the responsible authority considers to raise significant heritage issues.
- A report prepared by a suitably qualified consultant that assesses the structural condition of a heritage place and whether or not any defects can be repaired or mitigated.
- An archaeological survey and assessment prepared by a suitably qualified consultant, which assesses the impact of an application upon potential archaeological deposits on the site.
- A report prepared by a suitably qualified consultant, which assesses the impact of an application upon any significant trees.
- Where the trees or gardens on the site have been identified as significant, a landscaping plan prepared by a suitably qualified consultant, which demonstrates how landscaping on the site will respond to the cultural landscape character and setting of the heritage place.

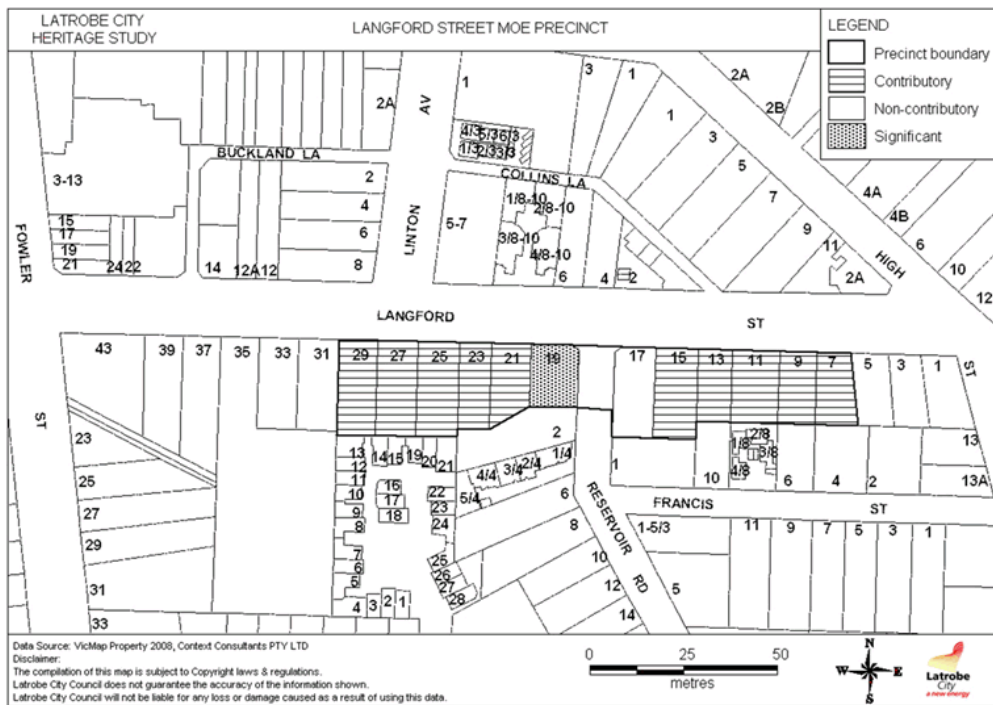
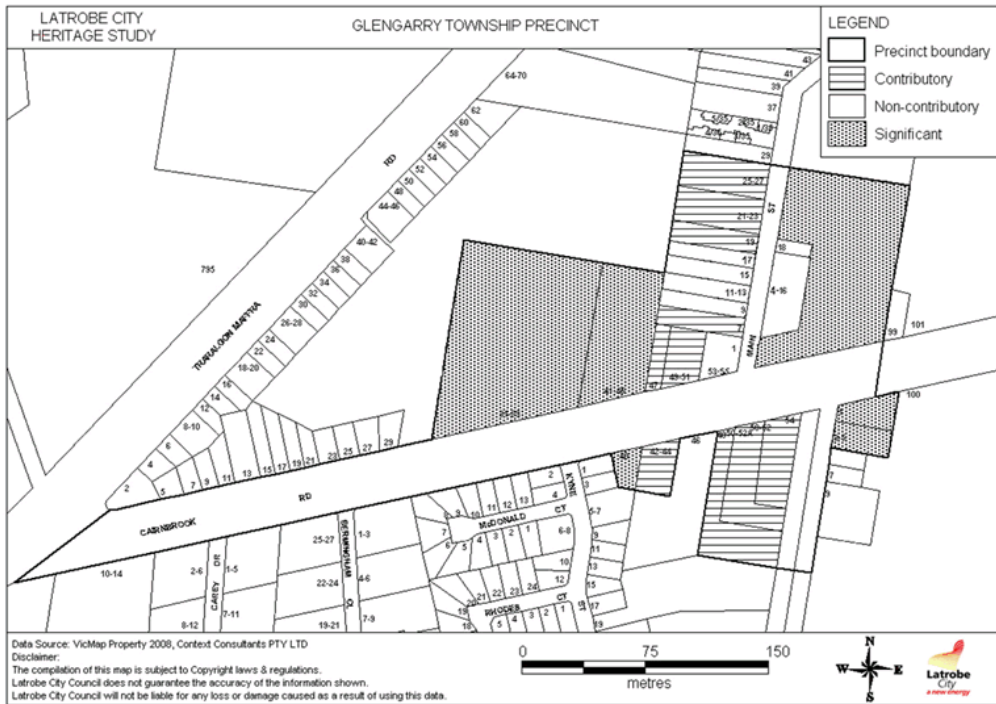
**NOTE: The above planning permit application requirements will only be requested where Council determine that a proposed use, development, buildings or works may impact upon a significant feature identified within the place or precinct citation provided by Volume 3 of the Latrobe Heritage Study 2010.**

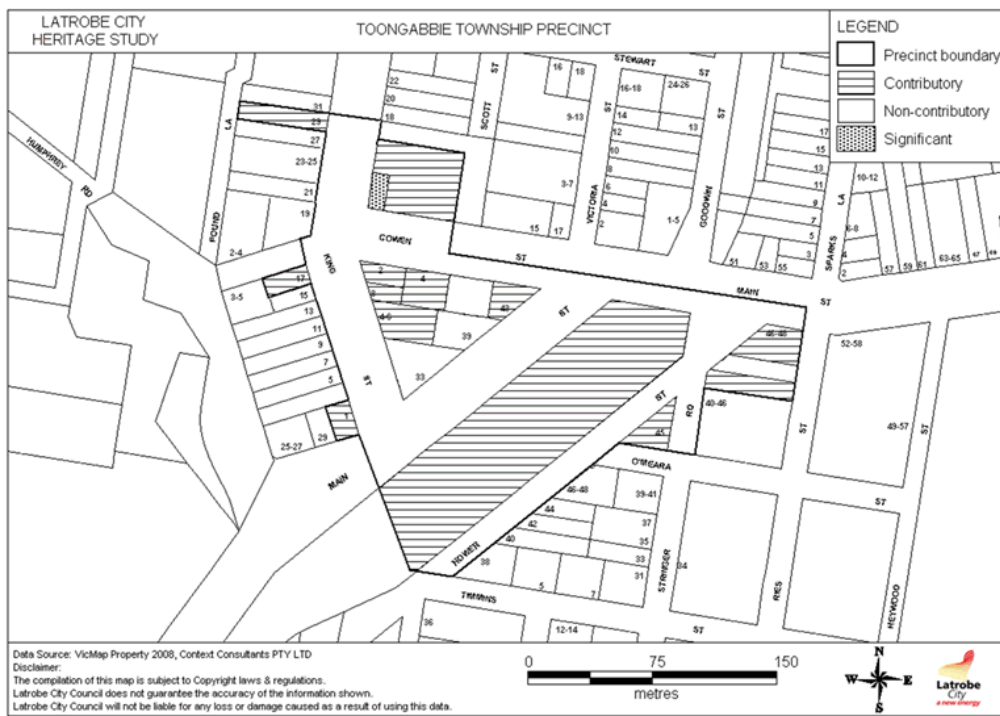
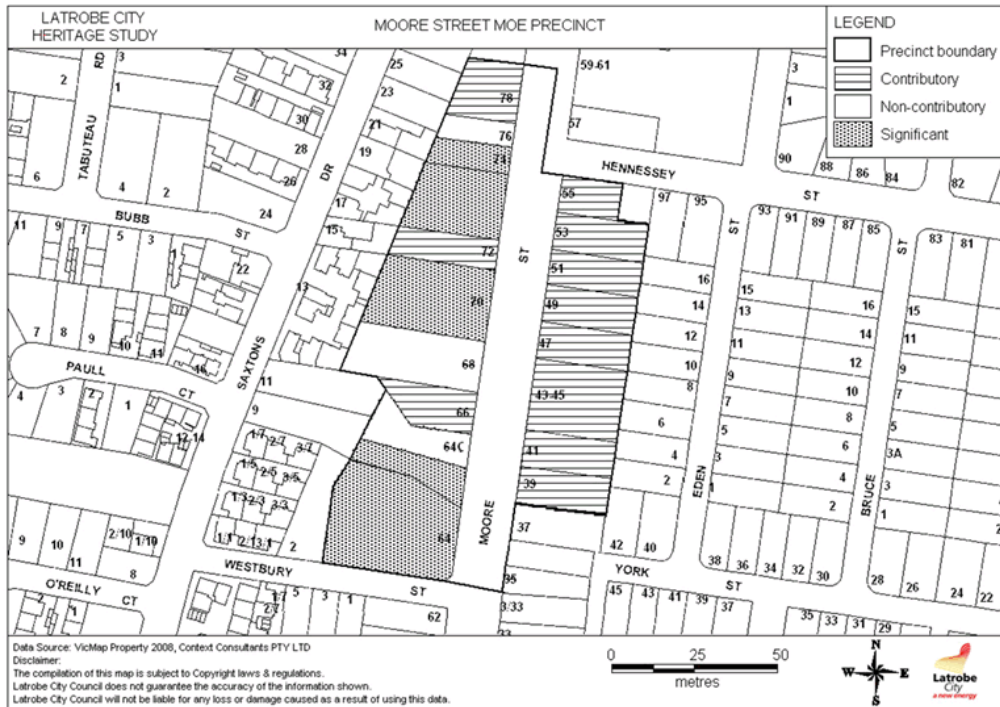
Page title | Page 12

---

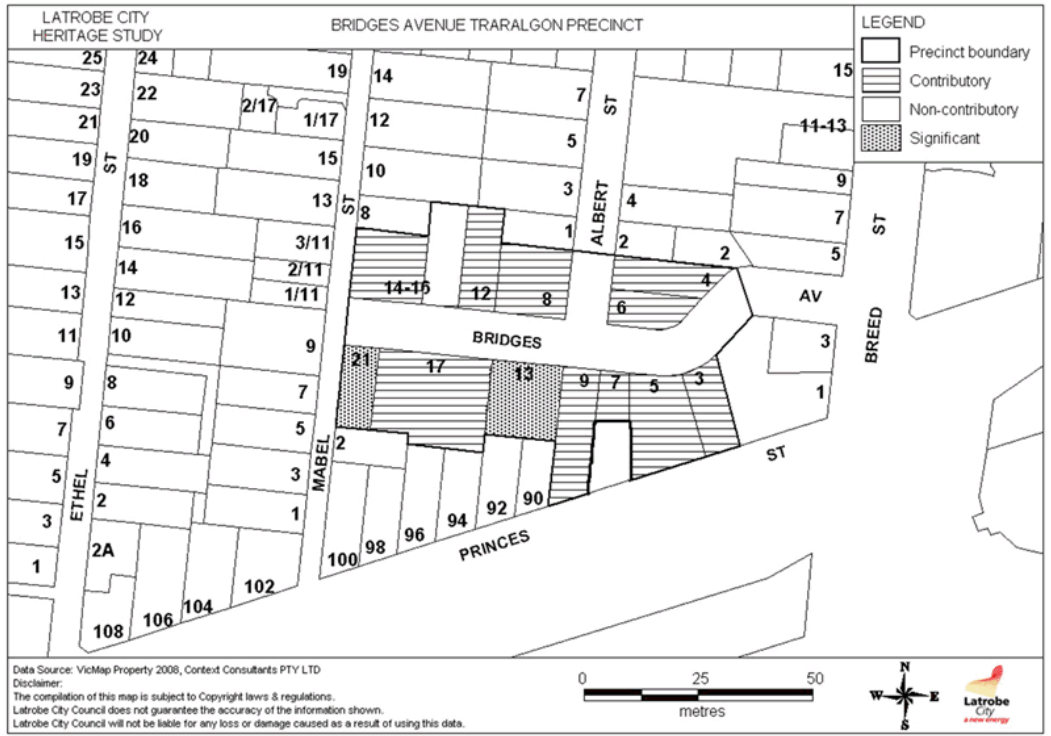
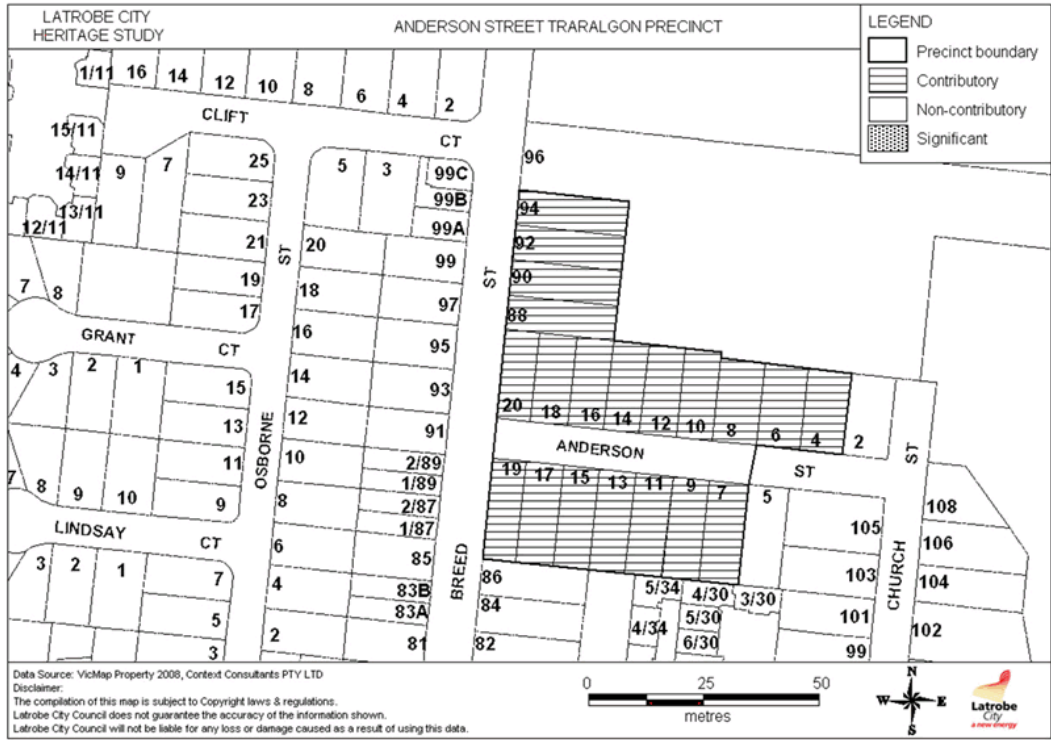
## APPENDIX A: Precinct Maps

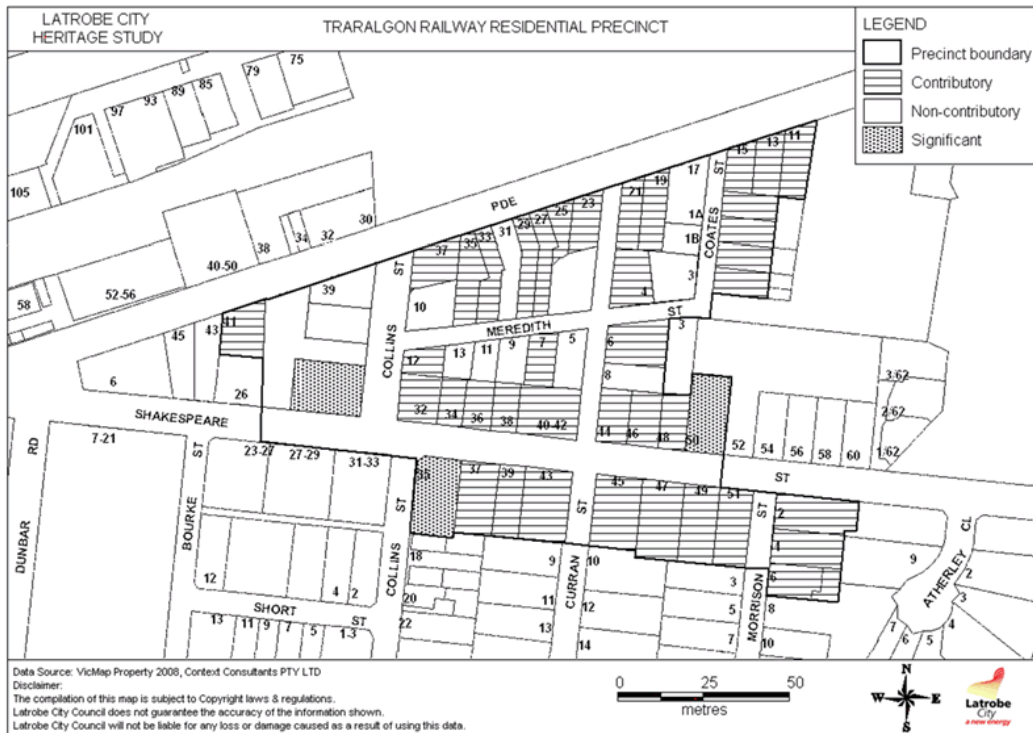
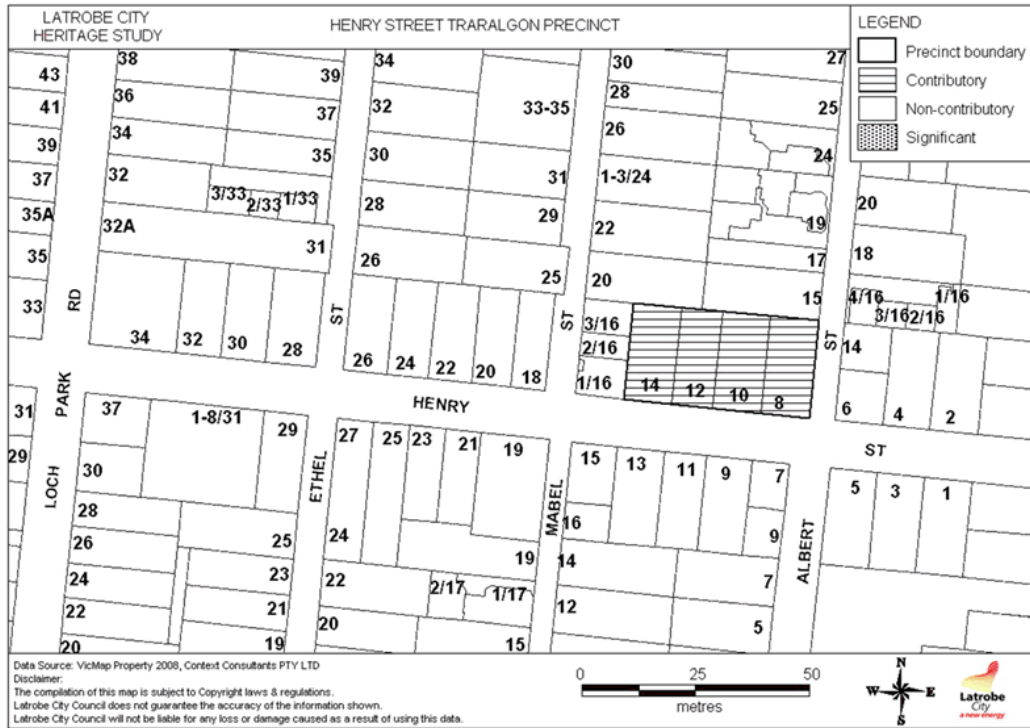


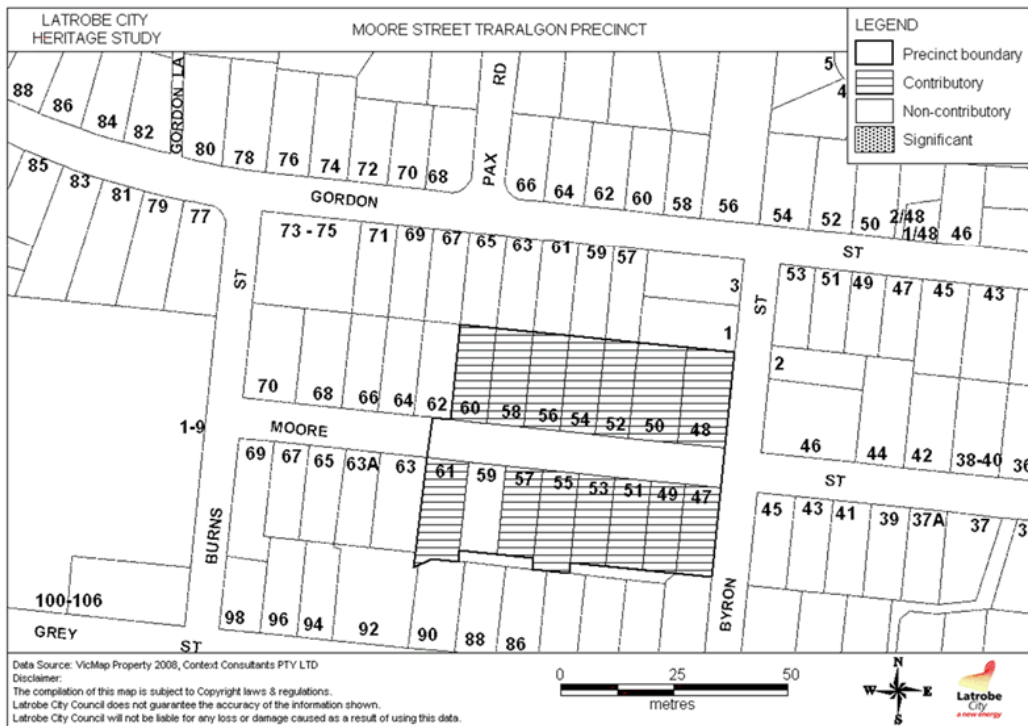
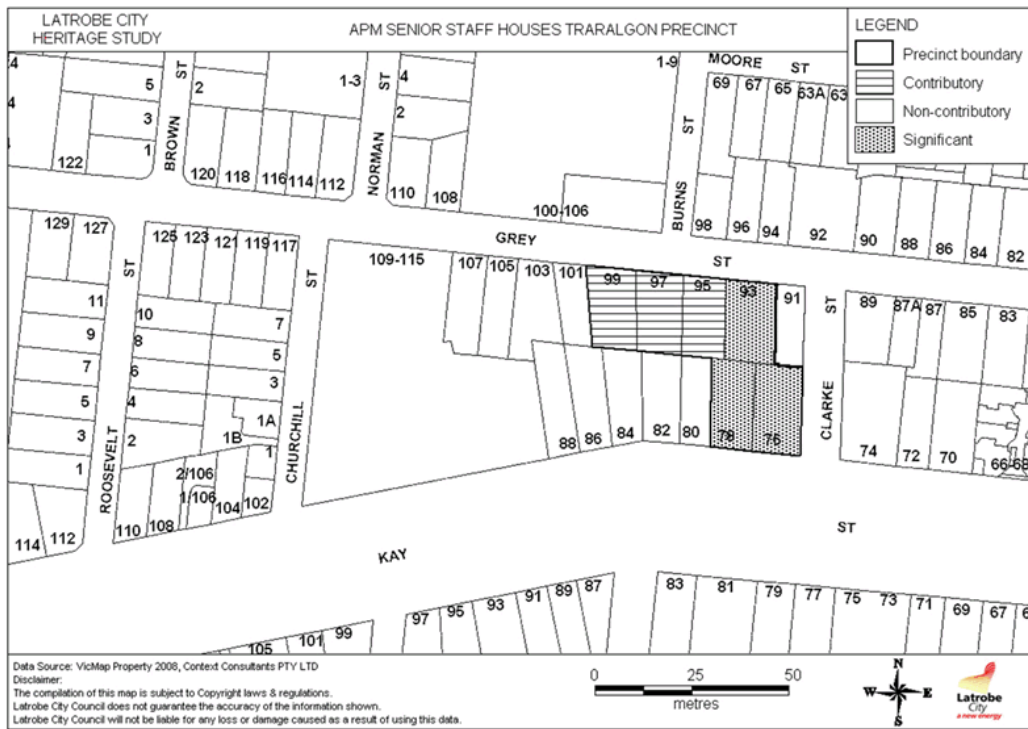


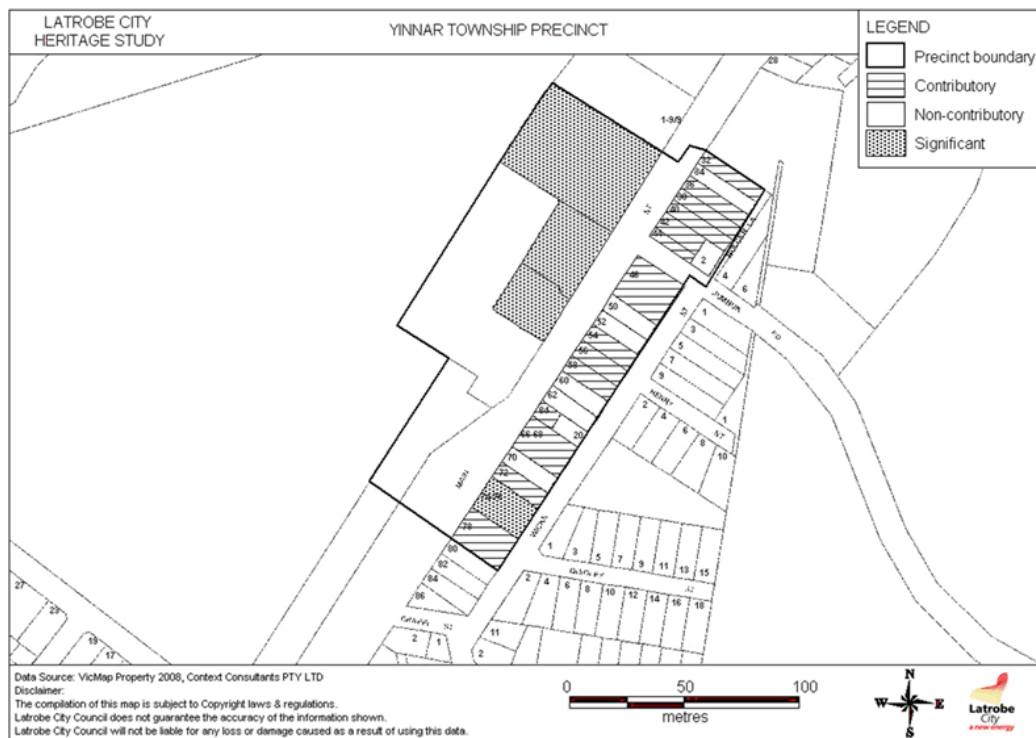
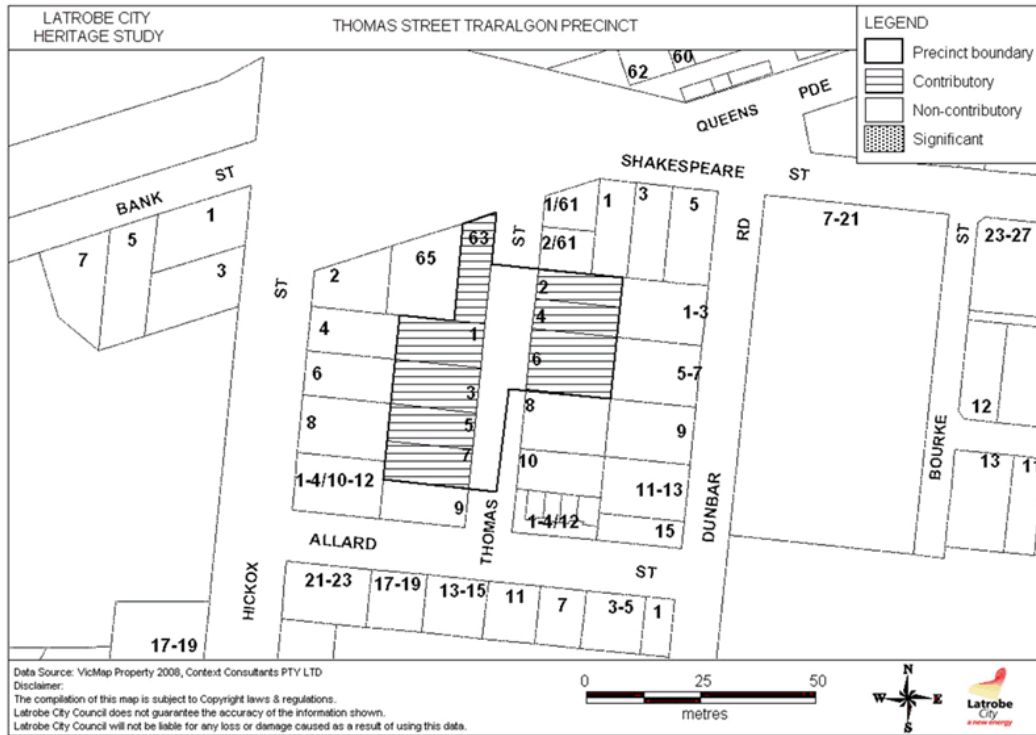












*Planning and Environment Act 1987*

## LATROBE PLANNING SCHEME

### AMENDMENT C122latr

#### EXPLANATORY REPORT

##### **Who is the planning authority?**

This amendment has been prepared by the Latrobe City Council, which is the planning authority for this amendment.

The amendment has been made at the request of Latrobe City Council.

##### **Land affected by the amendment**

The amendment applies to all land within the Latrobe City Council municipality.

A mapping reference table is included at Attachment 1 to this Explanatory Report.

##### **What the amendment does**

The amendment replaces the Municipal Strategic Statement (MSS) and the Local Planning Policy Framework (LPPF) at Clause 21 and Clause 22 of the Latrobe Planning Scheme with a Municipal Planning Strategy (MPS), local policies within the Planning Policy Framework (PPF) and revised local schedules to zones, overlays, particular, operational and general provisions, consistent with the structure introduced by Amendment VC148.

The amendment includes recommendations from the following reports:

- Economic Policy Strength in the Economic Growth Zone 2018
- Latrobe Valley Planning Schemes Review 2018
- Latrobe Valley Planning Schemes Review – Zone and Overlay Schedules Report 2019
- Mapping Review 2020

The amendment updates background documents listed in the schedule to Clause 72.08, update the Incorporated Document 'Latrobe City Heritage Overlay Planning Permit Exemptions and Application Requirements Incorporated Document April 2020', and delete the Design and Development Overlay Schedule 2 from maps 75 and 76.

Specifically, the amendment proposes to:

##### Municipal Planning Strategy

- Introduce a new MPS at Clause 02 based on content from Clauses 21 and 22 of the LPPF, the Economic Policy Strength in the Economic Growth Zone 2018, and the Latrobe Valley Planning Schemes Review 2018.

##### Planning Policy Framework

- Introduce new and revised local policy content into the PPF at Clause 11 Settlement, Clause 12 Environmental and Landscape Values, Clause 13 Environmental Risks and Amenity, Clause 14 Natural Resource Management, Clause 15 Built Environment and Heritage, Clause 16 Housing, Clause 17 Economic Development, Clause 18 Transport and Clause 19 Infrastructure based on content from Clauses 21 and 22 of the LPPF, Economic Policy Strength in the Economic Growth Zone 2018, and the Latrobe Valley Planning Schemes Review 2018.
- Introduce a 'sunset provision' at Clause 15.01-1L Urban Design.

##### Local Planning Policy Framework

- Delete Clause 21.01 – 21.10 from the Municipal Strategic Statement and Local Policies at Clause 22.01 – 22.03 as they have been translated into the MPS, PPF and relevant local schedules.

### Zones

- Amend Clause 35.02s01 Township Zone by including neighbourhood character objectives.
- Amend Clause 32.09s01 Neighbourhood Residential Zone, Clause 34.01s Commercial 1 Zone, Clause 36.01s Public Use Zone, Clause 37.01s01 Special Use Zone 1, Clause 37.01s06 Special Use Zone 6 consistent with the Ministerial Direction – Form and Content of Planning Schemes.
- Amend Clause 35.05 Rural Conservation Zone by updating property details where specific subdivision requirements apply, and delete Hakea Court, Glengarry West as an administrative fix-up – the Rural Conservation Zone does not apply to this land following gazettal of Amendment C100latr.
- Amend Clause 37.01s01 Urban Growth Zone consistent with the Ministerial Direction – Form and Content of Planning Schemes and update the Applied Zone Provisions to be consistent with the Latrobe City Council Housing Strategy and gazetted Amendment C105latr (Live Work Latrobe).
- Amend Clause 37.08s01 Activity Centre Zone consistent with the Ministerial Direction – Form and Content of Planning Schemes, including design and development requirements previously contained in the local planning policy at Clause 21.09 of the LPPF.

### Overlays

- Amend Clause 42.01s01 Environmental Significance Overlay – Urban Buffer, Clause 42.01s02 Environmental Significance Overlay – Water Catchment, Clause 43.02s03 Design and Development Overlay – Princes Freeway Bypass, Clause 43.02s05 and 06 Design and Development Overlay – Latrobe Regional Hospital Emergency Medical Services Helicopter Flight Path Protection, Clause 43.04s05 Development Plan Overlay – Residential Growth Areas, Clause 44.06s01 Bushfire Management Overlay, Clause 44.07s01 State Resource Overlay, Clause 45.06s01 Development Contributions Plan Overlay – Lake Narracan, Clause 45.09s01 Parking Overlay – Traralgon Activity Centre and Clause 45.09s02 Parking Overlay – Morwell CAD with minor administrative changes and to be consistent with the Ministerial Direction – Form and Content of Planning Schemes.
- Amend Clause 43.01s Heritage Overlay by introducing the updated Incorporated Document 'Latrobe City Heritage Overlay Permit Exemptions and Application Requirements Incorporated Document April 2020'.
- Amend Clause 43.02s04 Design and Development Overlay – Morwell East Industrial Precinct consistent with the Ministerial Direction – Form and Content of Planning Schemes, and by amending the front setback from 15 metres to 13 metres and deleting floor area coverage.
- Amend Clause 43.02s09 Design and Development Overlay – Morwell East Bulky Goods Precinct and Traralgon East Bulky Goods Precinct consistent with the Ministerial Direction – Form and Content of Planning Schemes and by amending the front boundary setback from 10 metres to 4 metres.
- Amend Clause 43.04s02 Development Plan Overlay – Flinders Christian Community College, Criagburn Place, Traralgon, Clause 43.04s04 Development Plan Overlay – Morwell East Bulky Goods Precinct and Traralgon East Bulky Goods Precinct, Clause 43.04s06 Development Plan Overlay – Residential Growth Areas, Clause 43.04s07 Development Plan Overlay – Traralgon North Residential Growth Area, Clause 43.04s08 Development Plan Overlay – Low Density and Rural Living Growth Areas, and Clause 43.04s09 Development Plan Overlay – Low Density Residential Growth Area – Glendonald Road, Churchill consistent with the Ministerial Direction – Form and Content of Planning Schemes.
- Amend Clause 44.03s01 Floodway Overlay and Clause 44.04s01 Land Subject to Inundation Overlay by making changes consistent with the review undertaken by Department of Environment Land, Water and Planning in consultation with West Gippsland Catchment Management Authority to ensure consistency, where possible, with the Baw Baw Planning Scheme.

### Particular Provisions

- Amend Clause 59.15 Local VicSmart Applications by including two new VicSmart provisions in accordance with the Latrobe Valley Planning Schemes Review – Zone and Overlay Schedules Report 2019.
- Introduce Clause 59.16s01 (Clause 52.17 Licensed Premises) and Clause 59.16s02 (Clause 52.29 Land Adjacent to a Road Zone Category 1 or a Public Acquisition Overlay for a Category

1 Road) in accordance with the Latrobe Valley Planning Schemes Review – Zone and Overlay Schedules Report 2019.

- General Provisions
- Amend Clause 66.04s Referral of Permit Applications Under Local Provisions by updating referral requirements on land identified in the Gippsland Coalfields due to changes at Clause 14.03-1R and referral requirements in the Design and Development Overlay Schedule 5 and 6 which need to be relocated.
- Amend Clause 66.06s Notice of Permit Applications under Local Provisions by including notice requirements in Design and Development Overlay Schedule 5 and 6 which need to be relocated.

#### Operational Provisions

- Amend the Schedule to Clause 72.04 Documents Incorporated into this Planning Scheme by updating the Incorporated Document 'Latrobe City Heritage Overlay Planning Permit Exemptions and Application Requirements Incorporated Document April 2020'.
- Amend the Schedule to Clause 72.03 What does this Planning Scheme consist of?, by deleting maps 75DDO.
- Amend the Schedule to Clause 72.08 Background Documents, by updating and consolidating the background documents from Clauses 21.10 and 22 of the LPPF.
- Introduce a new Schedule to Clause 74.01s Application of Zone and Overlays and Provisions to provide an updated explanation of the relationship between the municipal objectives and strategies and the controls on the use and development of land in the planning scheme, previously contained in Clause 21.10 of the LPPF.
- Introduce a new Schedule to Clause 74.02s Further Strategic Work that updates all further strategic work actions previously contained in Clause 21.10 of the LPPF.

#### Maps

- Delete the Design and Development Overlay Schedule 2 from maps 75 and 76.

#### **Strategic assessment of the amendment**

##### **Why is the amendment required?**

The amendment is required to implement Stage 3 of the Smart Planning Rules and Policy Program to reform Victoria's planning system and change the Victoria Planning Provisions (VPP) to make planning schemes more efficient, accessible and transparent. The amendment is also required to implement the strategic work resulting from the Victorian Government's 'Planning in the Economic Growth Zone' project.

#### Planning Policy Framework

Amendment VC148 was introduced as part of the Victorian Government's Smart Planning Program to simplify and modernise Victoria's planning policy and rules to make planning schemes more efficient, accessible and transparent. Amendment VC148 implemented changes to the VPP and planning schemes to clarify, simplify and improve their structure, function and operation, and to remove unnecessary regulation on 31 July 2018. More specifically, Amendment VC148:

- introduced a new PPF;
- enabled the future introduction of a MPS;
- introduced a new state, regional and local integrated policy structure;
- modified the schedules to some existing zones, overlays and provisions to accommodate additional local content, and
- created new operational provisions.

The PPF is the policy content of a planning scheme containing state policy (which includes regional policy) and local policy in a thematically integrated form. The PPF is complemented by an MPS at Clause 02 of the planning scheme. The MPS is a succinct expression of the overarching strategic policy directions of the planning authority.

The MPS provides:

- the foundation for the planning scheme's policy based on a municipality's location, regional context, assets and strengths, opportunities and challenges;
- an understanding of the matters that are important to the municipality from a planning perspective;
- the context for the local and relevant state policies in Clauses 10-19, and
- an outline of what planning outcomes the municipality seeks to achieve, which are then implemented through controls and policy within the planning scheme.

The amendment adopts the new policy format to ensure the better alignment and integration of local planning policy with state planning policy.

Significant duplication is removed, existing objectives and strategies clarified, statistical data updated, and administrative corrections made to improve the operation of local planning policy. Policy content is also proposed to be moved into local schedules to overlays, and particular, general and operational provisions, as appropriate.

New local policy content has been drafted in accordance with the principles set out in *A Practitioner's Guide to Victorian Planning Schemes* to ensure policy content is:

- within the scope of the *Planning and Environment Act 1987* and strategically justified,
- clear in its application, proportional to the intended planning outcome and consistent with relevant parent provisions, practice notes, advisory notes and ministerial directions issued by the Minister for Planning, and
- drafted to be clear and unambiguous.

#### Planning in the Economic Growth Zone

In 2016, the Victorian Government declared the Latrobe Valley (Baw Baw Shire, Latrobe City Council and Wellington Shire) as an economic growth zone, following the closure of the Hazelwood Power Station and mine. The government provided \$266 million of funding to stimulate the economy by supporting new and existing businesses and create new jobs. Part of this initiative was the establishment of the Planning in the Economic Zone (PEGZ) project. PEGZ is a collaboration between the Department of Environment, Land, Water and Planning, the three councils and other agencies working together to create efficiencies and improvements to the planning system to achieve the collective goal of boosting economic development.

One of the key outputs of the PEGZ project is a comprehensive review of the Baw Baw, Latrobe and Wellington Planning Schemes. The key purpose of the review is to update and align consistent policies and directions across the three schemes, particularly those relating to settlements, economic development and extractive industry, to help facilitate development in the economic growth zone. A number of strategic projects have been undertaken to support this review, including:

- Economic Policy Strength in the Economic Growth Zone 2018 (Urban Enterprise)
- Latrobe Valley Planning Schemes Review 2018 (Mesh)
- Latrobe Valley Planning Schemes Review – Zone and Overlay Schedules Report 2019 (Glossop Town Planning)
- Mapping Review 2020 (Mesh).

As part of the PEGZ project, the Department of Environment, Land, Water and Planning also reviewed the flood controls across the three councils, the findings of which have been incorporated into this amendment.

The amendment is required to implement the recommendations of the strategic work underpinning the PEGZ project.

#### **How does the amendment implement the objectives of planning in Victoria?**

The amendment implements the following objectives of planning in Victoria, set out in section 4(1) of the *Planning and Environment Act 1987*:

- a) *To provide for the fair, orderly, economic and suitable use, and development of the land.*
- c) *To secure a pleasant, efficient and safe working, living and recreational environment for all Victorians and visitors to Victoria.*
- f) *To facilitate development in accordance with the objectives of planning in Victoria.*



*g To balance the present and future interests of all Victorians.*

The amendment updates the Latrobe Planning Scheme with revised policy content which reflects the key strategic directions for the municipality. This will in turn provide for the orderly use and development of the municipality, consistent with the objectives of planning in Victoria.

#### **How does the amendment address any environmental, social and economic effects?**

The amendment is expected to have positive environmental, social and economic effects for businesses, industry and the community by:

- Improving the clarity of local policy content in the MPS, PPF and local schedules which will result in greater certainty for users of the system.
- Strengthening Latrobe's economic policy and tourism policies.
- Reducing unnecessary costs to applicants and councils by removing unclear and overly onerous planning requirements.
- Improving planning outcomes by removing errors, inconsistencies and incompatibility in local policy content in the MPS, PPF and local schedules.
- Improving consistency between the three planning schemes in the economic growth zone (Baw Baw, Latrobe and Wellington Planning Schemes), to help facilitate economic growth and development across the three municipal areas.

#### **Does the amendment address relevant bushfire risk?**

The amendment is not expected to result in any increase to the risk to life as a priority, property, community infrastructure and the natural environment from bushfire. Rather, it proposes to meet the objective and give effect to the strategies to address bushfire risk in the PPF by:

- Addressing bushfire risk in the MPS at Clause 13.02 as a key land use theme in the municipality and providing a brief overview and strategic directions in this regard, based on content previously contained in the LPPF at Clause 21.

#### **Does the amendment comply with the requirements of any Minister's Direction applicable to the amendment?**

The amendment is consistent with the *Ministerial Direction on the Form and Content of Planning Schemes* under Section 7(5) of the *Planning and Environment Act 1987*.

The amendment has been prepared in accordance with the strategic considerations set out in *Ministerial Direction No. 11 Strategic Assessment of Amendment* made under section 12 of the *Planning and Environment Act 1987*.

The amendment is consistent with Ministerial Direction 15 – the planning scheme amendment process, pre-set planning panel hearing dates have been sought.

The amendment is consistent with Ministerial Direction 18 – Victorian Planning Authority Advice on Planning Scheme Amendments which advice on the proposed changes to the Urban Growth Zone was sought on 18 May 2020.

#### **How does the amendment support or implement the Planning Policy Framework and any adopted State policy?**

The amendment introduces a new MPS at Clause 02 and local planning policies included at Clauses 11, 12, 13, 14, 15, 16, 17, 18 and 19. The new structure is summarised below:

New Clauses	Content and Proposed Change in the amendment
11 Settlement	Introduces local policy relating to settlement, activity centres and structure planning in Latrobe City Council from content previously contained in the LPPF at Clause 21.02 Housing and Settlement and Clause 21.09 Local Areas.

12 Environmental and Landscape Values	Introduces local policies relating to biodiversity and rivers and waterways from content previously contained in the LPPF at Clause 21.03 Environment and Landscapes, Clause 21.05 Natural Resource Management and Clause 21.09 Local Areas.
13 Environmental Risks and Amenity	<p>Introduces local policies relating to bushfire planning, floodplain management, land use compatibility from content previously contained in the LPPF at Clause 21.04 Environmental Risk, Clause 21.07 Economic Development, Clause 21.09 Local Areas, Clause 22.02 Rural Dwelling and subdivision in the Farming Zone and Clause 22.03 Rural Tourism in a Farming Zone.</p> <p>Updates policy in relation to land use compatibility of the Amenity Lifestyle Investigation Area. This policy was introduced as part of Amendment C87 Traralgon Growth Areas Review, and has been updated to reflect the intent of this review.</p>
14 Natural Resource Management)	Introduces local policy relating to agricultural land, intensive agriculture, forestry and timber production and coal resources from content previously contained in the LPPF at Clause 21.04 Environmental Risk, Clause 21.05 Natural Resource Management, Clause 21.09 Local Areas, Clause 22.01 Intensive Agriculture, Clause 22.02 Rural Dwelling and subdivision in the Farming Zone and Clause 22.03 Rural Tourism in a Farming Zone.
15 Built Environment and Heritage	<p>Introduces local policy relating to urban design, subdivision design, neighbourhood character, design for rural areas, energy and resource efficiency, heritage conservation from content previously contained in the LPPF at Clause 21.02 Housing and Settlement, Clause 21.04 Environmental Risk, Clause 21.06 Built Environment and Heritage, Clause 21.08 Transport and Infrastructure, Clause 21.09 Local Areas, Clause 22.02 Rural Dwelling and subdivision in the Farming Zone and Clause 22.03 Rural Tourism in a Farming Zone.</p> <p>Introduces a 'sunset provision' at Clause 15.01-1L Urban Design to allow for further work to be undertaken to insert relevant urban design policy and design guidelines from the policy document into the Clause in accordance with the principles set out in the <i>A Practitioner's Guide to Victorian Planning Schemes</i>.</p>
16 Housing	<p>Introduces local policy relating to location of residential development, housing diversity, rural residential development and residential aged care facilities from content previously contained in the LPPF at Clause 21.02 Housing and Settlement, Clause 21.06 Built Environment and Heritage and Clause 21.09 Local Areas</p> <p>Introduces new policy in relation to residential aged care facilities. This change relates to policy that was introduced as part of Amendment C105latr (Live Work Latrobe) to reflect the intent of the Housing Strategy.</p>
17 Economic Development	<p>Introduces local policy relating to diversified economy, innovation and research, business, out of centre development, sustainable industry and tourism from content previously contained in the LPPF at Clause 21.02 Housing and Settlement, Clause 21.07 Economic Development, Clause 21.09 Local Areas, Clause 22.02 Rural Dwelling and subdivision in the Farming Zone and Clause 22.03 Rural Tourism in a Farming Zone.</p> <p>Introduces new policy relating to innovation and research, sustainable industry, and major attractions and commercial tourism, to implement strategic work from the Economic Policy Strength in the Economic Growth Zone 2018.</p>

18 Transport	Introduces local policy relating to transport system, sustainable personal transport, road system, Latrobe Regional Airport and freight links from content previously contained in the LPPF at Clause 21.02 Housing and Settlement, Clause 21.07 Economic Development and Clause 21.08 Transport and Infrastructure.
19 Infrastructure	Introduces local policy relating to pipeline infrastructure, health facilities, education facilities, social and cultural infrastructure, open space, infrastructure and design provision and integrated water management from content previously contained in the LPPF at Clause 21.02 Housing and Settlement, Clause 21.03 Environment and Landscapes, Clause 21.04 Environmental Risk, 21.05 Natural Resource Management, Clause 21.07 Economic Development and Clause 21.08 Transport and Infrastructure.  Introduces policy in relation to open space that was previously contained in the Public Open Space Strategy to reflect the intent of this strategy.

#### How does the amendment support or implement the Municipal Planning Strategy?

The amendment introduces a new MPS at Clause 02 of the Latrobe Planning Scheme. The new content is summarised below:

New Clauses	Content and Proposed Change in the amendment
02.01 Context	Provides a general overview of the municipality based on content previously contained in the LPPF at Clause 21.01 Introduction: Municipal Strategic Statement, Clause 21.03 Environment and Landscapes and Clause 21.05 Natural Resource Management.
02.02 Vision	Provides the vision for the municipality based on content previously contained in the LPPF at Clause 21.01(Introduction: Municipal Strategic Statemen).
02.03 Strategic Directions	Addresses the key land use themes based on the PPF and provides a brief overview and strategic directions for each theme, based on content previously contained in the LPPF at Clause 21.02 Housing and Settlement, Clause 21.03 Environment and Landscapes, Clause 21.04 Environmental Risk, Clause 21.05 Natural Resource Management, Clause 21.06 Built Environment and Heritage, Clause 21.07 Economic Development, Clause 21.08 Transport and Infrastructure, Clause 21.09 Local Areas, Clause 22.01 Intensive Agriculture, Clause 22.02 Rural Dwelling and subdivision in the Farming Zone and Clause 22.03 Rural Tourism in a Farming Zone.
02.04	Includes Strategic plans to be read in conjunction with Clause 02.03 strategic directions, includes new maps – Economic Strategy Plan and Settlement Plan. All maps have been updated into the same format as part of the Mapping Review 2020.

The policy content in the MPS outlines the strategic directions for the municipality and underpins the policy content in the PPF.

#### Does the amendment make proper use of the Victoria Planning Provisions?

The amendment introduces local policy and associated local policy content consistent with Amendment VC148 and the Ministerial Direction - The Form and Content of Planning Schemes.

Where appropriate, local policy content has been relocated to local schedules. For example, the relevant local policy content relating to the Traralgon Activity Centre (currently at Clause 21.09) has been placed in Schedule 1 to Clause 37.08 Activity Centre Zone.

Where local schedules have been amended, the form of the schedule has been modified to accord with the current Ministerial Direction - The Form and Content of Planning Schemes.

The Practitioners Guide to the Victorian Planning Scheme has also been used when updating the PPF, zones and overlay schedules and other content.

The amendment is consistent with the following Planning Practice Notes:

- Planning Practice Note 10 – A Practitioners Guide to the Victorian Planning Scheme (Writing Schedules)
- Planning Practice Note 13 – Incorporated and Background Documents.
- Planning Practice Note 32 – Review of Planning Schemes.
- Planning Practice Note 77 – Pre-setting panel hearing dates.

All incorporated and background reports are consistent with the Planning Practice Note. Only one update to an incorporated document has been made (Latrobe City Heritage Overlay Planning Permit Exemptions and Application Requirements Incorporated Document April 2020). One new inclusion to the Background Documents is the *Tourism and Events Strategy 2018-2022*.

The Latrobe Valley Planning Schemes Review 2018 was conducted in accordance with the Planning Practice Note.

Pre-setting panel dates have been sought and will be provided on this explanatory report prior to exhibition.

The amendment is consistent with the following Planning Advisory Notes:

- Planning Advisory Note 48 – Ministerial Direction 15 – The Planning Scheme Amendment Process.
- Planning Advisory Note 71 – Planning Policy Framework.

The amendment is consistent with all requirements in Planning Advisory Note 48 as the amendment moves through the process.

#### **How does the amendment address the views of any relevant agency?**

The amendment makes administrative changes to the Latrobe Planning Scheme following approval of Amendment VC148. Various government agencies and other entities were involved in the identification or preparation of particular changes as part of the wider Smart Planning consultation.

The amendment makes policy changes and implements strategic projects undertaken as part of the PEGZ project. The PEGZ project has involved extensive consultation and collaboration with government agencies and councils including Baw Baw Shire Council, Wellington Shire Council, Department of Jobs, Precincts and Regions, Melbourne Water, and the West Gippsland Catchment Management Authority.

All relevant agencies will be consulted as part of exhibition of the amendment.

#### **Does the amendment address relevant requirements of the Transport Integration Act 2010?**

The amendment will not have a significant impact on the transport system as defined by the *Transport Integration Act 2010*.

#### **Resource and administrative costs**

- **What impact will the new planning provisions have on the resource and administrative costs of the responsible authority?**

The amendment is not expected to impose additional resource or administrative costs on the responsible authority. Introducing revised local policy content in the form of the MPS and PPF is expected to create a clearer and more navigable policy framework, where state and local policy build on each other to allow policy to achieve its intended outcome.

Refinement of schedule provisions is expected to reduce workloads. This should have the effect of reducing the burden on the responsible authority of creating and administering local policy and other content in the scheme. Ultimately, the amendment will provide a clear set of planning guidelines and provisions that deliver a greater level of certainty to the community and other stakeholders within the municipality.

#### **Where you may inspect this amendment**

The amendment is available for public inspection, free of charge, during office hours at the following places:

Corporate Headquarters  
141 Commercial Road  
Morwell VIC 3840

Moe Service Centre  
1 – 29 George Street  
Moe VIC 3825

Churchill Service Centre  
9-11 Phillip Parade  
Churchill VIC 3842

Traralgon Service Centre  
34-38 Kay Street  
Traralgon VIC 3844

The amendment can also be viewed on Latrobe City Councils website at:

<https://www.latrobe.vic.gov.au/HaveYourSay> and  
[https://www.latrobe.vic.gov.au/Property/Development/Planning\\_Scheme\\_Amendments/Current\\_Planning\\_Scheme\\_Amendments](https://www.latrobe.vic.gov.au/Property/Development/Planning_Scheme_Amendments/Current_Planning_Scheme_Amendments)

The amendment can also be inspected free of charge at the Department of Environment, Land, Water and Planning website at [www.planning.vic.gov.au/public-inspection](http://www.planning.vic.gov.au/public-inspection).

#### **ATTACHMENT 1 - Mapping reference table**

<b>Location</b>	<b>Land /Area Affected</b>	<b>Mapping Reference</b>
Latrobe Planning Scheme	141 Commercial Road, Morwell	Latrobe C122latr 001d-ddoMaps75_76 Exhibition

**Agenda Item: 14.2**

**Agenda Item: Use and Development of Land for a Wholesale Plant Nursery and Reduction of Car Parking Requirements at 85-87 Alexanders Road Morwell**

**Sponsor: General Manager, Regional City Growth and Investment**

**Council Plan Objective: Support job creation and industry diversification to enable economic growth in Latrobe City.**

**Status: For Decision**

**Proposed Resolution:**

**That Council:**

**Issues a Notice of Decision to Grant a Permit for the use and development of land for a wholesale plant nursery at 85-87 Alexanders Road Morwell (Lot 27 and 28 PS081990) with the following conditions:**

**Amended Plans Required**

- 1. Before the start of any works hereby permitted, amended plans to the satisfaction of the Responsible Authority must be submitted to and approved by the Responsible Authority. When approved, the plans will be endorsed and will then form part of the permit. The plans must be drawn to scale with dimensions. The plans must be generally in accordance with the plans submitted but modified to show:
  - a) The provision of an additional car parking spaces so that a total of six car parking spaces are provided for the proposal.**
  - b) Elevation plans of the proposed greenhouse.**
  - c) Details of the type of all-weather sealed surfaces for parking and vehicle access areas.**
  - d) The note on the plans advising “stormwater drainage system to legal point of discharge” shall be either removed or modified to reflect what is approved on the site drainage plan when such has been submitted and approved.****

**Endorsed Plans**

- 2. The use and development as shown on the endorsed plans must not be altered without the written consent of the Responsible Authority.**

**Amenity Condition**

- 3. The use and development must be managed so that the amenity of the**

area is not detrimentally affected, through the:

- a) transport of materials, goods or commodities to or from the land;
- b) appearance of any building, works or materials;
- c) emission of noise, artificial light, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit, oil or presence of vermin;
- d) or otherwise, to the satisfaction of the Responsible Authority.

#### **Risk Management Plan**

4. Before the development starts a 'Risk Management Plan' to the satisfaction of the responsible authority must be submitted to and approved by the responsible authority. When approved the plan will be endorsed and will then form part of the permit. The plan must address the following matters:

- a) The proposed volumes and method of storage of potting mix, fertiliser, soils or mulch at the subject site to minimise any associated health risks. Storage of these products must be undertaken in accordance with any relevant Material Safety Data Sheets provided by the product manufacturer
- b) Best practice handling procedures for people handling potting mix, soils or mulch, in accordance with any relevant Material Safety Data Sheets provided by the product manufacturer
- c) A sign to be located on the subject site detailing best handling practices for people handling the potting mix. The sign must be clearly visible and displayed at all times.
- d) Storage of any hazardous materials or chemicals on the site.

#### **Use Condition**

5. No retail sales of plants shall occur from the subject site to the satisfaction of the Responsible Authority.

#### **General Conditions**

6. Once building works have commenced they must be completed to the satisfaction of the Responsible Authority.
7. Upon completion of the works, the site must be cleared of all excess and unused building materials and debris to the satisfaction of the Responsible Authority.
8. Prior to the occupancy of the development or by such later date as is approved by the Responsible Authority in writing, the landscaping works shown on the endorsed plans must be carried out and completed

to the satisfaction of the Responsible Authority.

**Department of Transport (DoT) Conditions**

9. The applicant must ensure that suitable dust and wheel wash facilities are provided to ensure that mud and other materials are not transferred to the arterial road.
10. All vehicles must enter and exit in a forward Direction

**Engineering Conditions**

11. Before the commencement of any works hereby permitted a site drainage plan, including levels or contours of the land and all hydraulic computations, must be submitted to and approved by the Responsible Authority. When approved, the plan will be endorsed and will then form part of the permit. The plan must be drawn to scale with dimensions and an electronic copy in PDF format must be provided. The drainage plan must be prepared in accordance with the requirements of Latrobe City Council's design guidelines and must provide for the following:
  - a) Unless the titles to the land in this permit have been consolidated into one title, all drainage provisions for the land in each title shall be completely separate and the drainage system from the land in one title may only cross land in another title within an appropriately reserved drainage easement. No buildings may be permitted to encroach within any drainage easement unless with the written approval of the Responsible Authority.
  - b) How the land including all buildings, open space and paved areas will be drained to the legal point of discharge for a 10% AEP storm event.
  - c) Drainage systems conveying stormwater discharge to the legal points of discharge.
  - d) Separate systems to collect 'polluted' stormwater shall be installed to receive all drainage from the plant growing areas. All water potentially containing tannins, fertilisers and fine silt from these areas must be discharged to an approved sewer or other approved outlet.
  - e) Any drainage works required as part of the environmental management plan for the site.
12. Before the commencement of any works hereby permitted, an environmental management plan shall be submitted to and approved by the Responsible Authority. The plan must detail how issues such as erosion prevention and sediment control will be managed, on site, during the permitted development works and in the longer term, for the ongoing operations of the permitted use after the completion of the



development works. Details of a contact person/site manager must also be provided, so that this person can be easily contacted should any issues arise. Reference should be made to the Environment Protection Authority's publication 960 'Doing it right on subdivisions'.

13. **Appropriate measures must be implemented throughout the construction stage of the development to rectify and/or minimise mud, crushed rock or other debris being carried onto public roads or footpaths from the subject land, to the satisfaction of the Responsible Authority.**
14. **Before the use commences of the building/development, or by such later date as is approved by the Responsible Authority in writing, the following works must be completed in accordance with the endorsed plans and to the satisfaction of the Responsible Authority including all necessary permits being obtained and inspections undertaken:**
  - a) **All drainage works must be constructed in accordance with the approved site drainage plan.**
  - b) **The areas shown on the endorsed plans for vehicle access and car parking must be constructed to such levels that they can be used in accordance with the approved plans including surfacing with an all-weather sealed surface, drained, line marking to indicate each car space and all access lanes; and clearly marked to show the direction of traffic along access lanes and roadways.**
  - c) **All proposed vehicle crossing works must be constructed in accordance with the endorsed plans and must comply with the standards agreed to in written advice from the Owners Corporation responsible for the common property.**
15. **Control measures in accordance with the approved environmental management plan, shall be employed to the satisfaction of the Responsible Authority. The Responsible Authority must be kept informed in writing of any departures from the environmental management plan. If, in the opinion of the Responsible Authority, the departure from the approved plan is significant then an amended plan must be submitted to and approved by the Responsible Authority. The approved measures must be carried out continually and completed to the satisfaction of the Responsible Authority.**
16. **The areas set aside for car parking and vehicle access ways must be maintained in a continuously useable condition to the satisfaction of the Responsible Authority.**
17. **Car spaces and vehicle access ways must be kept available for these purposes at all times.**

#### **Use & Development Expiry**

**18. This permit will expire if one of the following circumstances applies:**

- a) The development is not started within two years of the date of this permit; or**
- b) The development is not completed and the use has not commenced within four years of the date of this permit;**

**The Responsible Authority may extend the periods referred to if a request is made in writing before the permit expires, or within six months of expiry of permit. An extension of time to complete the development or a stage of the development may be requested if—**

- the request for an extension of time is made within 12 months after the permit expires; and**
- the development or stage started lawfully before the permit expired.**

**Executive Summary:**

A planning permit application has been received to use and develop land at 85-87 Alexanders Road Morwell for a wholesale plant nursery and a reduction in car parking requirements. The application is being heard at this Ordinary Council Meeting as it was called in at the request of a Councillor.

The proposal involves the construction of a colorbond shed in the south-west corner of the site, a greenhouse in the north-west corner of the site and a potting mix bay at the rear of the site.

The applicant has detailed that plants would be grown in the greenhouse and in the open area on the site. Once ready for sale, plants would be available for supply and distribution to landscape contractors upon request through order. No retail sales to the public are to occur from the site.

It is expected that five permanent staff will be based at the site (a horticulturalist, two trainees and two delivery drivers), with the possibility of an additional horticulturalist in the future.

Following the advertising of the application, eight submissions in the form of written objections were received, with two of the objections containing petitions of eight and 76 signatories. Issues raised included concerns about the characterisation of the use, off-site amenity impacts, inadequate information and orderly planning of the area.

Objectors' concerns were responded to in writing via letter, however, no objections have been withdrawn.

The proposal has been considered against the provisions of the Latrobe Planning

Scheme (the Scheme) and the objections received. It is considered to have satisfied the purpose and decision guidelines of the Industrial Zone Schedule 3.

Council Officers consider that any amenity and environmental impacts from the proposed use and development could be minimised with the inclusion of appropriate conditions including the provision and implementation of an Environmental Management Plan (EMP), Risk Management Plan (RMP), drainage plan and an additional car parking space.

Overall, it is considered that the proposal is consistent with the relevant objectives and decision guidelines of the Scheme. It is therefore recommended that a Notice of Decision to Grant a Permit, subject to appropriate conditions, be issued.

### **Background:**

#### *Summary*

- Land: 85-87 Alexanders Road Morwell, known as Lot 27 and 28 PS081990.
- Proponent: Luxescape Holdings Pty Ltd
- Zoning: Industrial Zone Schedule 3 (IN3Z)
- Overlay: Design and Development Overlay Schedule 10 (DDO10)

A planning Permit is required for the use and development of the land for a wholesale nursery in accordance with Clause 33.03-1 and Clause 33.03-4 of the IN3Z and for the reduction in car parking requirements under Clause 52.06.

#### *Proposal*

The application is for the use and development of a wholesale plant nursery and a reduction in car parking requirements to span across two allotments, at 85 and 87 Alexanders Road, Morwell. The development plans are contained in Attachment 1.

The development aspect of the proposal involves the construction of two buildings: a new colourbond shed in the south-west corner of the site and a greenhouse in the north-west corner of the site. The proposed shed measures 18 metres in length and 12 metres in width, with a height of 6 metres, while the greenhouse measures 2.7 metres in width and 9 metres in length. Plans of the proposed shed are included in Attachment 1, and elevation plans of the greenhouse are required under a condition of permit.

The greenhouse will enable the propagation of plants and the shed will be used for the operation of the wholesale plant nursery and the storage of goods associated with the proposal, such as storage of delivery vehicles, tools, minor equipment, pots and fertiliser.

A potting mix bay, constructed of concrete sleepers, measuring 4 metres by 4 metres and 2.4 metres high would be situated adjacent to the proposed shed on the rear

boundary of the site. The bay would hold approximately 28 cubic metres and deliveries of potting mix would be in the vicinity of 15-20 cubic metres.

Five new car parking spaces are proposed to be situated along the southern boundary of the site. A condition of any planning permit will ensure that all parking and vehicle access areas are sealed with an all-weather sealed surface. All waste collection and loading/unloading can occur within the boundaries of the site and vehicles can enter the site in a forwards direction, therefore minimising impact on adjoining properties and Alexanders Road.

The remainder of the site would be occupied with the growing of plants to occur in the greenhouse and the open area on the site. Once ready for sale, plants will be available for supply and distribution to landscape contractors upon request through order. No retail sales to the public are to occur from the site.

It is expected that five permanent staff will be based at the site (a horticulturalist, two trainees and two delivery drivers), with the possibility of an additional horticulturalist as well. Traffic associated with the site would be the normal vehicular movements associated with three employees, delivery vehicles once or twice a day for each delivery van and a delivery of potting mix approximately every six weeks.

A landscaped area at the frontage of the site, 1.5 metres in width is proposed along the front boundary of the site to improve the appearance of the industrial area.

*Subject Land*

The subject site encompasses two adjoining titles, with both 85 and 87 Alexanders Road having a frontage of 20 metres and a length of 58.5 metres and the two titles have a combined area of approximately 2340 square metres. A sewerage and drainage easement runs along the western boundary of the site and is 2.5 metres in width.

The site is currently vacant. Vehicles access to the site is via an existing concrete crossover to 85 Alexanders Road. Due the proposed layout of the site, the existing crossover to 87 Alexanders Road will not be required to be utilised.

The site is located in an existing industrial area on the eastern edge of Morwell. Surrounding uses are generally industrial in nature, as follows:

<b>North</b>	Industrial Warehouses and uses in INZ3 including automotive servicing on the land adjoining the subject site.
<b>South</b>	Industrial Warehouses and uses in INZ3, including sales of automotive parts on the land adjoining the subject site.
<b>East</b>	Alexanders Road is a designated arterial road and is zoned Road Zone Category 1 (RDZ1). Further east lies vacant industrial land (INZ1) and land zoned Public Use (PUZ4) for the purpose of the train line which

	runs to the Australian Paper Mill site (APM).
<b>West</b>	Industrial Warehouses and uses in INZ3. The closest residential zoning is in excess of 130 metres west of the rear boundary of the subject site.

Attachment 2 shows the location and context of the subject site and Attachment 3 shows the zoning of the site and surrounding area.

**Reasons for Proposed Resolution:**

The proposed is considered to be:

- Consistent with the strategic direction of the State and Local Planning Policy Frameworks;
- Consistent with the 'Purpose' and 'Decision Guidelines' of the Industrial Zone Schedule 3;
- Consistent with Clause 65 (Decision Guidelines); and
- The objections received have been considered against the provisions of the Latrobe Planning Scheme and the relevant planning concerns have been considered. Relevant permit conditions addressing these issues will be required. The objections do not form planning grounds on which the application should be refused.

**Issues:**

*Strategy Implications*

Objective 1 of the Council Plan 2017-2021 seeks to “*support job creation and industry diversification to enable economic growth in Latrobe City*”. A strategy to achieve this is Strategy 2, to “*deliver Council's Economic Development Strategy including advocat[ing] to attract value adding medium sized businesses to Latrobe City and supporting small business*”.

**Communication**

*Notification:*

Given that the land is adjacent to a Road Zone Category 1 (RDZ1), the application was referred to the Department of Transport (DoT) under Section 55 of the *Act*, who had no objections to the proposal subject to two conditions. The application was also referred to Gippsland Water pursuant to Sections 52(1)(d) of the *Act* due to their interest in the easement at the rear of the site. Gippsland Water did not object or request conditions.

Informal comment was sought from the Environment Protection Authority (EPA) in relation to type and volume of fertiliser and potting mix proposed to be stored on site and no concerns were raised or conditions requested. Only informal comment was

sought due to the relatively small volume of fertiliser and potting mix proposed to be stored on site and the fact that no manufacturing of fertiliser is proposed on the site.

The application was referred to Council's Infrastructure Department who did not object to the proposal subject to conditions to ensure that the car parking and accessways are sealed and the submission of an EMP.

The application was advertised pursuant to Sections 52(1)(a) and (d) of the *Planning and Environment Act 1987* (Act), with notices sent to all adjoining and adjacent landowners and occupiers, and a notice was displayed on the frontage of the site for a minimum of 14 days.

At the completion of the advertising period, eight submissions in the form of written objections, with two of the objections containing petitions of eight and 76 signatories had been received.

A copy of the objections and petitions can be viewed at Attachment 5 of this report, with a map showing the location of the nearby objectors at Attachment 4.

The following issues were raised:

1. The land use has been incorrectly characterised

Comment: The 'use and development of land for wholesale plant nursery and reduction of car parking requirements' is the correct characterisation of the use for the site as the applicant has indicated that they are seeking to propagate and sell plants (by wholesale) from the site.

A permit trigger arises under Clause 52.06-1 as a new use is proposed for the site and the applicant indicated in their application covering letter that they are also seeking the reduction of car parking requirements under this Clause.

2. The proposal will result in unreasonable off-site amenity impacts in relation to stormwater

Comment: The applicant has indicated that the method of watering is a mist spray system to minimise water usage and maximise plant absorption.

As the provisions of Clause 53.18 (Stormwater Management in Urban Development) of the Latrobe Planning Scheme apply to this application, appropriate provision must be made on-site to ensure that the plant growing operations do not result in polluted stormwater.

A condition proposed in the resolution requires an Environmental Management Plan (EMP) be submitted to and approved by Council before the commencement of any works. The EMP would detail how drainage, polluted water and sediment control will be managed on site and to prevent material being washed from the proposed development. Measures must be proposed for the construction of the development and for after the completion of the works.

3. The proposal will result in unreasonable off-site amenity impacts in relation to dust and odour

Comment: The applicant has submitted that the proposal will not require storage of large amounts of readily available fertiliser product, indicating that the storage of one open 20kg bag and one spare bag of slow release fertilizer (Osmocote) pellets. The applicant has indicated that the Safety Data Sheet states that this product has no auto ignition temperature and does not present an explosion hazard. The applicant has also indicated that some small quantities of specialised organic plant food may also be needed from time to time.

The applicant has indicated that the potting mix will be contained in a dedicated bay at the rear of the site measuring 4 by 4 metres, constructed of concrete to a height of 2.4 metres.

The planning department sought comments from the Environment Protection Authority (EPA) in relation to type and volume of fertiliser and potting mix proposed to be stored on site. The EPA stated that if the materials are stored and distributed appropriately, they are generally low risk. They also commented that the relevant EPA guidelines and Clause 53.10 of the Planning Scheme relate only to the generation of dust and odour associated with the *manufacture* of fertilisers, which is not proposed as part of this application.

A condition of any permit issued will require a Risk Management Plan (RMP) to ensure that the storage of potting mix and fertilizer is limited and is undertaken in accordance with any Material Safety Data Sheets provided by the product manufacturer. A condition of permit will also ensure that the amenity of the area is not detrimentally affected by the emission of dust, odour or other emissions.

The projected traffic movements to and from the site are expected to be the normal daily vehicular movements of three permanent employees, two delivery vans once or twice a day and a delivery of potting mix approximately every six weeks. Growing of the plants is proposed to occur on the ground in pots and although the site has two gates, only one of the gates needs to be used. As the proposal is for a wholesale nursery, a condition of any permit issued would ensure that there are no sales to the public.

4. The proposal is not consistent with the properly and orderly planning of the area.

Comment: The subject land is located in the Industrial 3 Zone, which aims to allow for industries and associated uses compatible with the nearby community. Noting that the nearest residential land is over 135 metres to the west of the subject site, it is considered that the small scale nature of the proposal is an appropriate use for the site. Conditions of any permit that may be issued can ensure that the safety, amenity and environmental concerns are addressed.

5. Concern: The application does not contain sufficient information for Council to make a decision on the application

Comment: The applicant has provided elevation and floor plans of the proposed building, a comprehensive site plan and full details of the operation of the use. The detail provided is considered sufficient for a decision to be made on the application. Conditions of any permit that may be issued can ensure that safety, amenity and environmental matters are dealt with appropriately. These conditions would then be enforceable under the *Planning and Environment Act 1987*.

### **Financial Implications**

Additional resources or financial cost will only be incurred should the planning permit application require determination at the Victorian Civil and Administrative Tribunal (VCAT). The anticipated time required for a Council Officer to prepare a VCAT submission and collate all relevant documentation is 7 business days with an additional three days required to attend and present at the appeal, totalling 10 business days.

This equates to a financial cost in the order of \$4,000. This cost would be far greater if a consultant is required to attend on Council's behalf and would likely be in excess of \$8,000, these costs can be accommodated in the Statutory Planning teams' existing budget.

### *Risk Analysis*

<b>Identified risk</b>	<b>Risk likelihood*</b>	<b>Controls to manage risk</b>
<b>Reputational Risk</b> Supporting an application which has received eight submissions which raise concerns including off-site amenity impacts, inadequate information and orderly planning of the area.	3 – Possible	The proposal has been considered against the Latrobe Planning Scheme and it is considered to be consistent with the relevant provisions.
<b>Reputational Risk &amp; Financial Risk</b> Not supporting the application and the applicant seeking review of the decision at VCAT.	3 – Possible	To manage and limit the potential risk the recommendation has been considered against the Planning Policy Framework and Municipal Planning Strategy.

\* For example, likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

### **Legal and Compliance**

*Latrobe Planning Scheme*

State Planning Policy Framework

- Clause 13.07-1S: Land use compatibility



- Clause 17.01-1S: Diversified Economy
- Clause 17.02-1S Business
- Clause 17.03 Industry
- Clause 18.02-4S Car parking

Local Planning Policy Framework

- Clause 21.06: Built environment and heritage
- Clause 21.07: Economic Development
- Clause 21.08: Transport and Infrastructure
- Clause 21.09-5: Morwell

Zoning

The subject site is located in the Industrial Zone Schedule 3 where a planning permit is required to use and develop the land for a wholesale nursery.

Overlay

The subject site is covered by the Design and Development Overlay Schedule 10. A planning permit is not triggered under the overlay as the proposed building does not exceed the minimum height requirement.

Particular Provisions

- Clause 52.06 Car Parking
- Clause 53.18 Stormwater management in Urban Development
- Clause 52.29 Land Adjacent to a Road Zone Category 1

Decision Guidelines (Clause 65):

Clause 65.01 sets out the decision guidelines to be considered before deciding on any application.

Incorporated Documents (Clause 81):

The following incorporated documents are relevant to this application:

- Australian Standard AS/NZS 2890.1:2004, Parking Facilities – Off-Street car parking, Standards Australia 2004
- Design Vehicles and Turning Path Templates, Austroads, 1995 (AP-34/95)

Strategic direction of the State and Local Planning Policy Frameworks

The key elements of the Planning Policy Framework and Municipal Planning Strategy have been considered in the assessment of the application.

Clause 13.07-1S *Land Use Compatibility* has the objective ‘to protect community amenity, human health and safety while facilitating appropriate commercial, industrial, infrastructure or other uses with potential adverse off-site impacts’. Strategies to achieve this include:

- *Ensure that use or development of land is compatible with adjoining and nearby land uses.*
- *Avoid locating incompatible uses in areas that may be impacted by adverse off-site impact from commercial, industrial and other uses.*
- *Avoid or otherwise minimise adverse off-site impacts from commercial, industrial and other uses through land use separation, siting, building design and operational measures.*

The proposed wholesale plant nursery would be located in an established industrial area in Morwell. Although it is acknowledged that the wholesale nursery is different to the other industrial uses in the area, it is considered that given that the nearest residential land is over 135 metres to the west of the subject site, the small scale nature of the proposal is an appropriate use for the site. Conditions of any permit that may be issued can ensure that the safety, amenity and environmental concerns are addressed.

Clause 17.02-1S *Business* has the objective ‘to strengthen and diversify the economy’ and an objective of Clause 21.07-1 Economic Growth is “[t]o facilitate a vibrant and dynamic economic environment that will grow and diversify employment opportunities”. The proposal would provide employment in the horticultural sector and support the diversification of the local economy.

An objective of Clause 17.03-2S *Sustainable Industry* is ‘to facilitate the sustainable operation of industry’, and includes the strategy to ‘encourage activities with minimal threshold requirements to locate towards the perimeter of the industrial area’. As there is no threshold requirement for a wholesale plant nursery, the proposal is suitably proposed on the perimeter of Morwell’s industrial area.

The *Latrobe City Urban Design Guidelines* (as amended) referred to in Clause 21.06 are relevant in considering development applications and their impact on the appearance of industrial areas. The proposal has been assessed against the Guidelines and found to generally comply with regard to setbacks, access, parking, landscaping and material selection.

#### Purpose’ and ‘Decision Guidelines’ of the Industrial Zone Schedule 3

The land is zoned Industrial Zone Schedule 3 where a permit is required for the use and development of a wholesale plant nursery. The proposal satisfies the decision guidelines for the zone in that:

- The use and development are considered to be compatible with the surrounding industrial area. The works proposed for the site would not impact the adjoining properties and conditions of any permit that may be issued can ensure that the safety, amenity and environmental concerns are addressed.

- The provision of car parking and the safety, efficiency and amenity effects of traffic to be generated by the proposal are considered to be manageable and in accordance with the planning scheme requirements and the Department of Transport (DoT) conditions.

#### Clause 52.06 Car Parking

This Clause specifies that when a new 'Landscaping Gardening Supplies' use is proposed, 10 per cent of the site must be set aside for car parking and abutting accessways, which equates to eight car parking spaces. As five car parking spaces are proposed and the applicant has stated that five staff would be based on the site with the possibility of an additional horticultural assistant, an additional car parking space is considered necessary. A condition of permit will require an amended plan to show a total of six car parking spaces for the site, therefore allowing a reduction of two car parking spaces under this Clause.

#### Clause 53.18 Stormwater management in Urban Development

To meet the purpose of this provision, an Environmental Management Plan (EMP) and drainage plan will be required under be submitted to and approved by Council before the commencement of any works. This will ensure that issues such as drainage, polluted water and sediment control will be managed on site and to prevent material being washed from the proposed development.

#### Clause 52.29 Land Adjacent to a Road Zone Category 1

In accordance with this Clause, the application was referred to the Department of Transport (DoT) who did not object to the proposal subject to conditions to ensure that vehicles enter and exit the site in a forwards direction and suitable dust and wheel wash facilities are provided.

#### Clause 65 (Decision Guidelines):

The relevant decision guidelines set out in Clause 65.01 have been considered and found:

- The proposal satisfies the Municipal Planning Strategy, the Planning Policy Framework and the purpose of the applicable zone and particular provisions.
- The proposal would contribute to the orderly planning of the area as it would provide a suitable use in an existing industrial area.
- With appropriate conditions imposed including the provision and implementation of an EMP, drainage plan and an additional car parking space, any amenity and environmental impacts of the use and development will be minimised.

#### *Other*

Council has the following options in regard to this application:

1. Issue a Notice of Decision to Grant a Permit; or
2. Issue a Notice of Decision to Refuse to Grant a Permit.

Council's decision must be based on planning grounds, having regard to the provisions of the Latrobe Planning Scheme.

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

**Attachments**

1. [Attachment 1- Site Plan and Elevation Plan of Shed](#)
2. [Attachment 2- Location and Context of Site](#)
3. [Attachment 3- Zoning of Site and Surrounds](#)
4. Attachment 4 - Location of Objectors (Published Separately)

This attachment is designated as confidential under subsection (f) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to personal information, being information which if released would result in the unreasonable disclosure of information about any person or their personal affairs. Contains personal details of individuals

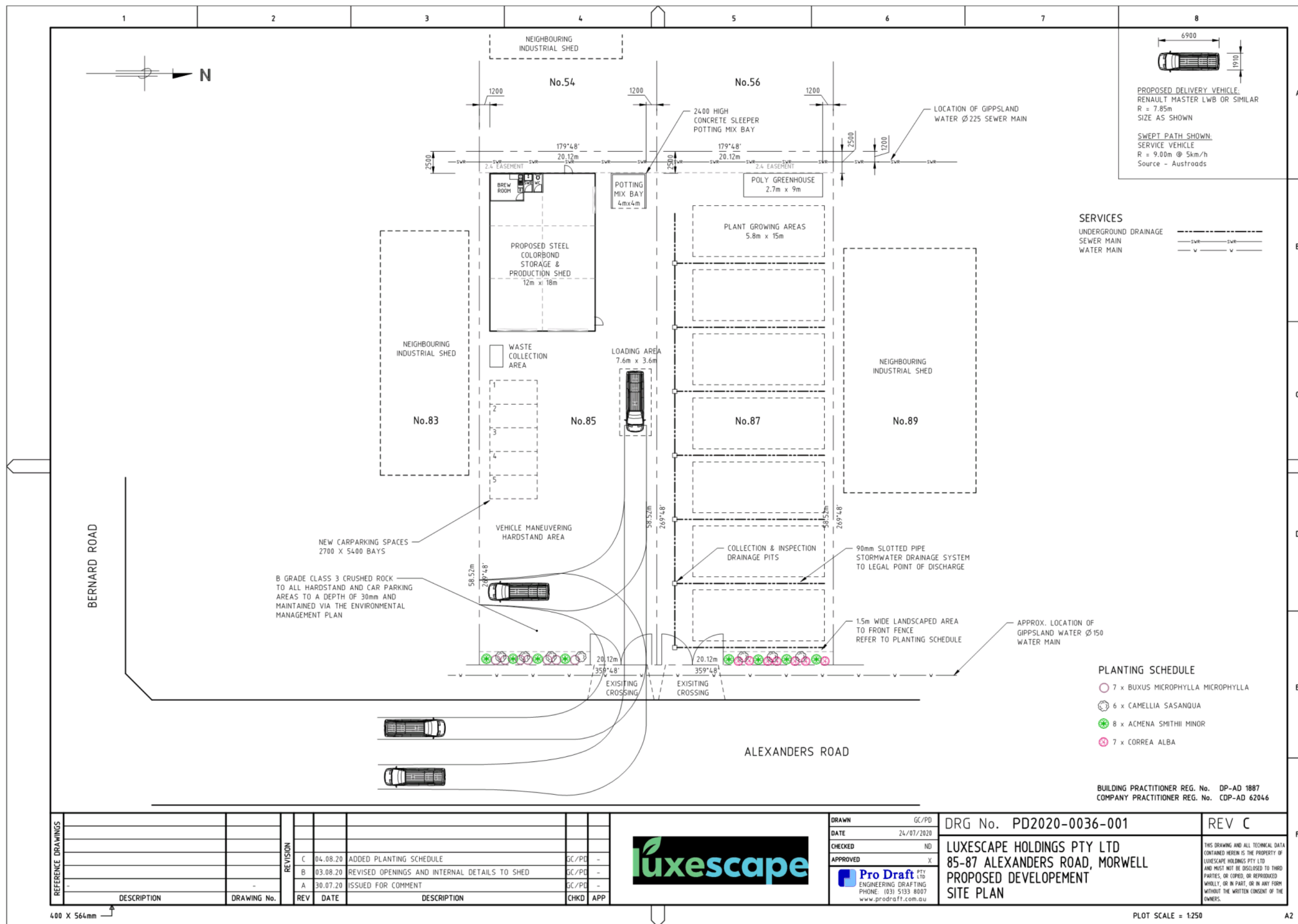
5. Attachment 5- Copies of Objections and Two Petitions (Published Separately)

This attachment is designated as confidential under subsection (f) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to personal information, being information which if released would result in the unreasonable disclosure of information about any person or their personal affairs. Contains personal details of individuals

## **14.2**

### **Use and Development of Land for a Wholesale Plant Nursery and Reduction of Car Parking Requirements at 85-87 Alexanders Road Morwell**

- 1 Attachment 1- Site Plan and Elevation Plan of Shed..... 1062**
- 2 Attachment 2- Location and Context of Site ..... 1065**
- 3 Attachment 3- Zoning of Site and Surrounds..... 1066**



DESCRIPTION	DRAWING No.	REV	DATE	DESCRIPTION	CHKD	APP
		C	04.08.20	ADDED PLANTING SCHEDULE	GC/PD	-
		B	03.08.20	REVISED OPENINGS AND INTERNAL DETAILS TO SHED	GC/PD	-
		A	30.07.20	ISSUED FOR COMMENT	GC/PD	-



DRAWN	GC/PD
DATE	24/07/2020
CHECKED	ND
APPROVED	X

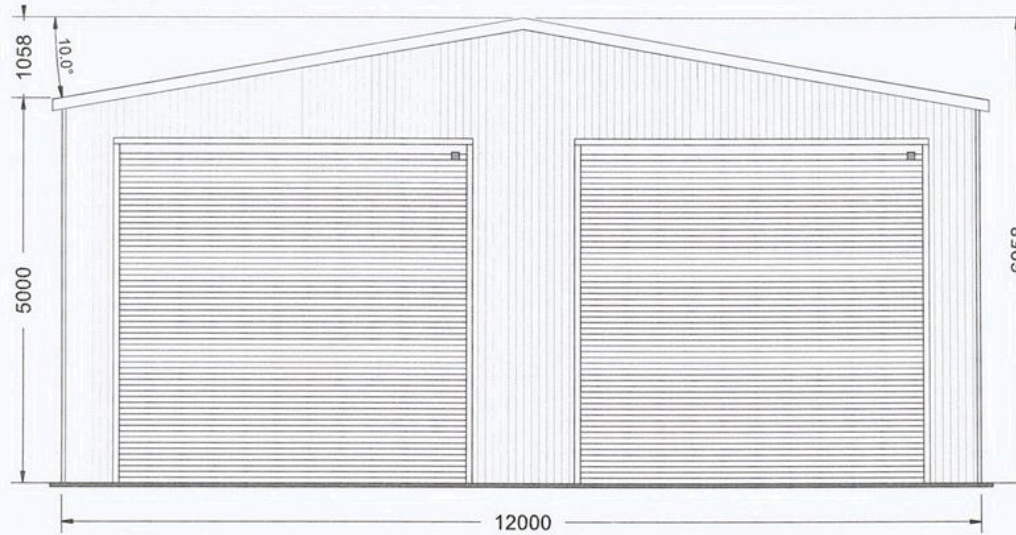
DRG No. PD2020-0036-001  
**LUXESCAPE HOLDINGS PTY LTD**  
 85-87 ALEXANDERS ROAD, MORWELL  
 PROPOSED DEVELOPEMENT  
 SITE PLAN

REV C  
 THIS DRAWING AND ALL TECHNICAL DATA CONTAINED HEREIN IS THE PROPERTY OF LUXESCAPE HOLDINGS PTY LTD AND MUST NOT BE DISCLOSED TO THIRD PARTIES, OR COPIED, OR REPRODUCED WHOLLY, OR IN PART, OR IN ANY FORM WITHOUT THE WRITTEN CONSENT OF THE OWNERS.

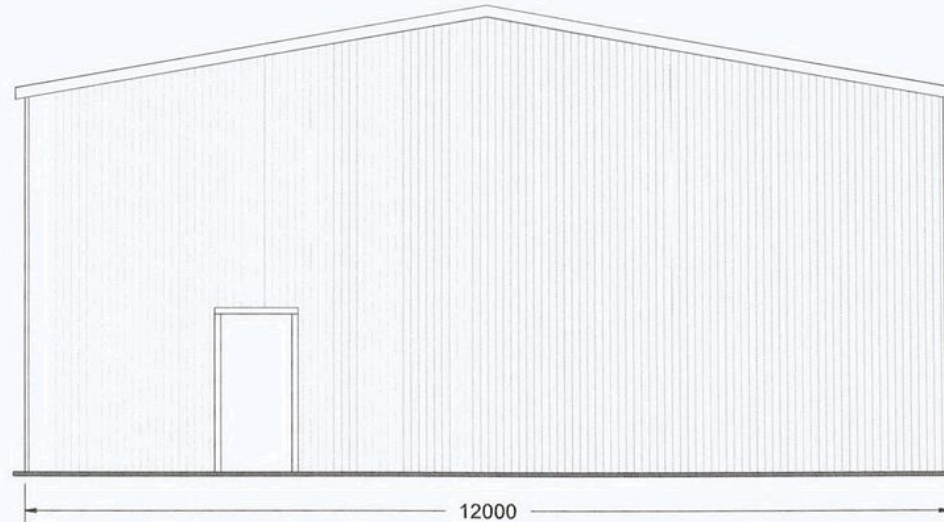
400 X 564mm

PLOT SCALE = 1:250

A2



FRONT ELEVATION



REAR ELEVATION

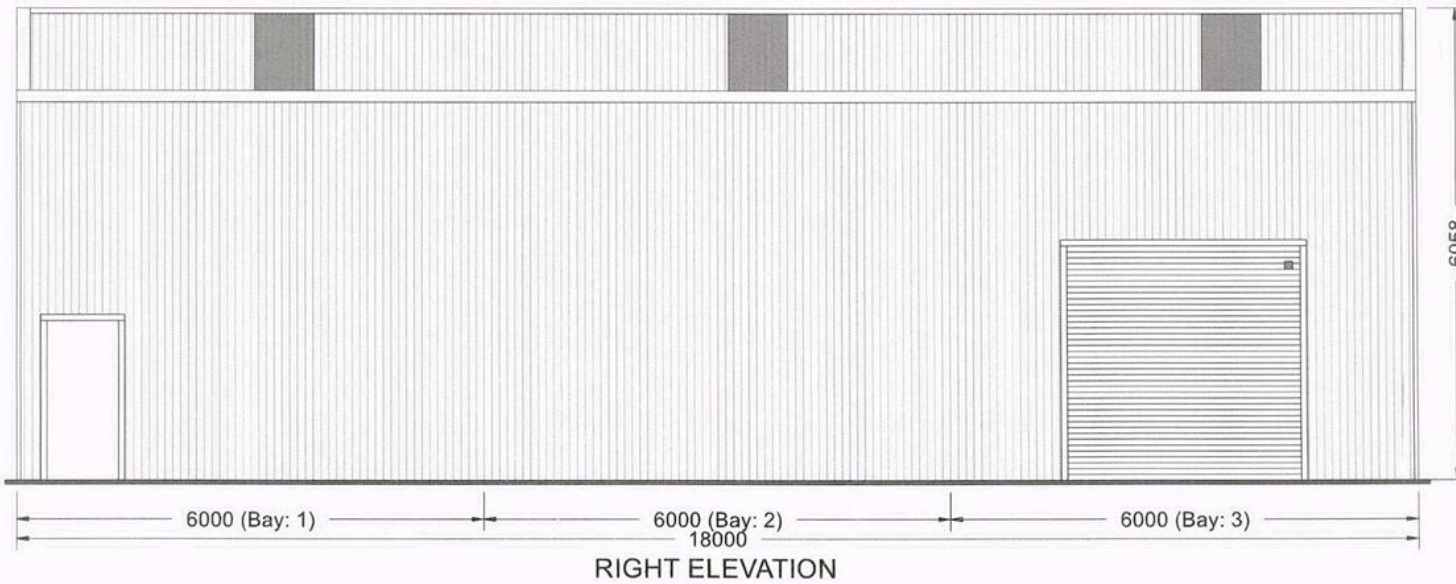
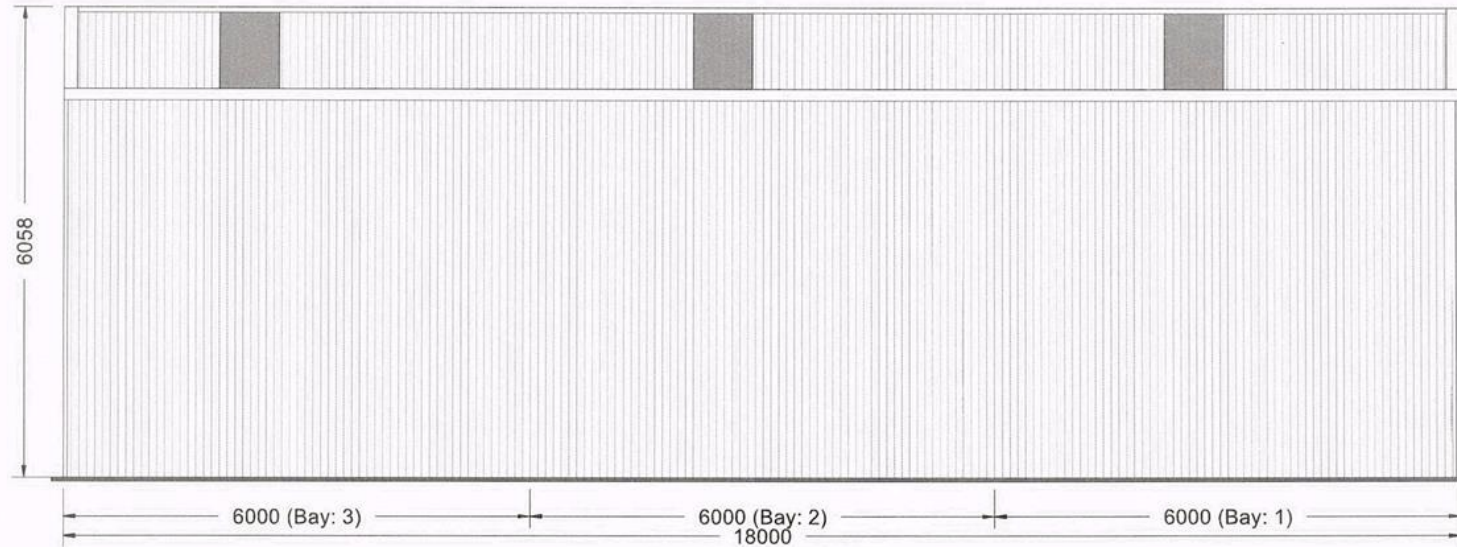


Local Shed Solutions  
19 Aster Avenue Carrum Downs  
sales@localshedsolutions.com.au

CLIENT: Dave Blackwood  
SITE ADDRESS: 85 Alexanders rd, MORWELL, VIC. 3840  
PHONE:  
EMAIL: dnjblackwood@outlook.com

Proudly manufactured by Local Shed Solutions

DRAWING TITLE: End Elevations  
SCALE: 1:58.711  
DATE: 27-05-2020



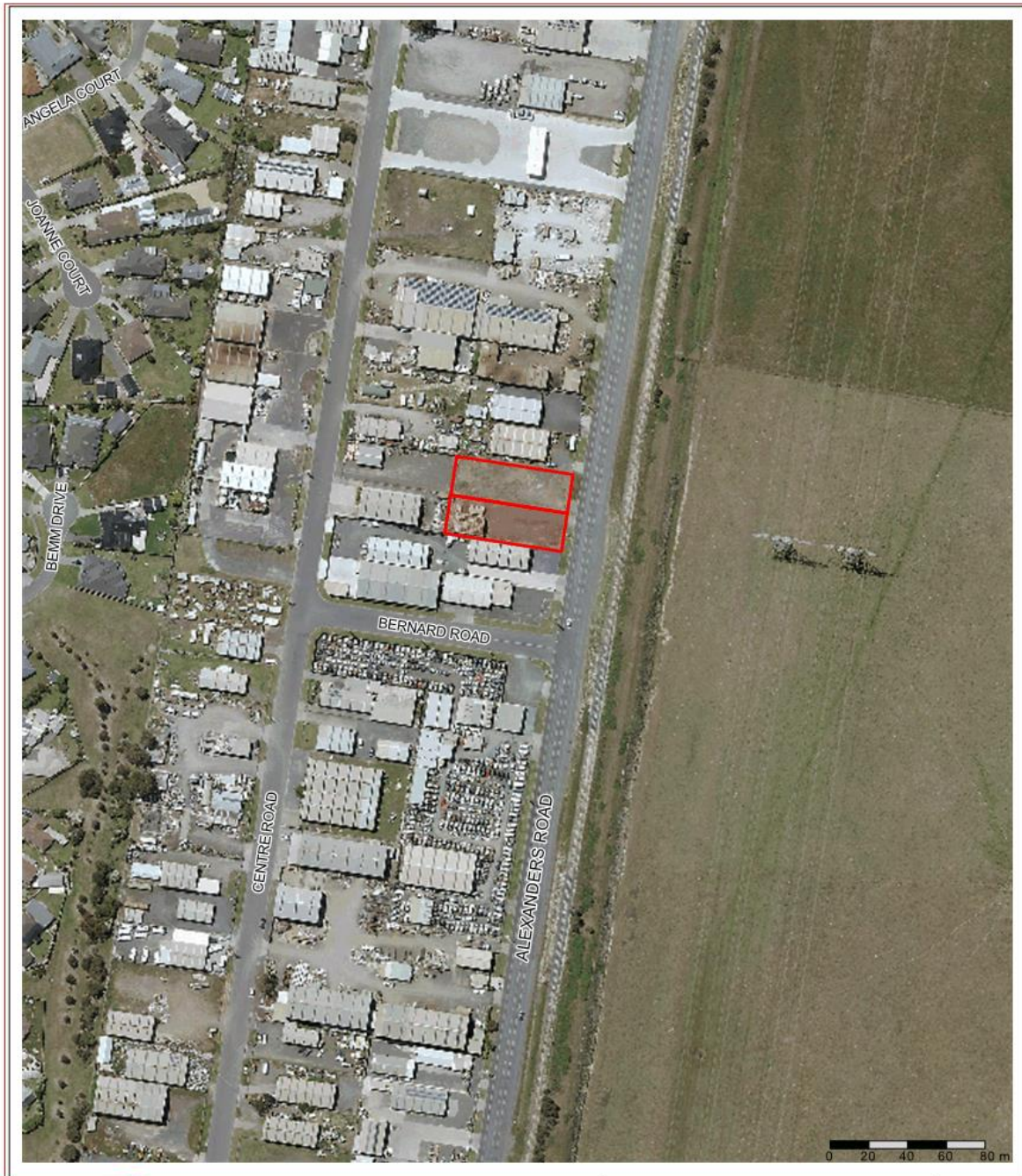
Local Shed Solutions  
19 Aster Avenue Carrum Downs  
sales@localshedsolutions.com.au



CLIENT: Dave Blackwood  
SITE ADDRESS: 85 Alexanders rd, MORWELL, VIC, 3840  
PHONE:  
EMAIL: dnjblackwood@outlook.com

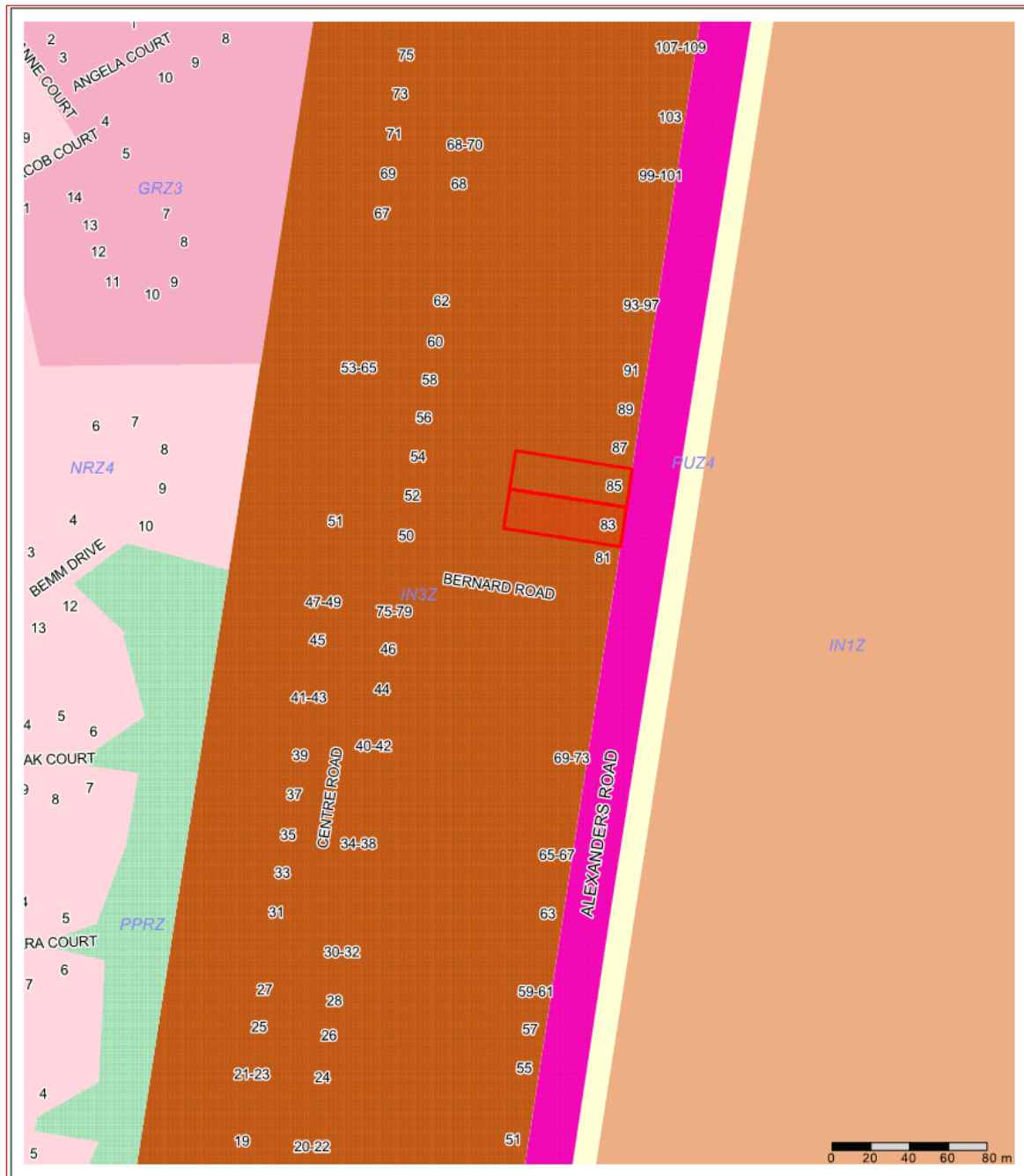
Proudly manufactured by Local Shed Solutions

DRAWING TITLE: Side Elevations  
SCALE: 1:58.163  
DATE: 27-05-2020





	<p>Attachment 2: Context and Location of 85-87 Alexanders Road Morwell</p>	
<p><b>Note</b> The information shown on this map is derived from a variety of sources including, but not limited to, Vicmap Data, other State and Local Government Agencies data and Latrobe City Data.</p>	<p>6/11/2020</p>	
<p><b>Disclaimer:</b> The State of Victoria does not warrant the accuracy or completeness of information in this publication and any person using or relying upon such information does so on the basis that the state of Victoria shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information. Latrobe City does not guarantee the accuracy or the currency of the information presented on this map and therefore Latrobe City will not be held liable for any loss or damage arising as a result of using this information. The location of features shown on this map is indicative only. The underground infrastructure location shown is not to be used as a substitute for Dial Before You Dig. The compilation of this map is subject to copyright laws and regulations, no part of this map can be reproduced without prior written consent of Latrobe City Council.</p>	<p>1:3000</p>	



	<p>Attachment 3: Zoning of Site and Surrounds at 85-87 Alexanders Road Morwell</p>	
<p><b>Note</b> The information shown on this map is derived from a variety of sources including, but not limited to, Vicmap Data, other State and Local Government Agencies data and Latrobe City Data.</p>	<p>6/11/2020</p>	
<p><b>Disclaimer:</b> The State of Victoria does not warrant the accuracy or completeness of information in this publication and any person using or relying upon such information does so on the basis that the state of Victoria shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information. Latrobe City does not guarantee the accuracy or the currency of the information presented on this map and therefore Latrobe City will not be held liable for any loss or damage arising as a result of using this information. The location of features shown on this map is indicative only. The underground infrastructure location shown is not to be used as a substitute for Dial Before You Dig. The compilation of this map is subject to copyright laws and regulations, no part of this map can be reproduced without prior written consent of Latrobe City Council.</p>	<p>1:3000</p>	

**Agenda Item: 14.3**

**Agenda Item: Consideration of Submissions for Amendment C124 to facilitate the proposed upgrade and expansion of Gippsland Water's Moe Water Treatment Plant**

**Sponsor: General Manager, Regional City Growth and Investment**

**Council Plan Objective: Support job creation and industry diversification to enable economic growth in Latrobe City.**

**Status: For Decision**

**Proposed Resolution:**

**That Council:**

- 1. Adopts Amendment C124 (see Attachment 3, 7 and 9), in accordance with Section 29 of the Planning and Environment Act 1987 (the Act);**
- 2. Submits Amendment C124, once adopted to the Minister for Planning for approval in accordance with Section 31 of the Act;**
- 3. Recommends to the Minister for Planning that Planning Permit 2020/152 be granted with changes (see Attachment 1) in accordance with Section 96G of the Act;**
- 4. Submits the recommendation for granting the permit, once adopted, to the Minister for Planning with the adopted amendment in accordance with Section 96H of the Act; and**
- 5. Advises those persons who made written submissions to Amendment C124 of Council's decision.**

**Executive Summary:**

A request was received from Gippsland Water to facilitate the use and development of land at 58 Moe South Road, Moe South for the purpose of service and utility to support the expansion of the existing Moe Water Treatment Plant (WTP).

An amendment has been submitted under Section 96A of the *Planning and Environment Act 1987* (the Act) which is a joint planning scheme amendment and planning permit application. The amendment and planning permit seek to allow:

- the rezoning land at 58 Moe South Road, Moe South from Rural Living Zone – Schedule 3 to Public Use Zone 1 – Service and Utility;

- buildings and works associated with development of a second Clear Water Storage (CWS) basin at 56 and 58 Moe South Road, Moe South; and
- removal of native vegetation at 56 Moe South Road, Moe South.

Formal exhibition of Amendment C124 occurred from 6 August 2020 to 7 September 2020. During this time, three submissions were received in support of the Amendment, none were received that objected to the proposal.

Amendment C124 will be presented to Councillors with a recommendation to adopt at the Ordinary Council Meeting on 7 December 2020. If adopted, Amendment C124 will be sent to the Minister for Planning for approval.

If adopted amendment C124 is able to progress as follows:

- submit Amendment C124 to the Minister for Planning for approval with post exhibition changes; and
- submit the recommendation to the Minister for Planning that planning permit 2020/152 be granted.

### **Background:**

A request was received from Gippsland Water to facilitate the use and development of land at 58 Moe South Road, Moe South for the purpose of service and utility to support the expansion of the existing Moe WTP. Gippsland Water have detailed that the cost to deliver the project is \$5.6M and it is estimated that the project will create 25 construction jobs with ongoing jobs dependent on the future growth of the four main towns.

The project will underpin the future expansion of the Moe/Newborough, Trafalgar and Yarragon and allow the continued serving of 1,000 non-residential connections, plus Yallourn Power Station and Fonterra Milk Factory.

It will also assist with the future implementation of Lake Narracan Precinct Structure Plan which creates job opportunities in residential housing construction, recreation and tourism.

At the 6 July 2020 Ordinary Council Meeting Council resolved to request authorisation from the Minister for Planning prepare and exhibit a combined 96A Planning Scheme Amendment, Amendment C124.

Planning Scheme Amendment C124 is a proponent led amendment and seeks to rezone land at 58 Moe South Road, Moe South which is an existing rural residential property located to the south of the existing Moe WTP at 56 Moe South Road, Moe South. The property currently accommodates a single residence (previously the Moe WTP care-takers residence) and several outbuildings.

The rezoning of the land will bring the site into conformity with the zoning of the existing WTP property at 58 Moe South Road, Moe South.

An aerial image showing the existing site context can be found at Attachment 2 to this report and a copy of zone maps can be found at Attachment 3 to this report.

The planning permit application seeks approval for:

- Buildings and works associated with the development of a second clear water storage basin at 56 and 58 Moe South Road, Moe South under the Design and Development Overlay Schedule 1 - Major Pipeline Infrastructure (DDO1); and
- Removal of native vegetation at 56 Moe South Road, Moe South under Clause 52.17 Native Vegetation. 1.854 ha of native vegetation will be impacted by the works, including the removal of 43 large trees and potential impacts to the tree retention zone of one further large tree.

A site plan showing the proposed development can be found at Attachment 4.

Following receipt of Authorisation on 17 July 2020, Amendment C124 was placed on exhibition from 6 August 2020 to 7 September 2020. Details regarding the exhibition process and outcomes are provided in the communication and consultation sections below.

Three written submissions were received with one of these submissions being received after the exhibition period. Section 22 of the Act requires Council to consider all submissions received to Amendment C124.

There are no outstanding issues in relation to the Amendment and Council can consider the adoption of the Amendment under Section 29 of the Act. The Planning authority must also determine whether the Minister grant the permit under Section 96G of the Act with or without changes.

A copy of these submissions can be found at Attachment 5 to this report.

### **Issues:**

#### *Strategy Implications*

Amendment C124 aligns with the following objectives and strategies of the *Council Plan 2017-2021*:

Objective:

- *Ensure Council operates openly, transparently and responsibly.*

Strategies:

- *Develop projects that will enable the joining up of Latrobe City and reaffirm our position as a regional city.*
- *Implement a town planning regime which facilitates appropriate urban growth, industry diversification, liveability and connectivity of Latrobe City.*

*Communication*

The Minister for Planning provided an exemption under section 20(2) of the Act for notice of the Amendment and as part of the exhibition of the amendment the following activities were undertaken:

- Eight landowner and occupier notification letters were sent;
- Six key stakeholder, agency and authority notification emails were sent;
- Notice placed in the Government Gazette on 6 August; and
- Website page placed on Latrobe City Council's website.

Public Submissions

Following public exhibition three written submissions were received, from APA Group, EPA and Energy Safe Victoria, in response to Amendment C124. Section 22 of the Act requires that a planning authority consider all submissions to an amendment.

Two submissions requested changes; APA Group requested the inclusion of additional conditions requiring a Construction Management Plan to be submitted before any works start within 50 metres of the pipeline easement and conditions requiring Gippsland Water to notify and enter into agreements with APA Group for starting commencing any works in the pipeline easement. EPA required a minor modification to one condition to reference updated guidance notes in relation to noise from industry.

A summary of submissions for Amendment C124 can be found at Attachment 6 to this report.

Table 1 – Submission Count

Amendment C124 Submissions	
Support (with minor changes)	3
Object	0
Total Submissions	3

*Financial Implications*

The prescribed fees for planning scheme amendments are detailed in the (Planning and Environment [Fees] Regulations 2016). The costs associated with a Planning Scheme Amendment include: considering a request to amend a planning scheme, consideration of submissions, providing assistance to a panel and adoption and approval of an amendment.

As this is a proponent led Amendment the applicant has paid Council a fee of \$10,226.35 for Council to process the application, administration costs to process the Amendment will be able to be offset from the fees received.

*Risk Analysis*

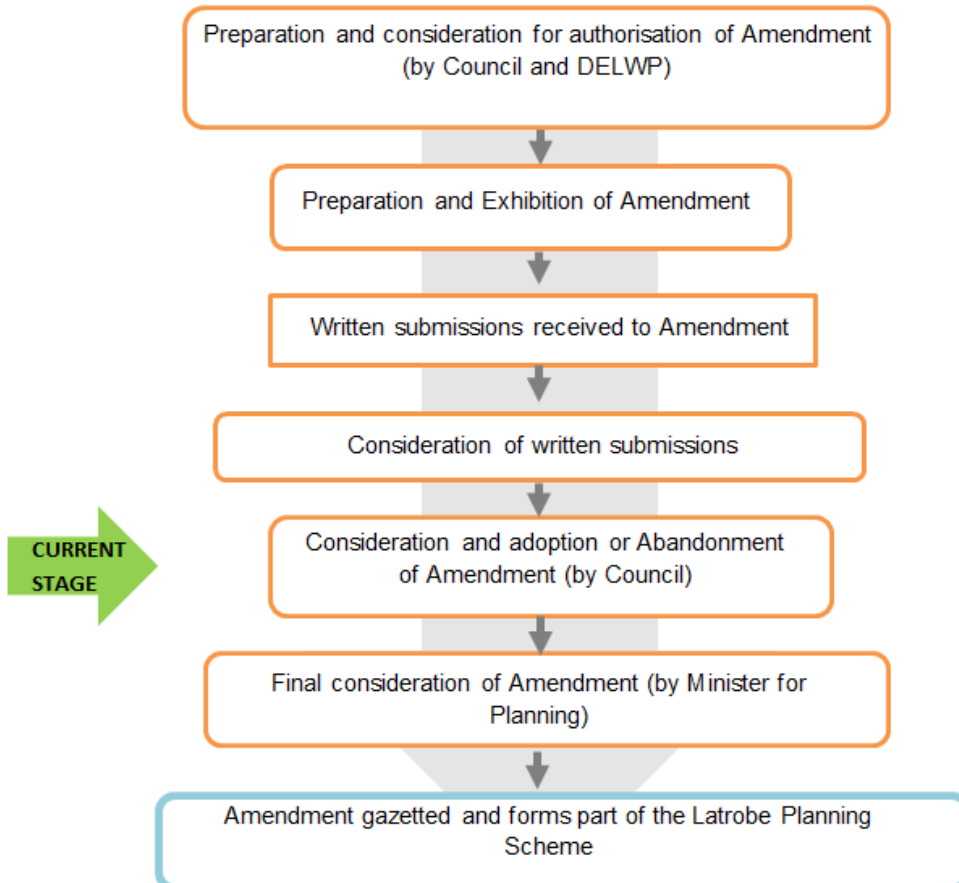
Identified risk	Risk likelihood*	Controls to manage risk
<p><b>Reputational Risk</b></p> <p>Negative perception of Council for not supporting the Amendment.</p>	<p>2 (Unlikely)</p>	<p>The Amendment was notified to adjoining landowners and occupiers and key stakeholders. No objections have been received.</p> <p>Gippsland Water have detailed that the amendment is required to provide ongoing operational flexibility and capacity for the Moe WTP and to allow for redundancy should the existing CWS basin be taken offline for maintenance or upgrade.</p>

\* For example, likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

The planning scheme amendment process is shown in the figure below and provides an indication of the current stage.

**Amendment C124 – Planning Scheme Amendment Process**



In accordance with the Act, the municipal council, as a planning authority, has a number of duties and powers. These duties and powers are listed at Section 12 of the Act. Under Section 12 a planning authority must have regard to (inter alia):

- The objectives of planning in Victoria;
- The Minister’s directions;
- The Victoria Planning Provisions;
- The Latrobe Planning Scheme;

Any significant effects which it considers a planning scheme amendment might have on the environment or which it considers the environment might have on any use or development envisaged by the amendment.

In addition each amendment must address the Department of Environment, Land, Water and Planning (DELWP) publication *Strategic Assessment Guidelines for Preparing and Evaluation Planning Scheme Amendments*. A response to these



requirements is outlined in the attached Explanatory Report at Attachment 7 to this report.

The recommendations of this Council Report are in accordance with Sections 23 and 96C of the Act.

#### *Community Implications*

The Planning Scheme Amendment process requires Council to seek and consider submissions. Where submissions are unresolved, an independent planning panel must be appointed to consider all matters and provide recommendations to Council prior to proceeding. The views of the community have been sought and no submissions have been received that object to the proposal.

#### *Environmental Implications*

All environmental implications will be taken into consideration through the amendment process, including environmental, heritage and bushfire risk.










#### **Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

#### **Supporting Documents:**

Nil

#### **Attachments**

- 1  Attachment 1 - Draft Planning Permit Conditions
- 2  Attachment 2 - Site Context
- 3  Attachment 3 - Zoning Maps
- 4  Attachment 4 - Site Plan
- 5  Attachment 5 - Submissions
- 6  Attachment 6 - Summary of Submissions
- 7  Attachment 7 - Explanatory Report
- 8  Attachment 8 - Strategic Assessment Report
- 9  Attachment 9 - Instruction Sheet

## **14.3**

### **Consideration of Submissions for Amendment C124 to facilitate the proposed upgrade and expansion of Gippsland Water's Moe Water Treatment Plant**

<b>1</b>	<b>Attachment 1 - Draft Planning Permit Conditions.....</b>	<b>1075</b>
<b>2</b>	<b>Attachment 2 - Site Context.....</b>	<b>1086</b>
<b>3</b>	<b>Attachment 3 - Zoning Maps.....</b>	<b>1087</b>
<b>4</b>	<b>Attachment 4 - Site Plan.....</b>	<b>1088</b>
<b>5</b>	<b>Attachment 5 - Submissions.....</b>	<b>1089</b>
<b>6</b>	<b>Attachment 6 - Summary of Submissions.....</b>	<b>1097</b>
<b>7</b>	<b>Attachment 7 - Explanatory Report.....</b>	<b>1098</b>
<b>8</b>	<b>Attachment 8 - Strategic Assessment Report.....</b>	<b>1107</b>
<b>9</b>	<b>Attachment 9 - Instruction Sheet.....</b>	<b>1525</b>

Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152

Planning Scheme: Latrobe Planning Scheme

Responsible Authority: Latrobe City Council

ADDRESS OF THE LAND: 56 &amp; 58 Moe South Road, MOE SOUTH

DESCRIPTION: L 2 PS 400699, L 2 LP 55896 and L 1 PS 400699

THE PERMIT ALLOWS: Development of land associated with Utility Infrastructure and removal of Native Vegetation, in accordance with the endorsed plan(s)

THE FOLLOWING CONDITIONS APPLY TO THIS PERMIT:

**Amended Plans Required**

1. Before the development starts, amended plans to the satisfaction of the responsible authority must be submitted to and approved by the responsible authority. When approved, the plans will be endorsed and will then form part of the permit.

The plans must be drawn to scale with dimensions and three copies must be provided. The plans must be generally in accordance with the plans submitted with the application but modified to show:

- a) Vegetation to be removed and retained in the context of the final layout of proposed works, including Tree Protection Zones where required;
- b) Any bushfire protection measures proposed in the *Strategic Assessment Report (May 2020)* and *Bushfire Assessment (May 2020)* submitted for the project.
- c) Additional details of car parking areas including surface materials proposed and if the car parking areas are to be temporary or permanent;
- d) Sections and elevations of the basin and associated works;
- e) Any noise mitigation measures recommended in the *Operational Noise Assessment (May 2020)* submitted for the project.

Date Issued:

Date permit comes into operation:

---

Signature for the Responsible Authority

Page 1 of 11

Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152  
Planning Scheme: Latrobe Planning Scheme  
Responsible Authority: Latrobe City Council

---

**Permit Conditions Notification and Compliance**

2. Before works start, the permit holder must inform and instruct all persons undertaking the vegetation removal or works on site about permit conditions and the need to comply with all statutory requirements or approvals.

**Endorsed Plans Not Altered**

3. The development as shown on the endorsed plans must not be altered without the written consent of the Responsible Authority.

**General Amenity**

4. The development must be managed so that the amenity of the area is not adversely affected by the emission of noise, artificial light, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil.

**Noise Control**

5. Noise levels emanating from the land must comply with the requirements of the Environment Protection Authority's [Publication 1411 'Noise from Industry in Regional Victoria' – Oct 2011 \(NIRV\)](#), ~~Information Bulletin No. N3/89~~ [Interim Guidelines for Control of Noise from Industry in Country Victoria](#)

**Landscape Plan**

6. Before the development starts, a landscape plan to the satisfaction of the responsible authority must be submitted to and approved by the responsible authority. When approved, the plan will be endorsed and form part of the permit. The plan must be drawn to scale with dimensions, north point and scale and three copies must be provided. The plan must show:
  - a) a planting schedule of all proposed trees, shrubs and ground covers, including botanical names, common names, pot sizes, sizes at maturity, and quantities of each plant and their location on the site

Date Issued:

Date permit comes into operation:

---

Signature for the Responsible Authority

Page 2 of 11

Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152  
 Planning Scheme: Latrobe Planning Scheme  
 Responsible Authority: Latrobe City Council

- b) all species selected must be of low fire risk, not likely to become environmentally invasive to the satisfaction of the responsible authority and the Country Fire Authority.
7. Before the use of the development starts or by such later date as is approved by the responsible authority in writing, the landscaping works shown on the endorsed plans must be carried out and completed to the satisfaction of the responsible authority.
8. Landscaping to provide visual screening must be provided along the eastern part of the southern boundary of 58 Moe South Road, Moe South in general accordance with *Figure 3 Site Context and Design Response Plan* of the Strategic Assessment Report.
9. The landscaping shown on the endorsed landscape plan must be maintained to the satisfaction of the responsible authority, including that any dead, diseased or damaged plants are to be replaced.

**Construction ~~Environmental~~ Management Plans**

10. Prior to the commencement of any works, including demolition, within the easement or on land within 50 metres of the gas transmission pipeline easement, a Construction Management Plan must be submitted to and approved by the Responsible Authority. The plan must:

- Prohibit the use of rippers or horizontal directional drills unless otherwise agreed by the operator of the gas transmission pipeline.
- Avoid significant vibration, heavy loadings stored over the pipeline and Heavy vehicle / plant crossings of the pipeline within the easement.
- Be endorsed by the operator of the gas transmission pipeline where the works are within or crossing the relevant gas transmission easement.
- Include any other relevant matter to the satisfaction of the Responsible Authority.

The Responsible Authority must be satisfied that the gas transmission pipeline licensee (APA VTS Australia (Operations) Pty Ltd) has reviewed and

Date Issued:  
 Date permit comes into operation:

\_\_\_\_\_  
 Signature for the Responsible Authority

Page 3 of 11

Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152  
 Planning Scheme: Latrobe Planning Scheme  
 Responsible Authority: Latrobe City Council

approved the Construction Management Plan. The Construction Management Plan must be implemented to the satisfaction of the Responsible Authority. The Construction Management Plan may be amended to the satisfaction of the Responsible Authority.

~~10.~~ **11.** Before any works begin, a Construction Environmental Management Plan to the satisfaction of the Department of Environment, Land, Water and Planning must be submitted to and approved by the Responsible Authority. When approved, the plan will be endorsed and will form part of this permit. The plan must include:

- a) A detailed description of the measures to be implemented to:
- i. protect the native vegetation to be retained during construction works, which must include the erection of a native vegetation protection fence around all native vegetation to be retained on site, including tree protection zones of all native trees to be retained. All tree protection zones must comply with *AS 4970-2009 Protection of Trees on Development Sites*.
  - ii. avoid or minimise impacts to all ecological values of the subject land, including but not limited to details of measures:
    - a) to be implemented to prevent adverse impacts on any aquatic habitat and waterways during the construction period (sediment control measures)
    - b) to prevent contaminants (e.g. oils, chemicals) from entering any aquatic habitat or waterways as a result of accidental spills
    - c) to implement a weed/disease/pest hygiene measures that prevents the spread of existing and/or introduction of new weeds, diseases or pests to the site. This must include, but is not limited to:
      - wash down and inspection of vehicles, machinery and boots before entering/leaving the site
      - control of existing weeds including measures for accurate identification

Date Issued:  
 Date permit comes into operation:

\_\_\_\_\_  
 Signature for the Responsible Authority

Page 4 of 11

Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152  
 Planning Scheme: Latrobe Planning Scheme  
 Responsible Authority: Latrobe City Council

- weed control methods that do not have adverse impacts on native vegetation to be retained, frogs, aquatic species and habitat or areas of poor drainage.

These measures must include details of the person/s responsible for implementation and compliance.

- b) an amended site plan, drawn to scale with dimensions and georeferences (such as VicGrid94 co-ordinates) at a landscape and site level, that clearly shows:
- the location and identification of the land affected by this permit, including standard parcel identifiers for freehold land
  - the location and area of all native vegetation present, including scattered trees, that are permitted to be removed under this permit
  - all areas of native vegetation to be retained
  - buffers or set back areas from construction impact zones that include the tree and vegetation protection zones of all native vegetation to be retained. Tree protection zones must accord with AS 4970—2009 *Protection of trees on development sites*.

**Native vegetation to be retained**

~~11.~~ 12. Within the area of native vegetation to be retained and any tree protection zone associated with the permitted use and/or development, the following is prohibited:

- any vehicle or pedestrian access, trenching or soil excavation, and
- storage or dumping of any soils, materials, equipment, vehicles, machinery or waste products, and
- entry or exit pits for underground services, and
- any other actions or activities that may result in adverse impacts to retained native vegetation.

Date Issued:

Date permit comes into operation:

---

 Signature for the Responsible Authority

Page 5 of 11

Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152  
Planning Scheme: Latrobe Planning Scheme  
Responsible Authority: Latrobe City Council

**Removal of vegetation**

- 12.13.** The native vegetation permitted to be removed, destroyed or lopped under this permit is 1.854 hectares of patch native vegetation including 44 large trees, with a strategic biodiversity score of 0.531.
- 13.14.** All vegetation removal works must be in accordance with the endorsed plan(s) to the satisfaction of the Responsible Authority.
- 14.15.** Vegetation removal and disposal must not cause damage to vegetation stands to be retained and to drainage lines and/or watercourses.
- 15.16.** Felled timber containing hollows must be retained and located on-site to the satisfaction of the responsible authority upon the advice of the Department of Environment, Land, Water and Planning.

**Native vegetation offsets**

- 16.17.** To offset the removal of 1.854 hectares of native vegetation including 44 large trees, the permit holder must secure the following native vegetation offset in accordance with the Guidelines for the removal, destruction or lopping of native vegetation (DELWP 2017):
- a) A general offset of 1.481 general habitat units:
- located within the West Gippsland Catchment Management Authority boundary or Latrobe City Council municipal district
  - with a minimum strategic biodiversity score of at least 0.413.

The offsets secured must also protect 44 large trees.

- 17.18.** Before any native vegetation is removed, evidence that the required offset for the project has been secured must be provided to the satisfaction of the Responsible Authority. This evidence must be one or both of the following:

Date Issued:  
Date permit comes into operation:

\_\_\_\_\_  
Signature for the Responsible Authority

Page 6 of 11



Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152  
 Planning Scheme: Latrobe Planning Scheme  
 Responsible Authority: Latrobe City Council

- a) An established first party offset site including a security agreement signed by both parties, and a management plan detailing the 10 year management actions and ongoing management of the site, and/or
- b) credit extract(s) allocated to the permit from the Native Vegetation Credit Register.

~~18.~~19. A copy of the offset evidence will be endorsed by the responsible authority and form part of this permit. Within 30 days of endorsement of the offset evidence by the responsible authority, a copy of the endorsed offset evidence must be provided to the Department of Environment, Land, Water and Planning at the Traralgon regional office via [Gippsland.Planning@delwp.vic.gov.au](mailto:Gippsland.Planning@delwp.vic.gov.au).

~~19.~~20. Where the offset includes a first party offset(s), the permit holder must provide an annual offset site report to the responsible authority by the anniversary date of the execution of the offset security agreement, for a period of 10 consecutive years. After the tenth year, the landowner must provide a report at the reasonable request of a statutory authority.

~~20.~~21. Within 12 months of the completion of the project, offset requirements can be reconciled with the written agreement of the responsible authority and the Department of Environment, Land, Water and Planning.

**Bushfire conditions**

~~21.~~22. Before development starts, an Emergency Plan must be submitted to and approved by the Country Fire Authority. The plan must contain details of bushfire management protocols and information including:

- a) Vegetation-management procedures to address defensible space guidelines;
- b) Access information for emergency services in the event of a fire;
- c) Country Fire Authority water supply connection point location and access information;
- d) Storage and handling procedures for any dangerous goods.

Date Issued:

Date permit comes into operation:

---

 Signature for the Responsible Authority

Page 7 of 11

Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152  
Planning Scheme: Latrobe Planning Scheme  
Responsible Authority: Latrobe City Council

The plan must not be altered unless otherwise agreed in writing by Country Fire Authority.

**22-23.** The permit holder must provide for access for fire fighting purposes that must:

- a) have a minimum trafficable width of 3.5m of all-weather construction
- b) only contain curves with a minimum inner radius of 10m
- c) have an average grade of not more than 1 in 7 (14.4 percent or 8.1 degrees) with a maximum of not more than 1 in 5 (20 percent or 11.3 degrees) for no more than 50m
- d) incorporate a turning area for fire fighting vehicles where the access is more than 100m in length.

**23-24.** Exempt for areas of retained native vegetation, during the fire danger period, all grassy areas around the infrastructure and emergency vehicle access tracks must be short cropped and maintained to reduce fire risk.

**Cultural Heritage Management**

**24-25.** Prior to ground disturbance works commencing, a Cultural Heritage Induction must be provided to all contractors and workers undertaking such works to inform them of:

- a) The presence, purpose and results of the Cultural Heritage Management Plan;
- b) The procedure to follow should cultural heritage material or Aboriginal Ancestral remains be discovered during the construction of works.

The induction must be presented by a GunaiKurnai Land and Waters Aboriginal Corporation (GLaWAC) representative. At least two weeks' notice must be provided to GLaWAC of the proposed induction date.

A hardcopy of the approved Cultural Heritage Management Plan must be kept on-site during the construction of works.

Date Issued:

Date permit comes into operation:

\_\_\_\_\_  
Signature for the Responsible Authority

Page 8 of 11

Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152  
 Planning Scheme: Latrobe Planning Scheme  
 Responsible Authority: Latrobe City Council

26. Buildings, structures, roadway, pavement, pipeline, cable, fence or any other improvement on or under the land within the gas transmission pipeline easement must not be constructed without prior consent in writing from the pipeline licensee/operator (APA VTS Australia (Operations) Pty Ltd). No structure or vegetation will be permitted on the easement that prohibits maintenance of line of sight along the pipeline easement.

Formatted: English (U.K.)

25-27. Prior to the commencement of any works within the gas transmission pipeline easement, the proponent must enter a Third Party Works Authorisation agreement with the pipeline licensee/operator (APA VTS Australia (Operations) Pty Ltd). Works within the easement must comply with any conditions attached to a third party works approval.

**Expiry of Permit**

26-28. This permit will expire if one of the following circumstances applies:

- a) the development is not started within two (2) years of the date of this permit
- b) the development is not completed within four (4) years of the date of this permit.

The Responsible Authority may extend the periods referred to if a request is made in writing before the permit expires; or

- a) within six (6) months after the permit expires where the development has not yet started, or
- b) within twelve (12) months after the permit expires where the development allowed by the permit has lawfully commenced before the permit expiry.

**Note 1.** If you are planning on undertaking any physical works on property containing or proximate to a pipeline, or are seeking details on the physical location of a pipeline, please contact Dial Before you Dig on 1100, or APA directly on [APAprotection@apa.com.au](mailto:APAprotection@apa.com.au) ~~Before works start, the permit holder must obtain a Third Party Works Authorisation from the~~

Date Issued:  
 Date permit comes into operation:

\_\_\_\_\_  
 Signature for the Responsible Authority

Page 9 of 11

Planning and Environment Regulations 2015 No. 33

## FORM 9

Section 96J

**PLANNING PERMIT GRANTED UNDER SECTION 96I OF  
THE PLANNING AND ENVIRONMENT ACT 1987**

Permit No.: 2020/152  
Planning Scheme: Latrobe Planning Scheme  
Responsible Authority: Latrobe City Council

---

~~APA Group for the works.~~

**Note 2.** An early works agreement from APA is required for any assessments/approvals that require greater than 1 days assessment or supervision. Lead in times for agreements can be up to 12 weeks. Please contact APA at [APAProtection@apa.com.au](mailto:APAProtection@apa.com.au) or 1800 103 452 to discuss the issue.

**Note 2.No** Before any works on public land start, a permit to take protected flora under the *Flora and Fauna Guarantee (FFG) Act 1988* is required. To obtain an FFG permit or further information, please contact a Natural Environment Program officer at the Traralgon regional office of the Department of Environment, Land, Water and Planning on (03) 5172 2111.

END CONDITIONS

Date Issued:  
Date permit comes into operation:

---

Signature for the Responsible Authority

Page 10 of 11

**IMPORTANT INFORMATION ABOUT THIS NOTICE****WHAT HAS BEEN DECIDED?**

The Responsible Authority has issued a permit. The permit was granted by the Minister under section 96I of the **Planning and Environment Act 1987** on the approval of Amendment No. C124 to the Latrobe Planning Scheme.

**WHEN DOES A PERMIT BEGIN?**

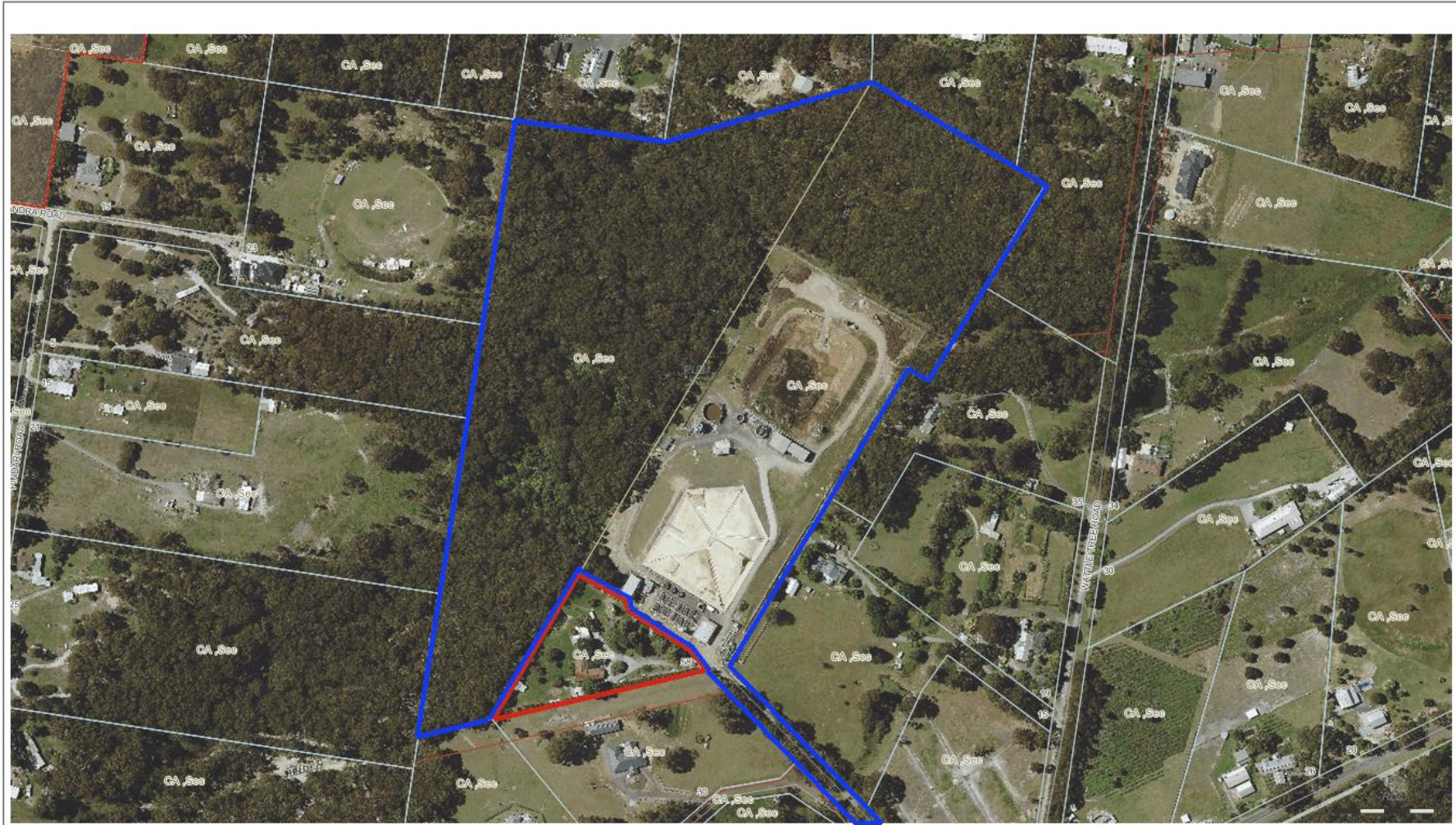
The permit operates from a day specified on the permit being a day on or after on which the amendment to which the permit applies comes into operation.

**WHEN DOES A PERMIT EXPIRE?**

1. A permit for the development of land expires if:
  - the development or any stage of it does not start within the time specified in the permit, or
  - the development requires the certification of a plan of subdivision or consolidation under the **Subdivision Act 1988** and the plan is not certified within two years of the issue of the permit, unless the permit contains a different provision; or
  - the development or any stage is not completed within the time specified in the permit, or, if no time is specified, within two years after the issue of the permit or in the case of a subdivision or consolidation within 5 years of the certification of the plan of subdivision or consolidation under the **Subdivision Act 1988**.
2. A permit for the use of land expires if:
  - the use does not start within the time specified in the permit, or if no time is specified, within two years after the issue of the permit, or
  - the use is discontinued for a period of two years.
3. A permit for the development and use of land expires if:
  - the development or any stage of it does not start within the time specified in the permit; or
  - the development or any stage of it is not completed within the time specified in the permit, or if no time is specified, within two years after the issue of the permit; or
  - the use does not start within the time specified in the permit, or, if no time is specified, within two years after the completion of the development, or
  - the use is discontinued for a period of two years
4. If a permit for the use of land or the development and use of land or relating to any of the circumstances mentioned in section 6A(2) of the **Planning and Environment Act 1987**, or to any combination of use, development or any of those circumstances requires the certification of a plan under the **Subdivision Act 1988**, unless the permit contains a different provision:
  - the use or development of any stage is to be taken to have started when the plan is certified; and
  - the permit expires if the plan is not certified within two years of the issue of the permit.
5. The expiry of a permit does not affect the validity of anything done under that permit before the expiry.

**WHAT ABOUT REVIEWS?**

- In accordance with section 96M of the Planning and Environment Act 1987, the applicant may not apply to the Victorian Civil and Administrative Tribunal for a review of any condition in this permit.



**Note**  
The information shown on this map is derived from a variety of sources including, but not limited to, Vicmap Data, other State and Local Government Agencies data and Latrobe City Data.

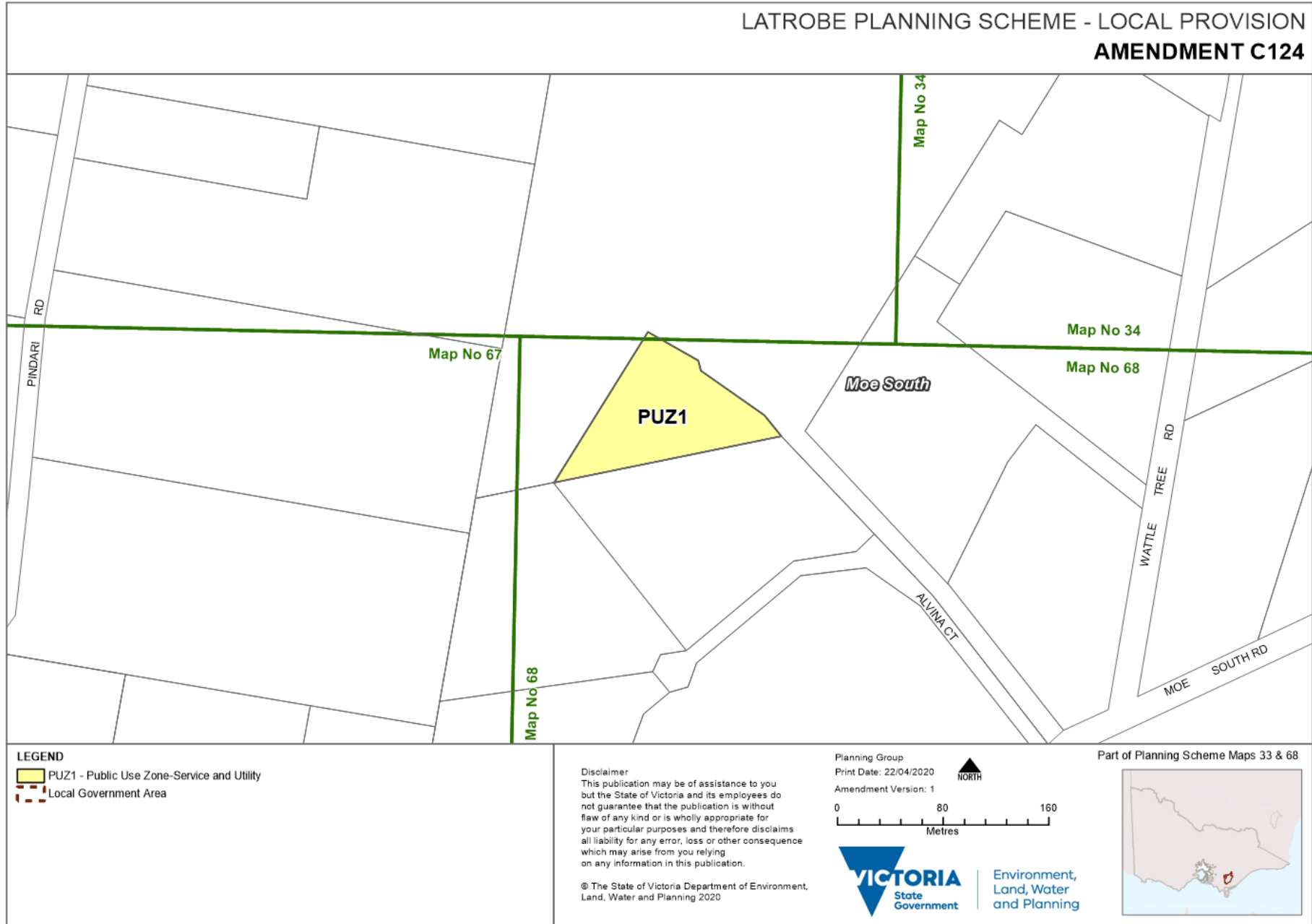
**Disclaimer:**  
The State of Victoria does not warrant the accuracy or completeness of information in this publication and any person using or relying upon such information does so on the basis that the state of Victoria shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information.  
Latrobe City does not guarantee the accuracy or the currency of the information presented on this map and therefore Latrobe City will not be held liable for any loss or damage arising as a result of using this information.  
The location of features shown on this map is indicative only. The underground infrastructure location shown is not to be used as a substitute for 'Dig Before You Dig'.  
The compilation of this map is subject to copyright laws and regulations, so part of this map can be reproduced without prior written consent of Latrobe City Council.

— Moe WTP  
— Land proposed to be rezoned

## SITE CONTEXT

2/06/2020
Scale 1:3000





**LEGEND**  
 PUZ1 - Public Use Zone-Service and Utility  
 Local Government Area

**Disclaimer**  
 This publication may be of assistance to you but the State of Victoria and its employees do not guarantee that the publication is without flaw of any kind or is wholly appropriate for your particular purposes and therefore disclaims all liability for any error, loss or other consequence which may arise from you relying on any information in this publication.

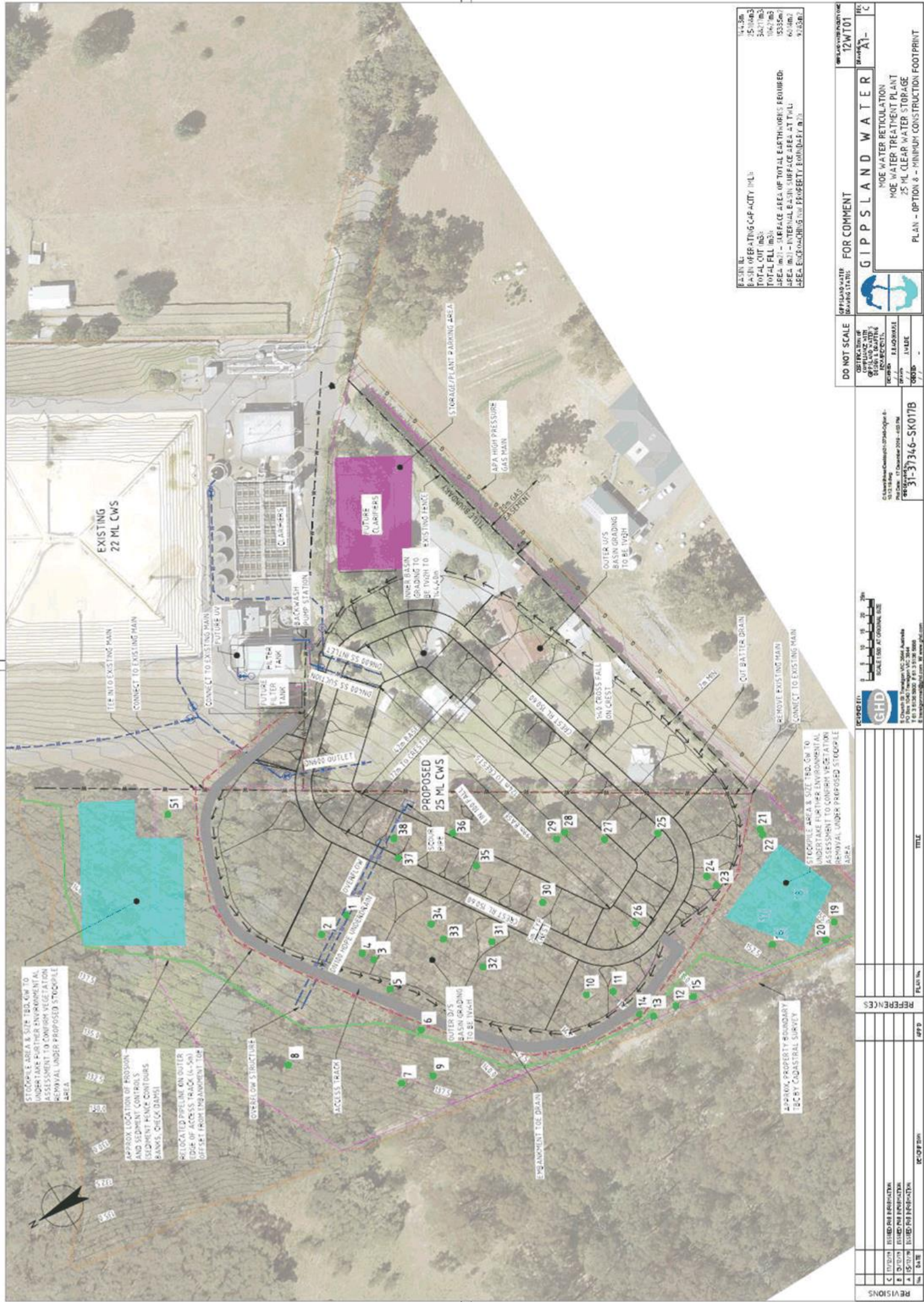
© The State of Victoria Department of Environment, Land, Water and Planning 2020

Planning Group  
 Print Date: 22/04/2020  
 Amendment Version: 1



Part of Planning Scheme Maps 33 & 68





**Figure 4 Preliminary concept plan**





Our Ref: 5011072

3 September 2020

Latrobe City Council  
PO Box 264  
MORWELL VIC 3840

Sent via: [Latrobe@latrobe.vic.gov.au](mailto:Latrobe@latrobe.vic.gov.au)  
Attention: Karen Egan

Dear Ms Egan,

**AMENDMENT C124 (GIPPSLAND WATER FACILITY) TO THE LATROBE PLANNING SCHEME - NOTICE OF PREPARATION OF AN AMENDMENT**

We understand that Latrobe City Council has prepared Amendment C124 (Gippsland Water Facility) to the Latrobe Planning Scheme.

*"The amendment is a combined planning scheme amendment and planning permit application under Section 96A of the Planning and Environment Act 1987 and affects land located at 56 Moe South Road, Moe South (comprising Lot 2/PS400699 and Lot 2/LP55896) and 58 Moe South Road, Moe South (Lot 1 PS400699).*

*The amendment proposes to:*

- *Rezoned land at 58 Moe South Road, Moe South from Rural Living Zone – Schedule 1 (RLZ1) to Public Use Zone 1 – Service and Utility (PUZ1).*
- *Amend Planning Scheme Map No. 33 and Map No. 68 to reflect changes.*

*The planning permit application seeks approval for:*

- *Buildings and works associated with development of a second clear water storage basin at 56 and 58 Moe South Road, Moe South pursuant to the Design and Development Overlay – Schedule 1 Major Pipeline Infrastructure*

*Removal of native vegetation at 56 Moe South Road, Moe South pursuant to Clause 52.17."*

**Summary of Position**

Based on the supplied documentation and the assessment above, EPA generally supports the proposal. It is recommended that attention be paid to the drafting of planning permit condition(s) as they relate to compliance with the relevant noise regulations.

EPA does not wish to be heard in support of this submission.

Environment Protection Authority Victoria  
181 William St, Melbourne VIC 3000 DX210492  
1300 372 842 (1300 EPA VIC) [www.epa.vic.gov.au](http://www.epa.vic.gov.au)



### Ministerial Direction 19

EPA would like to highlight that under the *Planning and Environment Act 1987* Section 12(2)(a) Part a containing Ministerial Direction 19 (MD19), planning authorities are required to seek the views of the Environment Protection Authority (EPA) in the preparation of planning scheme amendments that could result in use or development of land that may result in significant impact on the environment, amenity and human health due to pollution or waste.

EPA received a request for advice from Gippsland Water in 12 March 2020 to provide our views in accordance with the requirements of MD19. At this time, EPA's understanding of the proposal was that Gippsland Water (GW) were proposing a new clear water storage basin; facilitated by a combined planning scheme amendment (rezoning of land from Rural Living Zone – Schedule 3 (RLZ3) to Public Use Zone 1 (Service and Utility)) as well as and planning permit for native vegetation removal.

The scope of works will include:

- *New 25 ML Clear Water Storage (CWS) Basin constructed in part on the new property to the south, and the vegetated land to the west;*
- *Interconnecting pipework between the WTP and the new proposed basin;*
- *Access track around the new basin;*
- *Associated civil works, guardrail around new basin, etc.*

EPA provided advice to Gippsland Water on 23 March 2020 on the proposal, which firstly, referenced the recommended separation distances set out in Publication 1518:

*“Recommended Separation Distances for Industrial Residual Air Emissions (IRAE) applies only to offsite odour and dust emissions from industries which have the potential to impact on human health and wellbeing, local amenity and aesthetic enjoyment. It does not apply to noise, vibration, ambient and hazardous air pollutants. Furthermore, Publication 1518 does not include any specific reference to water treatment plants. Therefore, there is no applicable recommended separation distance that needs to be considered for this proposal.”*

And secondly, in relation to potential noise impacts:

*Having regard to the proposed location of the clear water storage basin, and location of existing nearby residential dwellings (sensitive uses) as shown in the image below, GW should give consideration to whether the proposal will generate any adverse noise impacts on these dwellings, and if so – adopt necessary noise mitigation measures consistent with EPA regulations and guidelines for industrial noise to avoid or minimise adverse impacts.*

### Assessment - Noise

EPA refers to the Explanatory Report provided for review and notes:

*“Through site location and design, the proposed CWS basin has been strategically sited to allow for the basin to be constructed to the same relative level as the existing CWS basin serving the Moe WTP. This has significantly reduced the need for additional water transfer pumps, electrical usage and noise emissions generated during the operation of the basin.*

*The water storage basin itself is not expected to be a source of noise emission however an ancillary backwash pump will generate low levels of noise. Gippsland Water will incorporate a noise enclosure around the proposed backwash pump for the expanded facility as part of its final design, in accordance with the recommendations of the Operational Noise Assessment undertaken for the project (Appendix B of the Strategic Assessment Report). As a result, no adverse noise impacts are expected as part of the project.”*

EPA therefore supports the inclusion of draft permit condition 1(e) which requires amended plans, to be submitted to and approved by 'the responsible authority', to include any noise mitigation recommended in the Operational Noise Assessment (May 2020) submitted for the project.

EPA notes that the draft planning permit also includes condition 5 which states:

*"Noise levels emanating from the land must comply with the requirements of the Environment Protection Authority's Information Bulletin No. N3/89 Interim Guidelines for Control of Noise from Industry in Country Victoria."*

The interim guidance was superseded by EPA Publication 1411 'Noise from Industry in Regional Victoria' - Oct 2011 (NIRV). The condition should be updated accordingly.

### Closing

Based on the supplied documentation and the assessment above, EPA generally supports the proposal. It is recommended that attention be paid to the drafting of planning permit condition(s) as they relate to compliance with the relevant noise regulations.

If our assessment is not aligned with your view of the environmental risk, or if the proposal is amended, please contact Trisha Brice, Planning Team Lead (Strategic) on 9194 5404.

Yours sincerely,



**Trisha Brice**  
Planning Team Lead (Strategic)  
Major Projects and Planning  
**EPA Victoria**



Creating a  
safer state with  
electricity and gas

7 September 2020

Karen Egan  
Latrobe City Council  
PO Box 264  
MOREWELL VIC 3840  
**VIA EMAIL**

Dear Ms Egan,

**LATROBE PLANNING SCHEME AMENDMENT C124LATR**

I refer to your email providing Energy Safe Victoria (**ESV**) with the combined notice of the preparation and exhibition of Amendment C124latr (**the amendment**) and Planning Permit Application 2020/152 (**the application**). ESV welcomes the opportunity to provide feedback to Latrobe City Council in relation to the amendment.

We understand that the purpose of the amendment is to:

- Rezone the land at 58 Moe South Road, Moe South from Rural Living Zone (Schedule 1) to Public Use Zone (Schedule 1 – Service and Utility).

We understand the application is for:

- Buildings and works associated with the development of a second clear water storage basin at 56 and 58 Moe South Road, Moe South.
- Remove native vegetation at 56 Moe South Road.

An existing high-pressure gas pipeline is located adjacent to the northern boundary of the site, which is owned and operated by APA. We have received correspondence between the APA and Gippsland Water confirming APA has no objection to the proposed rezoning, and requests to review the final design and construction methodology to ensure that there is no impact to the pipeline.

ESV therefore has no objection to either the amendment or the application.

Energy Safe Victoria  
ABN 27 462 247 657

Level 5  
4 Riverside Quay  
Southbank VIC 3006

PO Box 262  
Collins St West VIC 8007  
DX 212569 Melbourne VIC

T (03) 9203 9700  
F (03) 9686 2197  
[esv.vic.gov.au](http://esv.vic.gov.au)



Energy Safe Victoria

We thank Council for the opportunity to provide feedback in relation to this matter.

Should you have any questions or require anything further please do not hesitate to contact me on 9271 5440 or [anastasia.kontogiorgis@energysafe.vic.gov.au](mailto:anastasia.kontogiorgis@energysafe.vic.gov.au).

Yours sincerely

p.p.



Anastasia Kontogiorgis  
**Manager, gas & pipeline infrastructure safety**

APA VTS Australia (Operations) Pty Limited ACN 083 009 278  
 Level 14, 60 City Road, Southbank VIC 3006  
 PO Box 423 Flinders Lane, Vic 8009  
 P: +61 3 8626 8400 | F: +61 3 8626 8454  
 APA Group | apa.com.au



7 September 2020

APA Reference: 446522  
 Your Reference: AM C125latr

Latrobe City Council  
 Att: Karen Egan  
 Corporate Headquarters  
 141 Commercial Road  
 MORWELL VIC 3840

**EMAIL OUT:** Latrobe@latrobe.vic.gov.au

Dear Karen,

**RE: 58 MOE SOUTH ROAD, MOE SOUTH**

Thank you for your referral request received on 6 August 2020 in relation to Amendment C124 of the Latrobe Planning Scheme.

APA Group (APA) is Australia's largest natural gas infrastructure business and has direct management and operational control over its assets and investments. APA's gas transmission pipelines span across Australia, delivering approximately half of the nation's gas usage. APA owns and operates over 15,000 km's of high pressure gas transmission pipelines across Australia.

APA is the Pipeline Licensee for the Morwell – Dandenong pipeline, (see table 1 for details):

**Table 1: Transmission gas pipelines in the area of consideration**

Pipeline	Pipeline Licence	Easement Width (m)	Diameter (mm)	Measurement Length (m)
Morwell – Dandenong	PI 50 (T1)	20.1	450	240

**Note:** measurement length is applied to either side of the pipeline.

### APA's Role

As a Licensee under the Pipelines Act 2005 (VIC), APA is required to operate high pressure gas transmission pipelines (**HPGTP**) in a manner that minimises adverse environmental impacts and protects the public and property from health and safety risks. Once a HPGTP is in place, APA is required to constantly monitor both the pipeline easement and also a broader area within which we are required to consider land use changes and development and to assess what such changes means to the risk profile of the HPGTP.

APA has a number of responsibilities and duties to perform under a complex framework of legislation, standards and controls across Federal, State and Local Government landscapes. In particular, our HPGTPs are required to be operated in accordance with Australian Standard 2885 (Pipelines – Gas and Liquid Petroleum) (AS2885). In discharging our regulatory responsibilities, APA needs to continuously review what is happening around its assets, what land use changes are occurring and

APA Group comprises two registered investment schemes, Australian Pipeline Trust (ARSN 091 678 778) and APT Investment Trust (ARSN 115 585 441), the securities in which are stapled together. Australian Pipeline Limited (ACN 091 344 704) is the responsible entity of those trusts. The registered office is Level 25, 580 George Street, Sydney NSW 2000.

what development is taking place to ensure it remains in a position to comply with applicable operational and safety standards and legislation whilst meeting its commercial obligations and imperatives.

The purpose of an SMS is to assess the risk associated with a change in land use, including both construction risks and ongoing land use risks. The SMS will also develop appropriate controls to reduce risks to 'as low as reasonably practicable' (**ALARP**).

The cost of undertaking an SMS is to be borne by the proponent as the 'agent of change'. APA has developed a list of preferred SMS facilitators. This ensures facilitators are both independent and satisfactorily qualified to undertake this assessment. This list is available from APA on request.

### **Comments**

On the basis of the information provided, APA does not object to the proposal subject to the following conditions being included within any approval issued for the proposal:

1. Buildings, structures, roadway, pavement, pipeline, cable, fence or any other improvement on or under the land within the gas transmission pipeline easement must not be constructed without prior consent in writing from the pipeline licensee/operator (APA VTS Australia (Operations) Pty Ltd). No structure or vegetation will be permitted on the easement that prohibits maintenance of line of sight along the pipeline easement.
2. Prior to the commencement of any works within the gas transmission pipeline easement, the proponent must enter a Third Party Works Authorisation agreement with the pipeline licensee/operator (APA VTS Australia (Operations) Pty Ltd). Works within the easement must comply with any conditions attached to a third party works approval.
3. Prior to the commencement of any works, including demolition, within the easement or on land within 50 metres of the gas transmission pipeline easement, a Construction Management Plan must be submitted to and approved by the Responsible Authority. The plan must:
  - Prohibit the use of rippers or horizontal directional drills unless otherwise agreed by the operator of the gas transmission pipeline.
  - Avoid significant vibration, heavy loadings stored over the pipeline and Heavy vehicle / plant crossings of the pipeline within the easement.
  - Be endorsed by the operator of the gas transmission pipeline where the works are within or crossing the relevant gas transmission easement.
  - Include any other relevant matter to the satisfaction of the Responsible Authority.

The Responsible Authority must be satisfied that the gas transmission pipeline licensee (APA VTS Australia (Operations) Pty Ltd) has reviewed and approved the Construction Management Plan. The Construction Management Plan must be implemented to the satisfaction of the Responsible Authority. The Construction Management Plan may be amended to the satisfaction of the Responsible Authority.

### **Notations to be included on any permit issued**

- If you are planning on undertaking any physical works on property containing or proximate to a pipeline, or are seeking details on the physical location of a pipeline, please contact Dial Before you Dig on 1100, or APA directly on [APAprotection@apa.com.au](mailto:APAprotection@apa.com.au)
- An early works agreement from APA is required for any assessments/approvals that require greater than 1 days assessment or supervision. Lead in times for agreements can be up to 12 weeks. Please contact APA at [APAprotection@apa.com.au](mailto:APAprotection@apa.com.au) or 1800 103 452 to discuss the issue.

APA notes that the current draft permit includes the requirement for a construction management plan and would be satisfied with the above condition (no 3) being incorporated into the existing condition. APA would also recommend that note 1 in the draft permit be removed and conditions 1 and 2 as outlined above be inserted into the planning permit.

For any further enquiries relating to this correspondence, please feel free to contact myself on (03) 8533 2141 or the Infrastructure Planning & Approvals team at [planningvic@apa.com.au](mailto:planningvic@apa.com.au) .

Yours faithfully,



**MICHAEL MIELCZAREK**  
**SENIOR URBAN PLANNER**  
**INFRASTRUCTURE PLANNING AND APPROVALS**  
**APA GROUP**



**SUMMARY OF SUBMISSION AND PLANNING RESPONSE**  
**AMENDMENT C124 – Gippsland Water’s Moe Water Treatment Plant**

<b>Sub No.</b>	<b>Name / Organisation</b>	<b>Support / Objection</b>	<b>Summary of Issues</b>	<b>Planning Comment</b>	<b>Changes to Plan Required? Yes / No</b>
1	EPA Victoria	Support	No objection subject to a minor amendment to a condition 5 to update reference to an EPA publication.	Noted, the draft condition have been amended accordingly	Yes
2	Energy Safe Victoria	Support	No objection	Noted	No
3	APA Group	Support	No objection subject to inclusion of conditions, with condition 10 requiring a Construction Management Plan to be submitted before any works start within 50 metres of the pipeline easement and conditions 26 and 27 requiring Gippsland Water to notify and enter into agreements with APA Group for starting commencing any works in the pipeline easement.	Noted, draft conditions have been amended accordingly	Yes

*Planning and Environment Act 1987*

## LATROBE PLANNING SCHEME

### AMENDMENT C124LATR

#### PLANNING PERMIT APPLICATION 2020/152

#### EXPLANATORY REPORT

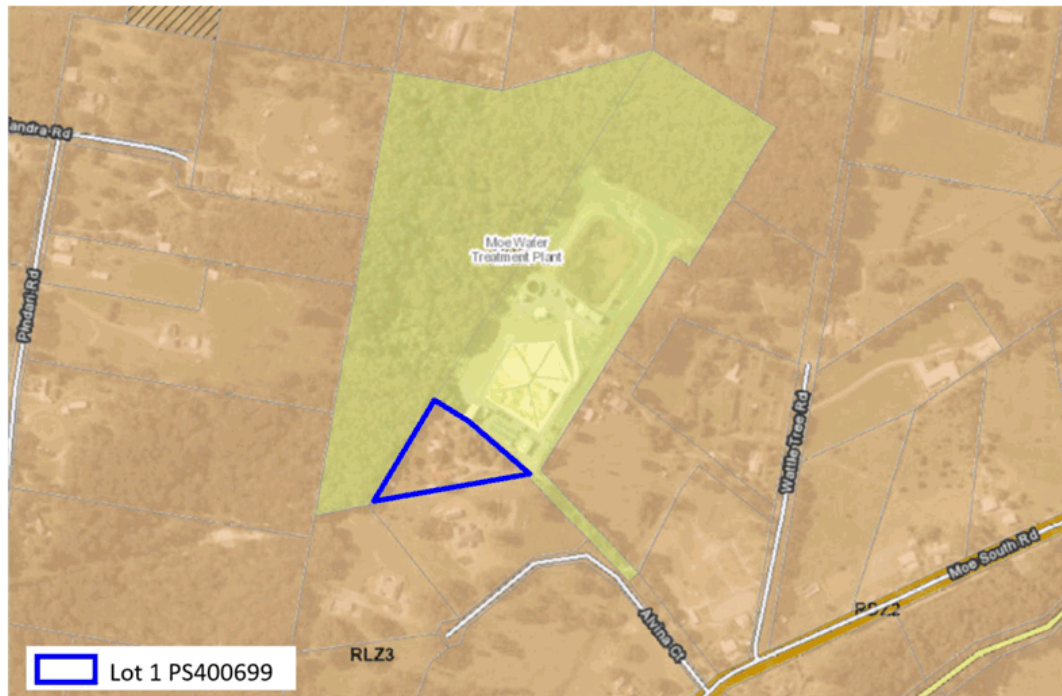
##### Who is the planning authority?

This amendment has been prepared by the Latrobe City Council which is the planning authority for this amendment.

The amendment has been made at the request of Gippsland Water.

##### Land affected by the amendment

The amendment applies to 58 Moe South Road, Moe South VIC 3825 (Lot 1 PS400699).



##### Map 1 - Land affected by the Amendment

The amendment is a combined planning permit application and planning scheme amendment request under section 96A of the *Planning and Environment Act 1987* (the Act).

The planning permit application applies to 56 Moe South Road, Moe South (comprising Lot 2/PS400699 and Lot 2/LP55896) and 58 Moe South Road, Moe South (Lot 1 PS400699).

##### What the amendment does

The amendment facilitates the use and development of the land at 58 Moe South Road, Moe South for the purpose of service and utility by Gippsland Water and will support the expansion of the existing Moe Water Treatment Plant (WTP).

The amendment makes the following changes to the Latrobe Planning Scheme:

- Rezones land at 58 Moe South Road, Moe South from Rural Living Zone – Schedule 1 (RLZ1) to Public Use Zone 1 – Service and Utility (PUZ1).
- Amends Planning Scheme Map No. 33 and Map No. 68 to reflect changes.

The planning permit allows:

- Buildings and works associated with development of a second clear water storage basin at 56 and 58 Moe South Road, Moe South pursuant to the Design and Development Overlay – Schedule 1 Major Pipeline Infrastructure
- Removal of native vegetation at 56 Moe South Road, Moe South pursuant to Clause 52.17

A Strategic Assessment Report has been prepared in support of the combined amendment request and permit application as a separate document to this Explanatory Report.

### **Strategic assessment of the amendment**

#### **Why is the amendment required?**

Gippsland Water own and operate the Moe WTP located on land at 56 Moe South Road, Moe South. Currently the Moe WTP operates with one Clear Water Storage (CWS) basin which will soon reach capacity under projected future growth scenarios for the region.

Construction of a second CWS basin is urgently required by December 2022 to increase water supply for the Moe/Newborough water supply system (including areas in Moe, Trafalgar and Yarragon) and to improve the resilience of Gippsland's overall water supply network in the long-term. The expansion is strategically required to provide ongoing operational flexibility and capacity for the Moe WTP and to allow for redundancy should the existing CWS basin be taken offline for maintenance or upgrade.

Gippsland Water have purchased an adjoining property at 58 Moe South Road, Moe South in order to facilitate the expansion of the WTP (expanded site). This property was previously owned by Gippsland Water and used as a caretaker's residence for the WTP, prior to being sold privately for use as a rural residence.

The rezoning of the re-acquired land at 58 Moe South Road, Moe South from Rural Living Zone – Schedule 1 (RLZ1) to Public Use Zone 1 (Service and Utility) brings the site into conformity with the zoning of the existing WTP property at 56 Moe South Road, Moe South.

The Amendment facilitates the efficient use and development of the land as part of the expanded Moe WTP facility, being for water treatment and supply (public service and utility) purposes.

The Planning Scheme is considered the most suitable and efficient tool to ensure that land within the expanded Moe WTP property is used and developed in a timely and strategic manner. The selection of a section 96a amendment process is considered fair and orderly.

The amendment supports an important strategic infrastructure project for the Latrobe region and will upgrade critical water infrastructure to meet the growing water supply needs of the community and economy.

The amendment does not repeat other provisions within this scheme.

#### **How does the amendment implement the objectives of planning in Victoria?**

The amendment will implement the following objectives in Section 4 of the Act:

- To provide for the fair, orderly, economic and sustainable use, and development of land;
- To secure a pleasant, efficient and safe working, living and recreational environment for all Victorians and visitors to Victoria;
- To protect public utilities and other assets and enable the orderly provision and co-ordination of public utilities and other facilities for the benefit of the community;
- To balance the present and future interests of all Victorians.

The amendment facilitates the orderly expansion of a strategic water infrastructure asset servicing the Gippsland region, through the logical addition of an immediately adjoining property into the existing Moe Water Treatment Plant boundary. The proximity of this parcel to the existing water treatment plant site allows for the orderly, economic and sustainable use of land abutting a long established infrastructure asset for expansion purposes.

The amendment also facilitates the ongoing treatment and supply of water to the Gippsland community in the long term, which is an essential service required to support both community and economic wellbeing as the population grows over time.

#### **How does the amendment address any environmental, social and economic effects?**

##### *Environmental effects:*

No environmental overlays apply to the expanded site. The combined amendment and planning permit approved under section 96a of the Act, allows the removal of native vegetation located wholly within the existing Moe WTP site at 56 Moe South Road, Moe South to support the construction of the second CWS basin.

Undeveloped parts of the existing Moe WTP site at 56 Moe South Road, Moe South are covered in dense native vegetation. Through early design and investigation for the expansion, Gippsland Water has sought to avoid and minimise impacts to this native vegetation as far as practicable.

The strategic purchase of the adjoining land at 58 Moe South Road, Moe South has allowed for a significantly reduced area of impact to native vegetation in Latrobe. The amendment supports the use of the expanded site (already developed with a dwelling, outbuildings and featuring only planted vegetation) to accommodate approximately half of the footprint of the second CWS basin.

The remaining half of the basin will be accommodated on land at 56 Moe South Road, Moe South and requires the removal of 1.854 hectares of native vegetation including 44 large old trees within the existing Moe WTP site. Gippsland Water will secure suitable offsets for the removal of native vegetation to ensure no net loss of biodiversity occurs in Victoria.

Five Strzelecki Gum (*Eucalyptus strzeleckii*) trees, listed under the *Environment Protection and Biodiversity Conservation Act 1999* will be retained and protected within the project area. The Powerful Owl, listed as a rare or threatened species by the Department of Environment, Land, Water and Planning advisory list was identified as potentially using the site for broader foraging habitat. Powerful Owl assessments and targeted surveys undertaken for the project in March 2020 and May 2020 have not identified presence of the species, potential nesting sites or evidence of breeding within the project area. The proposed amendment and subsequent expansion works at the Moe WTP are expected to have minimal impact on Powerful Owl habitat given the lack of species presence detected within the project area and the extent of broader foraging and roosting habitat provided within surrounding bushland areas contiguous to and nearby established native vegetation to be retained within the Moe WTP property.

The Strategic Assessment Report discusses the proposed native vegetation removal and impacts in more detail. Overall, the amendment will not result in adverse impacts on the environment or net loss of biodiversity as a result of the removal of native vegetation.

##### *Social effects:*

Given the current ownership of the land at 58 Moe South Road, Moe South and its proposed use and development as part of an expanded Moe WTP, the amendment is considered to be an appropriate and logical planning outcome which will provide clarity to the public regarding its designated land use and allow for efficient use of the land for public service and utility purposes.

The amendment and combined planning permit application allow for the construction of a second CWS basin at the Moe WTP, increasing both water supply and water security for the local area. The expansion works are required to be complete by December 2022 to ensure the water supply demands of the growing regional population can be adequately met.

*Economic effects:*

The rezoning of the land will have a positive economic impact on the Moe township and surrounding region. Expansion of the Moe WTP will provide increased water capacity and water system resilience to the area, supporting future urban and economic growth and development within Gippsland. Without the timely upgrade of the Moe WTP, growth and development in the region may be impacted by constraints in local water network capacity.

**Does the amendment address relevant bushfire risk?**

The Moe WTP and land subject to the rezoning at 58 Moe South Road, Moe South are located within the Bushfire Management Overlay (BMO) and a designated bushfire prone area.

A planning permit is not required under the BMO for the proposed expansion of the Moe WTP ('utility installation'), however the amendment and combined planning permit application has duly considered bushfire objectives at Clause 13.02 Bushfire Planning and Clause 21.04-12 in the Latrobe Planning Scheme.

The proposed rezoning and construction of second CWS basin will not result in an increase in population or sensitive uses within or immediately surrounding the site, and it will not increase community vulnerability in the event of a bushfire. Rather, the proposed expansion works will decrease bushfire risk to existing neighbouring residents located to the south of the expansion site, by increasing the setback between these dwellings and vegetated areas to the north.

A bushfire assessment prepared for the project and preliminary advice received from the Country Fire Authority (CFA) have informed the amendment and planning permit application to ensure an appropriate bushfire risk management response has been provided for the project. This includes provision of adequate access for emergency services to the expanded Moe WTP site, creation of greater setbacks between the existing bushland interface and closest existing sensitive uses surrounding the site, and ensuring access to water supply in excess of 40,000 litres for firefighting purposes.

Existing emergency planning procedures for the Moe WTP site will be updated and implemented by Gippsland Water to mitigate bushfire risk to an appropriate level for the proposed expanded facility. An updated Emergency Plan for the WTP site will be provided to the CFA for review prior to works commencing and include details of how native vegetation will be maintained on site to meet defendable space requirements, and further detail the provision of access and water supply to emergency services in the event of a fire.

**Does the amendment comply with the requirements of any Minister's Direction applicable to the amendment?**

The proposed amendment is consistent with:

- Ministerial Direction No. 11: Strategic Assessment of Amendments
- Ministerial Direction No. 15 The Planning Scheme Amendment Process
- The amendment has been prepared in accordance with the Ministerial Direction on the Form and Content of Planning Schemes under Section 7(5) of the Act.

**How does the amendment support or implement the Planning Policy Framework and any adopted State policy?**

The amendment is consistent with the Planning Policy Framework within the Latrobe Planning Scheme, including:

**Clause 11 Settlement**

Clause 11.01-1S and Clause 11.01.1R seek to promote the sustainable urban growth of settlements across Victoria. The regional policy supports urban growth at both regional centres and sub-regional towns within Latrobe City, which includes the Moe settlement.

Clause 11.02-3S seeks to ensure development is sequenced so that adequate services are available for communities in areas of growth. A key strategy within this clause is to ensure that planning for

water supply, sewerage and drainage works receives high priority in the early planning for areas of growth.

The amendment and proposed expansion of the Moe WTP support Clause 11 objectives and will ensure adequate water infrastructure is provided to the local community over the long-term.

#### **Clause 12 Environmental and Landscape Values**

Clause 12.01-1S and Clause 12.01-2S seek to protect and conserve Victoria's biodiversity and native vegetation. Impacts from land use and development should be avoided or minimised where possible and any removal of native vegetation should result in no net loss to the biodiversity of the State.

Whilst the proposed upgrade of the Moe WTP require the removal of native vegetation, significant efforts have been made to avoid and minimise impacts to the environment as far as practicable; whilst still facilitating these important and strategic water infrastructure works. In addition to the purchase of the expanded site to accommodate almost half the basin footprint, Gippsland Water have ensured the construction footprint for the expansion is as small as possible for the size of infrastructure required to be installed, to ensure the risk to environment and landscape are managed.

The amendment and associated expansion works will not negatively impact flora and fauna species protected under Commonwealth or State legislation. Five Strzelecki Gum (*Eucalyptus strzeleckii*) trees identified within the project area will be protected and retained as part of the expansion. Powerful Owl habitat assessment and target surveys undertaken in March 2020 and May 2020 have also concluded that the project area did not contain any evidence of Powerful Owl species presence or breeding activity.

Gippsland Water will also ensure environmental values are protected during the construction of the expansion works and will prepare a Construction and Environmental Management Plan before works begin to the satisfaction of the responsible authority and the Department of Environment, Land, Water and Planning. The proposed expansion works will be in keeping with the existing scale and character of water infrastructure at the existing Moe WTP, which has been a long-established facility servicing the Moe area. The proposed basin has been designed to be similar in height (AHD) to the existing CWS basin, to support optimum hydraulic function between the assets. The site is well setback from Moe South Road and the balance of established bushland to remain undisturbed within the Moe WTP site and surrounds will largely minimise visual impacts particularly from the north and west.

#### **Clause 13 Environmental Risks and Amenity**

Clause 13.02-1S Bushfire planning is relevant to the project as the subject site is located within a designated bushfire prone area and affected by the Bushfire Management Overlay. The objective of this Clause is to strengthen the resilience of settlements and communities to bushfire through risk-based planning that prioritises human life.

Gippsland Water have engaged early with the CFA to discuss the management of fire-risk through design, siting and management strategies for the project. A bushfire assessment has also been prepared to duly assess and consider bushfire risk planning for the proposal.

Both CFA early advice and the bushfire assessment have informed key bushfire risk mitigation measures for the project include:

- provision of a fire access track around the north-west part of the basin;
- ensuring access to water supply well in excess of 40,000 litres in the event of a fire;
- maintaining vegetation-free zones around buildings and core plant equipment;
- locating plant equipment away from heavily treed areas; and
- ensuring landscaping proposed is of a low-threat nature through appropriate selection of plant species and planting layout.

The expansion will not result in an increase in population or sensitive uses within or immediately surrounding the site and it will not increase community vulnerability in the event of a bushfire. Construction of the water storage basin will instead provide a greater buffer between existing residences south of the site and areas of bushfire hazard to the north; and replace an existing dwelling (previously the caretakers residence for the WTP) with water storage infrastructure.

A full assessment of the project against Clause 13.02 is provided within Appendix G of the Strategic Assessment Report, which is provided as a separate document to the Explanatory Report.

Clause 13.05-1S Noise Abatement has also been considered in the context of the design, construction and operation of the proposed expanded Moe WTP facility.

Through site location and design, the proposed CWS basin has been strategically sited to allow for the basin to be constructed to the same relative level as the existing CWS basin serving the Moe WTP. This has significantly reduced the need for additional water transfer pumps, electrical usage and noise emissions generated during the operation of the basin.

The water storage basin itself is not expected to be a source of noise emission however an ancillary backwash pump will generate low levels of noise. Gippsland Water will incorporate a noise enclosure around the proposed backwash pump for the expanded facility as part of its final design, in accordance with the recommendations of the Operational Noise Assessment undertaken for the project (Appendix B of the Strategic Assessment Report). As a result, no adverse noise impacts are expected as part of the project.

#### **Clause 14 Natural Resource Management**

Clause 14.02-1S and Clause 14.02-2S seek to protect Victoria's water resources and ensure the effective management of water supply and quality for the State. A key strategy of Clause 14.02-1S is to *...ensure the continued availability of clean, high-quality drinking water by protecting water catchments and water supply facilities.*

The Moe WTP treats raw water and provides drinking water to the surrounding region. The amendment and planning permit will support improved water supply and quality for Gippsland as water demand in the area continues to grow.

#### **Clause 15 Built Environment**

Clause 15.01-6S relates to design for rural areas and applies given the project seeks to build infrastructure within a rural part of Moe South. Design, siting and scaling of new development in rural areas should respect the valued rural character of its surrounding context.

The upgrade works at the Moe WTP focus on the development of a second CWS basin. The existing WTP site is well set-back for Moe South Road and as such will not be readily visible to passing traffic or the general public along this main road. The proposed CWS basin and its ancillary parts will be similar in form and scale to the existing water infrastructure present at the WTP site. The new basin has been designed to be of a consistent height (AHD) with the existing basin for optimum hydraulic function.

Based on the topography of the site and vegetation present in the surrounding area, the visibility of the upgrade works will largely be contained to the nearest properties immediately south of the expanded site and potentially also properties west of the existing WTP site. The owners of these adjoining properties have been consulted with and have provided their support for the proposal.

### Clause 19 Infrastructure

Clause 19.03-3S relates to 'Integrated water management' and directly applies to the proposed expansion of the Moe WTP. The Clause seeks to ...*sustainably manage water supply, water resources, wastewater, drainage and stormwater through an integrated water management approach.*

Relevant strategies under the policy include to plan and co-ordinate ...*integrated water management, bringing together stormwater, wastewater, drainage, water supply, water treatment and re-use to, inter alia:*

- *Take into account the catchment context.*
- *Manage and use potable water efficiently.*
- *Reduce pressure on Victoria's drinking water supplies.*
- *Minimise drainage, water or wastewater infrastructure and operational costs.*
- *Minimise the potential impacts of water, sewerage and drainage assets on the environment.*
- *Protect significant water, sewerage and drainage assets from encroaching sensitive and incompatible uses.*

The inclusion of the expanded site within a zone designated for public use associated with 'service and utility' purposes is consistent with the intention of this policy to protect such significant water infrastructure.

### How does the amendment support or implement the Local Planning Policy Framework, and specifically the Municipal Strategic Statement?

The amendment is strategically supported by the following objectives and strategies of the Municipal Strategic Statement (MSS):

#### Clause 21.01 Introduction (Municipal Strategic Statement)

Clause 21.01-2 references the Gippsland Regional Growth Plan (Gippsland Local Government Network, 2014) (Growth Plan) which recognises the Gippsland region as a fast growing part of Victoria, with an additional 116,000 people expected to live in the region by 2041.

Significant investment in the region, particularly efforts to diversify the economic profile of the area, could further increase population growth within this period. In relation to the provision of water services, the Growth Plan states that:

*Rural and urban water corporations have prepared water supply demand strategies to manage future supplies of water for urban and industrial use with the aim of maintaining reliable water supply. These strategies include demand management and priority for water conservation, and options to augment supply infrastructure...*

In assessing the infrastructure considerations for key settlements and regional centres in Gippsland, the Growth Plan identifies that the Moe settlement area ...*may require some upgrade/augmentation to support growth in the future.*

The amendment supports a key strategy of the Growth Plan to...*[s]upport ongoing investment in water infrastructure and management of water resources to enhance security and efficiency of water supply to industry and urban areas.*

Clause 21.01-5 details the Latrobe City Strategic Land Use Framework Plan which designates Moe and Newborough as 'supporting network towns' and areas where future growth should be promoted.

The amendment and planning permit application will support this future growth as directed under this Clause, by ensuring adequate water infrastructure can be provided to the Moe and Newborough regions.

#### Clause 21.03 Environmental and Landscape Values

Clause 21.03-9 seeks to protect the habitat and biodiversity values of Latrobe. The Strategic Assessment Report attached as a separate document to the Explanatory Report is accompanied by an Ecological Assessment and two Powerful Owl assessments which have assessed flora and fauna



values at the site. Overall, the amendment will not result in adverse impacts on the environment or net loss of biodiversity as a result of the removal of native vegetation which is required to facilitate the expansion works.

Clause 21.03-11 requires that changes to land use and development in the vicinity of major pipelines is carefully considered to ensure risks to human life and the functional operation of the pipelines are not impacted. A high-pressure gas pipeline easement adjoins the expanded site to the immediate south. APA Group (who manage the pipeline easement) and Energy Safe Victoria have been consulted with and do not object to the proposed amendment.

#### **Clause 21.04 Environmental Risks**

Clause 21.04-12 seeks to minimise the risk to life, property and the environment from bushfire. The amendment and planning permit respond to bushfire risk mitigation objectives within the broader Planning Policy Framework. A bushfire assessment prepared for the project and preliminary advice received by Gippsland Water from the CFA have informed the proposed siting and design of the expansion works. Overall the project is considered to deliver an appropriate bushfire management response in the context of the WTP site and the critical nature of the infrastructure proposed, and is not considered to increase bushfire risk in the area.

#### **Clause 21.05 Natural Resource Management**

Clause 21.05-3 recognises water as one of Latrobe's most valuable resources, and water quality, security and management as key opportunity for the municipality. The amendment supports this Clause by approving the expansion of a strategic water asset in Latrobe, the Moe WTP.

#### **Clause 21.08 Transport and Infrastructure**

The amendment supports Clause 21.08-7 and Clause 21.08-11 which recognise that the efficient delivery of infrastructure (including water supply infrastructure) is critical in enabling future urban and economic growth, attracting new investment to the region, and managing the municipality in a sustainable manner. Services must meet known and anticipated demands for physical, financial and population growth.

#### **Does the amendment make proper use of the Victoria Planning Provisions?**

The Amendment makes proper use of the Victorian Planning Provisions, by ensuring the correct and most appropriate zone (PUZ1 – Service and Utility) is applied to the subject land which is to form part of the expanded Moe WTP.

The existing Moe WTP is already zoned PUZ1, and the rezoning of 58 Moe South Road, Moe South to PUZ1 is a logical inclusion in the PUZ1 footprint, which will cover the entirety of the upgraded WTP site.

The rezoning will also ensure that future use and development of the land for water infrastructure purposes can occur efficiently in accordance with the requirements of the PUZ1 without placing unnecessary burden on the planning system via additional permit applications for future works.

#### **How does the amendment address the views of any relevant agency?**

The views of relevant agencies were sought. The Department of Environment, Land, Water and Planning, Latrobe City Council, Country Fire Authority, Environment Protection Authority and Energy Safe Victoria were consulted with by Gippsland Water.

Consultation undertaken with these agencies informed the preparation of this amendment and combined planning permit application. This includes the preparation of a bushfire assessment and incorporation of bushfire mitigation measures in the design of the proposed expansion in response to CFA comments received. Gippsland Water also prepared an additional Powerful OWI survey in response to DELWP advice and will prepare a Construction and Environmental Management Plan for the project as a condition of planning permit in accordance with DELWP requirements.

**Does the amendment address relevant requirements of the Transport Integration Act 2010?**

The purpose of the Transport Integration Act 2010 is to create a framework for the provision of an integrated and sustainable transport system in Victoria. The vision statement recognises the aspirations of Victorians for an integrated and sustainable transport system that contributes to an inclusive, prosperous and environmentally responsible state.

The combined amendment and planning permit application will have negligible impact on the transport system at a local level. No upgrades are expected to be required to the nearby parts of the road network to accommodate the proposal. The project will facilitate safe vehicular access to and from the site. Accordingly, it is considered that the proposal is appropriate in the context of the requirements of the Transport Integration Act 2010.

**Resource and administrative costs**

- **What impact will the new planning provisions have on the resource and administrative costs of the responsible authority?**

The amendment is not expected to have unnecessary impact on the current or future resources or administrative cost of the responsible authority.

The rezoning of land from RLZ1 to PUZ1 makes the use and development of land at the expanded site for 'service and utility' purposes exempt from planning permit requirements. This is likely to reduce potential demands on planning staff resources for future utility infrastructure upgrades, consistent with the provisions of the PUZ1 which apply to the existing Moe WTP.

**Where you may inspect this amendment**

The amendment is available for public inspection, free of charge, during office hours at the following places:

Moe Service Centre  
1-29 George Street  
MOE VIC 3825

The amendment can be inspected free of charge at the Latrobe City Council website at [www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au).

The amendment can also be inspected free of charge at the Department of Environment, Land, Water and Planning website at [www.planning.vic.gov.au/public-inspection](http://www.planning.vic.gov.au/public-inspection).



## **Strategic Assessment Report**

**Moe Water Treatment Plant Planning Scheme Amendment  
and S96A Application Gippsland Water**

May 2020

## Table of contents

1.	Introduction.....	1
1.1	Purpose of this report.....	1
2.	Project overview.....	2
2.1	Who are Gippsland Water? .....	2
2.2	What is the Moe Water Treatment Plant (WTP)? .....	2
2.3	Why is an expansion required? .....	2
3.	Site and surrounds .....	4
3.1	56 Moe South Road, Moe South (existing WTP site).....	4
3.2	58 Moe South Road, Moe South (expanded site – to be rezoned) .....	4
3.3	Surrounding context.....	4
3.4	Land tenure.....	7
4.	Proposed works .....	9
4.1	Description of works.....	9
5.	Environmental, heritage and other considerations .....	14
5.1	Flora and fauna .....	14
5.2	Geotechnical assessment.....	18
5.3	Heritage .....	18
5.4	Visual amenity and landscaping .....	20
5.5	Bushfire Risk Management.....	20
5.6	Other statutory approvals .....	21
6.	Consultation .....	23
6.1	Consultation with stakeholders .....	23
7.	Planning controls and policy context.....	24
7.1	Land use description.....	24
7.2	Planning Policy Framework .....	24
7.3	Local planning policy framework.....	26
7.4	Existing planning controls .....	28
7.5	Particular provisions.....	33
8.	Proposed planning scheme amendment .....	38
8.1	Context of the amendment request .....	38
8.2	Use of Section 20(2) .....	39
8.3	Appropriateness of the Amendment .....	39
9.	Section 96a planning permit application .....	41
9.1	Use of Section 96a.....	41
9.2	Permit application summary .....	41
10.	Conclusion.....	42
11.	Disclaimer.....	43

## Table index

Table 1	Property details .....	7
Table 2	Clause 52.17 Application requirements .....	33
Table 3	Clause 52.17 Decision guidelines .....	35

## Figure index

Figure 1	Locality plan .....	6
Figure 2	Land tenure plan .....	8
Figure 3	Site context and design response plan .....	12
Figure 4	Preliminary concept plan .....	13
Figure 5	Heritage map .....	19
Figure 6	Zoning map .....	30
Figure 7	Overlays map .....	32

## Appendices

Appendix A – Certificates of title
Appendix B – Operational Noise Assessment
Appendix C – Ecological assessment
Appendix D – Powerful Owl assessments
Appendix E – Heritage assessment/draft CHMP
Appendix F – Preliminary advice from authorities
Appendix G – Bushfire Assessment
Appendix H – Consultation documentation
Appendix I – Draft permit conditions
Appendix J – Planning permit application form

# 1. Introduction

## 1.1 Purpose of this report

The purpose of this strategic assessment report is to support Gippsland Water's request for a Planning Scheme Amendment (PSA) and combined Section 96 Planning Permit Application to facilitate the proposed upgrade and expansion of the existing Moe Water Treatment Plant (WTP).

Gippsland Water have recently purchased a property at 58 Moe South Road, Moe South, adjoining the existing WTP site at 56 Moe South Road, Moe South, to facilitate the expansion.

Gippsland Water seek an amendment to the Latrobe Planning Scheme to rezone this newly acquired lot from the Rural Living Zone to the Public Use Zone – Schedule 1 to bring it into conformity with the existing WTP site. Concurrently, Gippsland Water seek a planning permit from Council to allow for the development of a new Clear Water Storage (CWS) basin on this property and part of the existing WTP site, plus associated removal of native vegetation.

The proposed works are required to expand the water storage capacity of Moe WTP facility in order to meet the future needs of the region.

## 2. Project overview

### 2.1 Who are Gippsland Water?

Gippsland Water is charged with the delivery of water, wastewater and waste recovery services across the Gippsland region. It supplies drinking water to more than 70,000 customers, wastewater services to more than 63,000 customers across an area of more than 5,000 square kilometres. The infrastructure owned and managed by Gippsland Water includes more than 2,000 kilometres of water mains, 15 water treatment plants, over 1,700 kilometres of sewer mains and 14 wastewater treatment plants.

Gippsland Water treats 35 million litres of wastewater a day from nine towns in central Gippsland and serves the needs of more than 48,000 domestic customers and 300 local businesses.

### 2.2 What is the Moe Water Treatment Plant (WTP)?

Gippsland Water own and operate the Moe Water Treatment Plant (WTP) located at 56 Moe South Road, Moe South.

The Moe WTP receives raw water from two sources; the Narracan Creek and the Tanjil River. This raw water is transferred to the Moe WTP, processed on site, and then distributed to customers through a network of water mains as follows:

- Two gravity mains providing water supply to the Newborough basin
- One gravity main providing water supply to the Newborough higher level
- One gravity main providing water supply to Moe, Trafalgar, Yarragon and Darnum North
- One gravity main providing water supply to Moe
- One pumped main providing water supply to the Moe South Tank

The Moe WTP currently has a maximum production capacity of 24 ML/d with a peak day demand of 22 ML/d based on 1300 L/lot/d and peak instantaneous flows of 30 ML/day in sections of the plant.

The Moe water supply system serves the towns of Moe, Newborough, Yallourn North, Trafalgar, Yarragon and Darnum (north of freeway) as well as the Yallourn W works area site of the Yallourn Power Station. Various rural properties in neighbouring localities are also served at Westbury, Moe South, Hernes Oak, Coalville, Narracan, Trafalgar South, Trafalgar East and Yarragon South.

### 2.3 Why is an expansion required?

Gippsland Water are proposing to construct a new 25ML Clear Water Storage (CWS) basin to expand the storage and processing capacity of the Moe WTP to meet the future needs of the Gippsland region and community.

Currently, there is only one 22 ML CWS storage basin at the Moe WTP which will reach capacity by 2024 under future growth scenarios. This will impact approximately 63 percent of the Moe/Newborough water supply system, including areas in Moe, Trafalgar and Yarragon.

Construction of a second CWS basin will improve the overall resilience of the Moe/Newborough water network and ensure adequate water supply is provided for the system in the long term. The second CWS basin will also be essential to providing for operational flexibility or redundancy when the existing CWS basin goes offline. Should the existing basin be taken offline, it is estimated that services to approximately 5,000 customers would be impacted.

Gippsland Water have recently purchased the adjoining residential property at 58 Moe South Road, Moe South (expanded site) in order to facilitate the expansion of the facility. The expansion, subject to the requisite approvals, will need to be complete by December 2022 to ensure that water supply to the Latrobe region can be sustained going forward.



## 3. Site and surrounds

### 3.1 56 Moe South Road, Moe South (existing WTP site)

The Moe WTP is located at 56 Moe South Road, Moe South; approximately 2.5 kilometres south of the Moe Township. The existing WTP site is irregular in shape and covers an area of approximately 0.15 square kilometres.

The site is accessed off Moe South Road via a dedicated access road approximately 298 metres long. Infrastructure within the existing WTP site is setback approximately 330 metres from Moe South Road.

Existing infrastructure within the Moe WTP site is concentrated in the southeast part of the property, with the balance of the property being covered in dense treed vegetation. The tree canopy within the vegetated areas on site is approximately 5-10 metres in height. The WTP site currently accommodates a 22ML CWS basin, sludge lagoon and sludge handling facility, pump station, filtration building, chlorine contact tank and chlorine gas dosing facility, combined inlet works system, and associated pipework and ancillary infrastructure.

### 3.2 58 Moe South Road, Moe South (expanded site – to be rezoned)

A triangular parcel of land sits along the southern boundary of the existing WTP site, known as 58 Moe South Road, Moe South. This property was previously owned by Gippsland Water and accommodated a caretaker's residence before being sold privately. Gippsland Water recently reacquired this lot to facilitate the proposed expansion of the Moe WTP.

This land parcel is approximately 8,970 square metres in area and is accessed directly off the access track serving the Moe WTP.

The property currently accommodates a single residence (previously care-takers residence) and several outbuildings. Established vegetation is present close to the property entrance in the northeast part of the site. Scattered trees and shrubs are also present close to the dwelling and within the rear yard of the property. The balance of the land remains relatively clear, comprising open lawn areas.

### 3.3 Surrounding context

Land surrounding the existing WTP and newly acquired lot is characterised by low density rural residential uses, with pockets of densely vegetated land scattered throughout the area. Many of the properties which adjoin the WTP to the immediate west, north and northeast feature dense vegetation along their common boundary with the WTP. Properties which adjoin the WTP to the immediate south and south east are accessed off Alvina Court which abuts the WTP access track where it is accessed off Moe South Road.

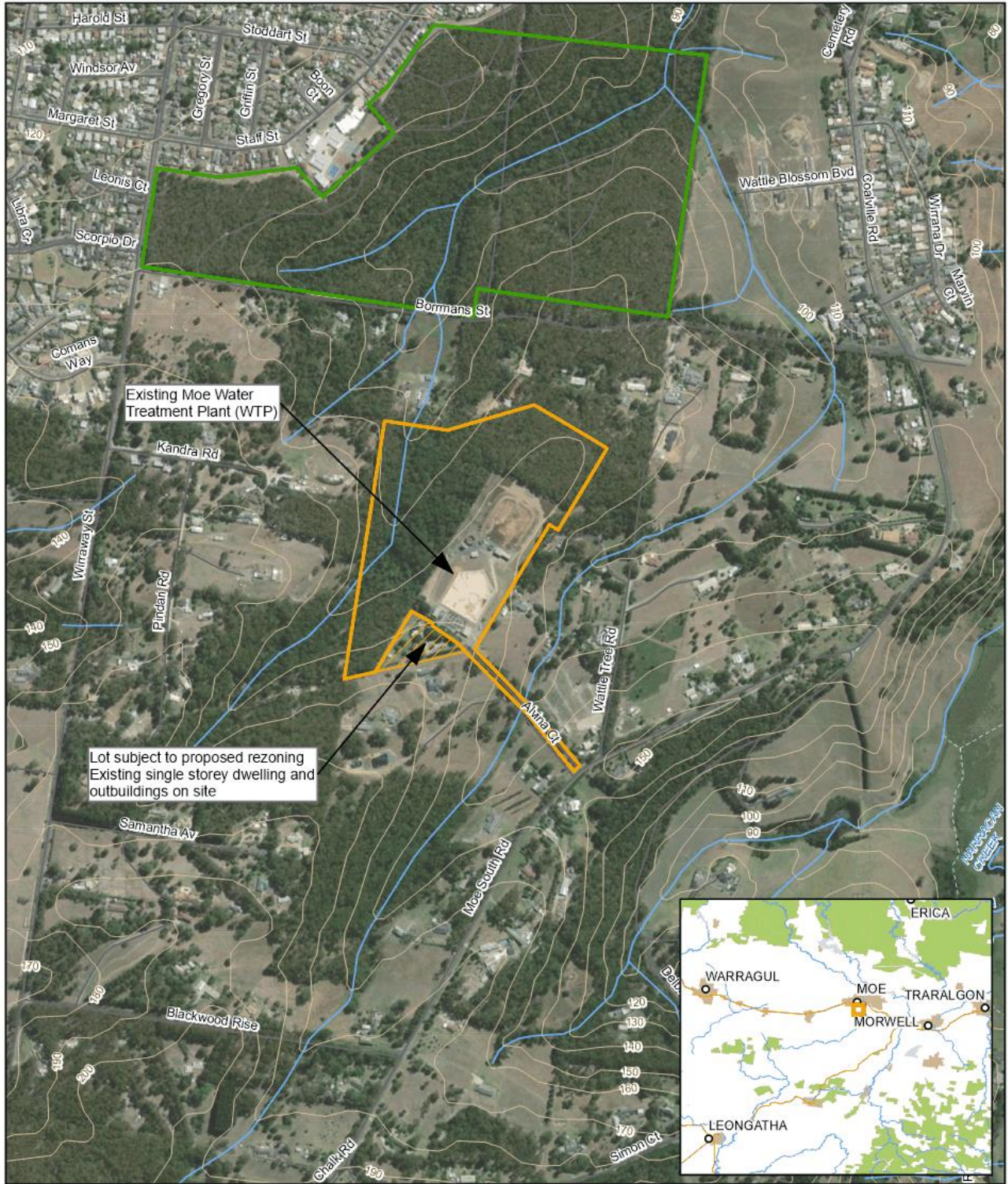
The southern boundary of the expanded site abuts 30 Alvina Court, Moe South which features a single-storey rural residence and large shed/garage. The dwelling on this property is set back approximately 42 metres from its northern boundary. Along this northern boundary is a high-pressure gas main and easement owned by APA Group.

Further southwest of this neighbouring property is another rural residence located at 38 Alvina Court, Moe South. This property also features a single-storey dwelling and large shed/garage. The property shares its northern boundary with part of the existing Moe WTP site within which part of the proposed new CWS basin will be sited. The dwelling on this property is set back approximately 83 metres from its northern boundary.

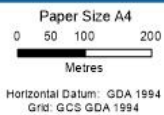
To the west of the proposed WTP expansion area are properties located at 21 and 25 Pindari Road. These properties feature single dwellings setback approximately 186 metres and 311 metres from their eastern boundaries respectively. Both dwellings are set on large rural residential allotments and will be separated from the proposed works area by dense established treed vegetation.

As discussed in Section 5 of this report, the abovementioned landowners have been consulted with by Gippsland Water and have provided their support for the project.

A Locality Plan showing the existing WTP site and newly acquired lot is provided at Figure 1 overleaf.



- LEGEND**
- 56 Moe South Road Moe South
  - 56 Moe South Road Moe South
  - Contours 10m
  - Road
  - Stream
  - Drain/Channel/Other
  - Watercourse
  - Edward Hunter Heritage Bushland Reserve



Gippsland Water  
Moe WTP Rezoning

Job Number 31-12516874  
Revision B  
Date 08/04/2020

Locality

**Figure 1**

G:\3112516874\GIS\Maps\Deliverables\31\_12516874\_KBM\_A4P.mxd

180 Lonsdale Street Melbourne VIC 3000 Australia T 61 3 8667 8000 F 61 3 8667 8111 E meilmail@ghd.com W www.ghd.com

© 2020. Whilst every care has been taken to prepare this map, GHD (and DATA CUSTODIAN) make no representations or warranties about its accuracy, reliability, completeness or suitability for any particular purpose and cannot accept liability and responsibility of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred by any party as a result of the map being inaccurate, incomplete or unsuitable in any way and for any reason.  
Data source: DELWP/Vlomap, 2019; GHD, 2019; Service Layer Credits: Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community Created by: cjanluau

### 3.4 Land tenure

Table 1 below provides land tenure information for this project.

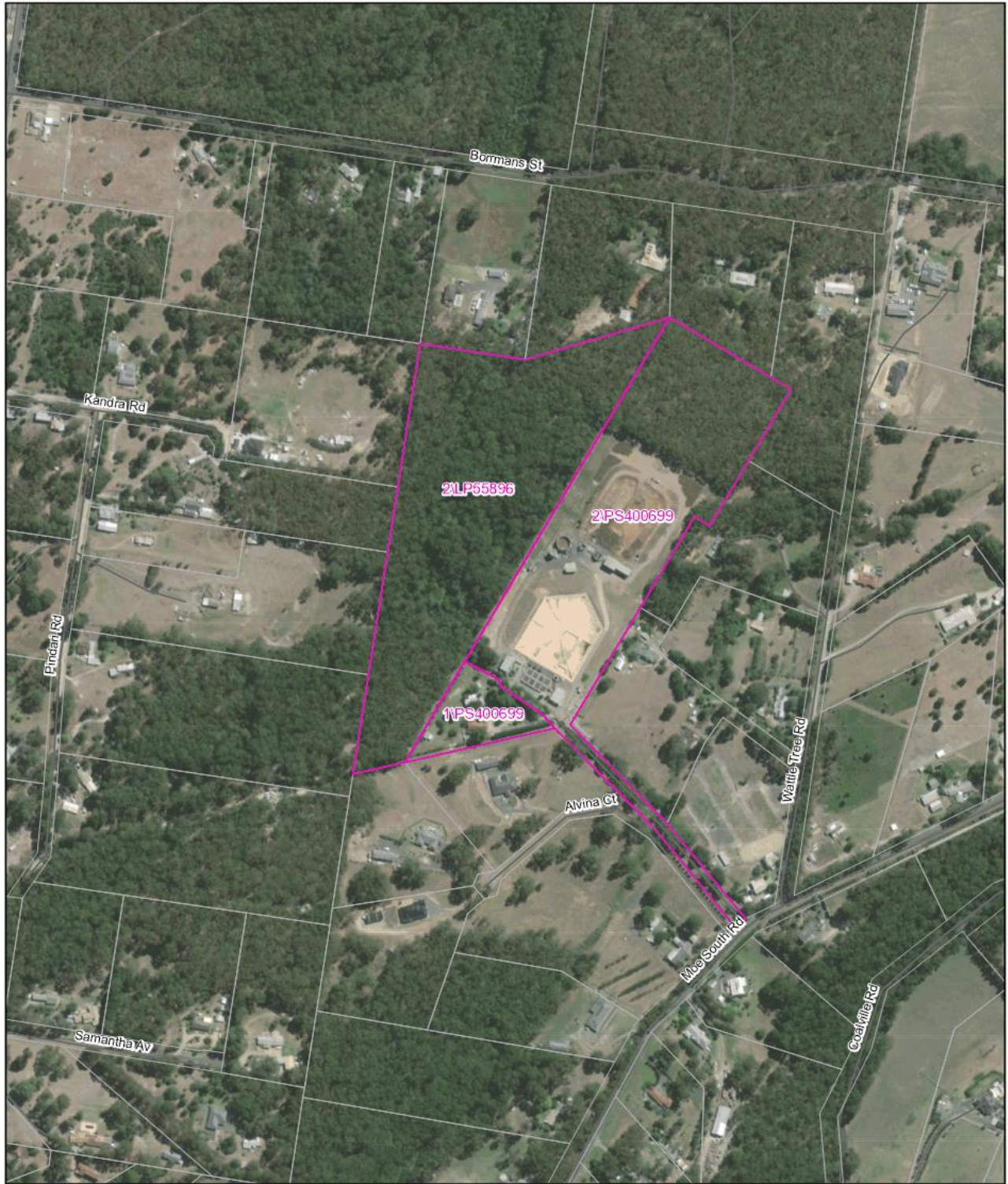
The request to rezone land from the RLZ to PUZ1 applies only to 58 Moe South Road, Moe South (Lot 1 / PS400699).

The concurrent planning permit application to facilitate the proposed upgrade works applies to all lots shown in the table below. A copy of title information for the properties below are provided at Appendix A.

**Table 1 Property details**

Description	Address	Lots / Title Info	Owner
Existing Moe WTP	56 Moe South Road, Moe South	Lot 2 / PS 400699	Gippsland Water
		Lot 2 / LP55896	
Recently acquired lot	58 Moe South Road, Moe South	Lot 1 / PS400699	Gippsland Water

A Land Tenure Map is provided at Figure 2 overleaf.



LEGEND

-  Road
-  Parcels of interest
-  Parcel

Paper Size A4  
 0 30 60 120  
 Metres  
 Map Projection: Transverse Mercator  
 Horizontal Datum: GDA 1994  
 Grid: GDA 1994 MGA Zone 55



Gippsland Water  
 Moe WTP Rezoning

Job Number	31-12516874
Revision	B
Date	08/04/2020

Land Tenure

Figure 2

G:\31112516874\GIS\Maps\Deliverables\31\_12516874\_KBM\_A4P.mxd

180 Lonsdale Street Melbourne VIC 3000 Australia T 61 3 8587 8000 F 61 3 8587 8111 E meilmail@ghd.com W www.ghd.com

© 2020. Whilst every care has been taken to prepare this map, GHD (and DATA CUSTODIAN) make no representations or warranties about its accuracy, reliability, completeness or suitability for any particular purpose and cannot accept liability and responsibility of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred by any party as a result of the map being inaccurate, incomplete or unsuitable in any way and for any reason.  
 Data source: DELWP/Vicmap, 2019; GHD, 2019; Service Layer Credits: Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community Created by: cjauniau

## 4. Proposed works

### 4.1 Description of works

The scope of works will comprise:

- Construction of a new 25 ML CWS basin (with operating levels similar to the existing water supply basin to allow efficient hydraulic operation)
- Hydraulic infrastructure including pipework, embankment pipe penetrations, overflow spillway, liner underdrain, valves and fittings, and interconnections
- Installation of a backwash pump station for the existing filters
- A new crushed-rock access track around the CWS outer embankment toe and on the CWS embankment crest
- Associated civil works including Guardrail/edge protection or similar to prevent vehicles entering the basin.
- Landscape planting along the boundary to the southern neighbouring property (as per agreement with neighbouring land owner)
- Creation of temporary stockpile / construction lay-down areas

To facilitate the above works, native vegetation will need to be removed to the minimum extent necessary. Impacts to native vegetation are discussed further in Section 5.1 and Section 7.5.1 of this report which includes investigation of avoid and minimise principles adopted by the project.

A high-pressure gas main is present along the northern boundary of the adjacent property to the south. The asset owner was consulted during the Functional Design phase and its requirements incorporated into the design.

The design and siting of the CWS basin has also taken into account other future upgrade works identified by Gippsland Water for the Moe WTP. The CWS basin design includes allowances for future plant infrastructure which could include upgrades to the plant's chemical storage and dosing systems, a new roof/cover for the existing 22ML basin, and UV disinfection upgrades.

A Site Context and Design Response Plan is provided at Figure 3.

A Preliminary Concept Plan for the works is provided at Figure 4.

#### 4.1.1 Access and services

Access to the new CWS basin will be provided from the existing Moe WTP property at 56 Moe South Road, Moe South.

All proposed site access tracks for the CWS will be connected to the existing access track servicing the WTP near the south-west corner of the existing basin.

Utility services including water and electricity will be connected back to the existing WTP site.

During the construction period, parking will be provided east of the proposed CWS basin and south of the existing clarifiers at the WTP.

#### 4.1.2 Construction

Construction of the new CWS basin will take approximately 15 months, including 3 months for demolition and vegetation removal works and 12 months of construction for the CWS basin and ancillary works.

To maintain water security and supply for the region, Gippsland Water require the construction of the basin to be completed by December 2022.

During construction of the second basin, the Moe WTP and existing CWS basin will remain operational to maintain water supply in the region.

The construction phase will involve the following steps:

- “No-go” zones set up where appropriate for the APA easement and pipeline, and for areas of native vegetation be retained
- Establishment of site boundary inclusive of sediment control
- Site preparation works including demolition, clearing and excavation to facilitate construction
- Onsite storage of stripped and cut material for offsite disposal or use in embankment construction and topsoiling dressing
- Construction of embankments, penetrations and access track
- Installation of basin, back wash pump, and associated hydraulic infrastructure
- Provision of landscaping

#### 4.1.3 Noise

Noise abatement has also been considered in the context of the design, construction and operation of the proposed expanded Moe WTP facility.

Through site location and design, the proposed CWS basin has been strategically sited to allow for the basin to be constructed to the same relative level as the existing CWS basin serving the Moe WTP. This has significantly reduced the need for additional water transfer pumps, electrical usage and noise emissions generated during the operation of the basin.

During construction and operation, noise levels will be managed in compliance with EPA requirements including EPA Guidelines *Noise from Industry in Regional Victoria (Publication 1411)*.

Once operational, the expanded WTP is expected to generate similar noise levels to that of the existing facility. The second water storage basin itself will not be a source of noise emission however the associated backwash pump proposed will generate low levels of noise.

Gippsland Water have commissioned GHD to prepare an Operational Noise Assessment for the project to ensure that compliance with noise requirements can be achieved. A copy of this assessment is provided at Appendix B.

The operational noise modelling and assessment undertaken has recommended that an acoustic enclosure be incorporated around the proposed backwash pump to ensure noise compliance is achieved for all sensitive receiver locations around the site, at all time periods – day, evening and night.

The noise enclosure is recommended to have the following minimum specifications:

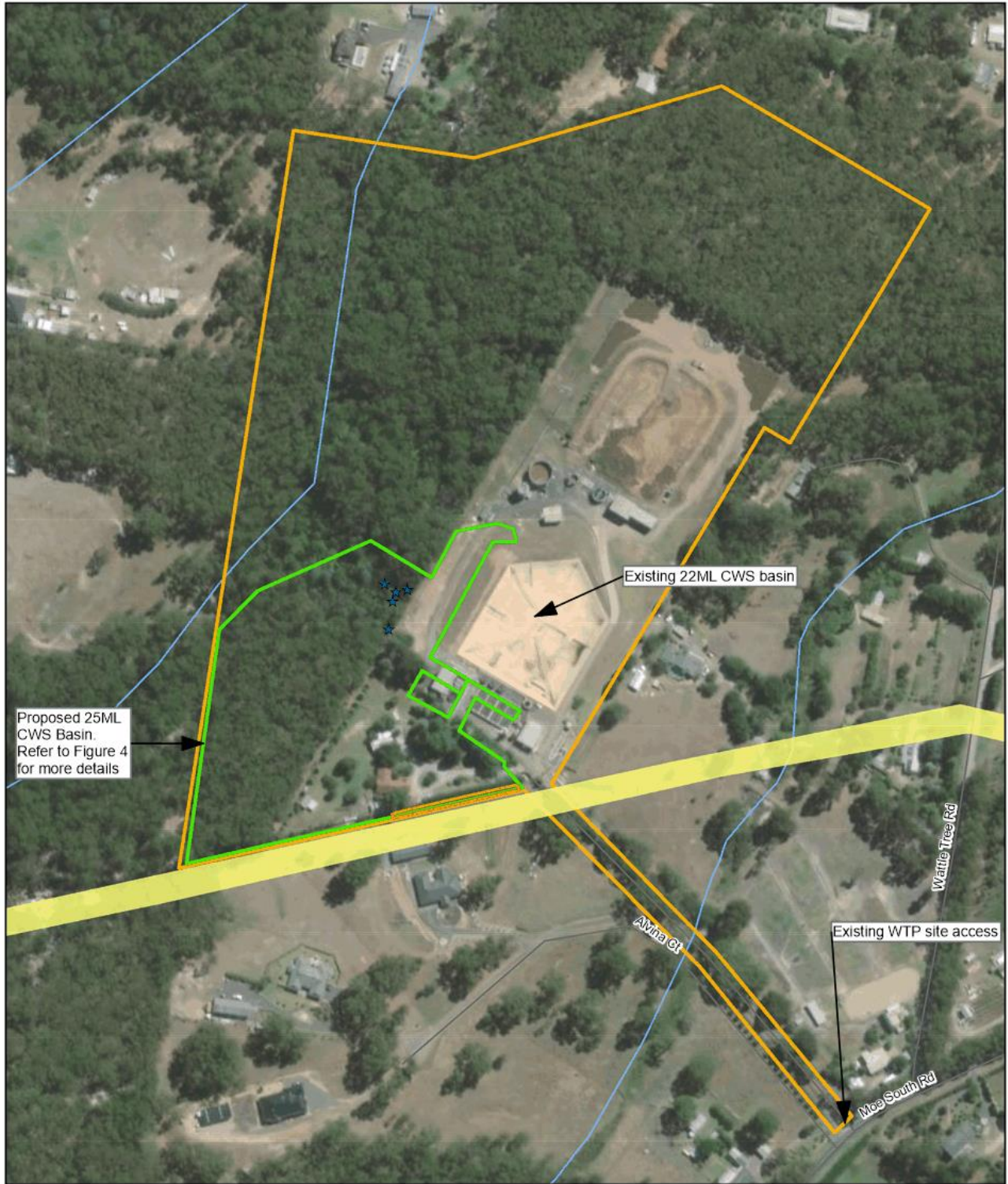
- Construction from solid materials with a minimum sound Rw 32

- It is recommended the enclosure have a maximum size of 4m x 4m x 3m (ceiling height)
- Enclosure walls should be constructed of solid materials with an acoustic rating of Rw 32 and a minimum transmission loss as per Table 3 of Appendix B.
- Any enclosure doors or openings such as louvres should be located on the northern side of the enclosure facing away from sensitive receivers.
- Any duct work, openings, and penetrations for ventilation need to be acoustically treated such that it does not compromise the acoustic performance of the enclosure.

Gippsland Water will incorporate this recommended noise enclosure into their expansion design during the detailed design phase of the project. Amended plans providing further details of the proposed noise mitigation measure will be provided to Council as a condition of permit.

Overall with the proposed noise mitigation measure adopted, no adverse noise impacts are expected as part of the project.





LEGEND

- ★ Eucalyptus Strzeleckii - trees to be retained
- Stream
- Approximate High-pressure gas easement
- Proposed Expanded Moe WTP Site
- Proposed Extent of Landscaping
- Approximate Works Area Footprint
- Road

Paper Size A4  
 0 15 30 60  
 Metres  
 Map Projection: Transverse Mercator  
 Horizontal Datum: GDA 1994  
 Grid: GDA 1994 MGA Zone 55



Gippsland Water  
 Moe WTP Rezoning

Job Number | 31-12516874  
 Revision | C  
 Date | 15/04/2020

Site Context and  
 Design Response Plan

Figure 3

G:\3112516874\GIS\Maps\Deliverables\31\_12516874\_KBM\_A4P.mxd

180 Lonsdale Street Melbourne VIC 3000 Australia T 61 3 8687 8000 F 61 3 8687 8111 E meimal@ghd.com W www.ghd.com

© 2020. Whilst every care has been taken to prepare this map, GHD (and DATA CUSTODIAN) make no representations or warranties about its accuracy, reliability, completeness or suitability for any particular purpose and cannot accept liability and responsibility of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred by any party as a result of the map being inaccurate, incomplete or unsuitable in any way and for any reason.  
 Data source: DELWP/Vicmap, 2019; GHD, 2019; Service Layer Credits: Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community Created by: kgardner

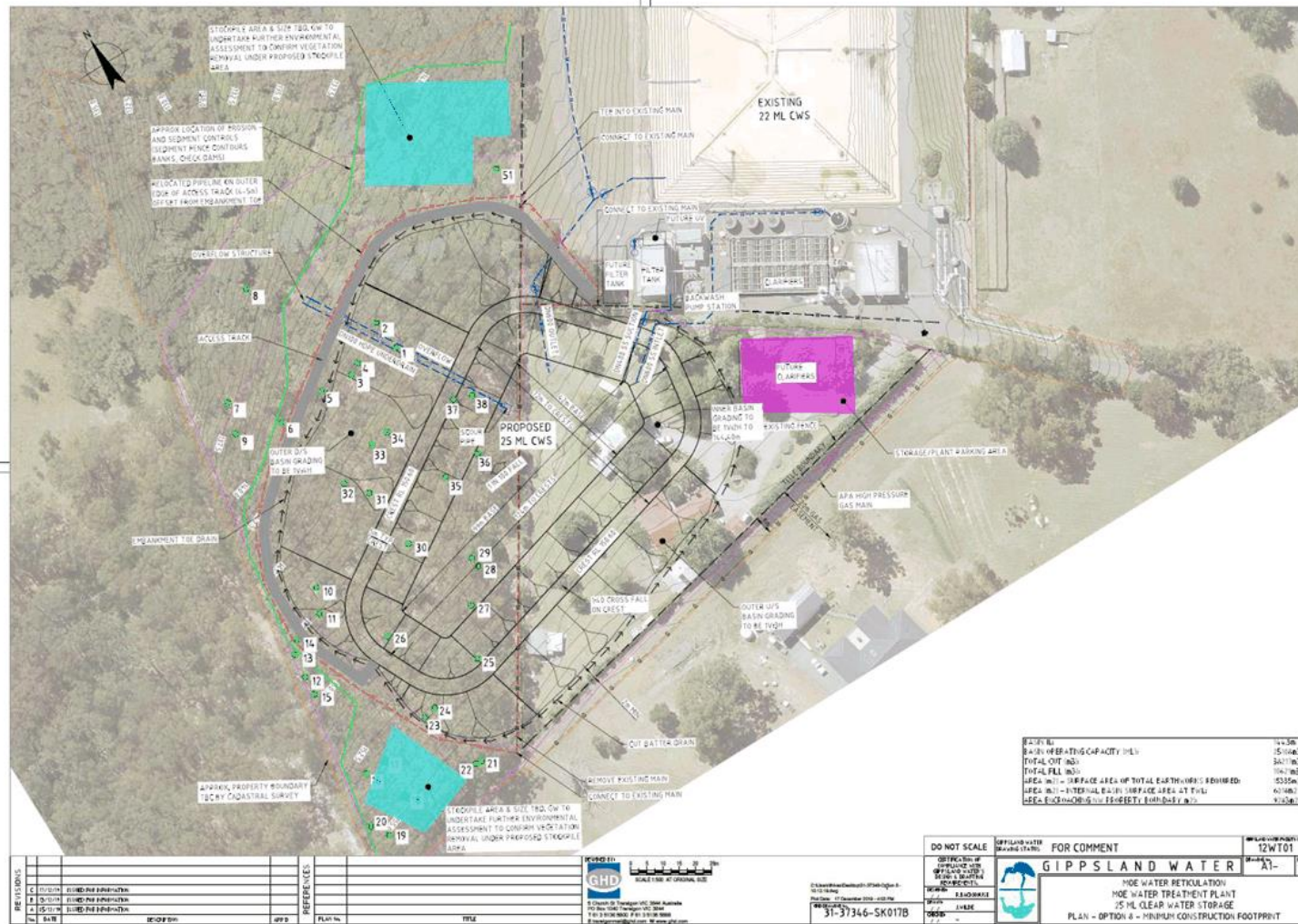


Figure 4 Preliminary concept plan

## 5. Environmental, heritage and other considerations

### 5.1 Flora and fauna

*Indigenous Design Environmental Management* (Indigenous Design) were commissioned by Gippsland Water to undertake an ecological assessment to inform associated environmental approval requirements for upgrades to the Moe Water Treatment Plant. A copy of this assessment is provided at Appendix C.

The study area that has been assessed traverses the two properties, with a clear distinction in the vegetation found between them. The part of the study area within 56 Moe South Road is completely undeveloped and hosts an almost total coverage of native vegetation. The part of the study area comprising the expanded site has been significantly modified and contains an existing residence, outbuildings, landscaped areas and cleared grazing land. A field survey of the study area was undertaken by Indigenous Design in November 2019 and February 2020.

#### 5.1.1 Flora

Vegetation across the study area comprises native patches, planted treed sections and areas dominated by degraded (non-native) exotic species.

Native vegetation patches from two Ecological Vegetation Classes (EVC's) were identified and categorised into five distinct habitat zones:

- Habitat zone 1, 3 & 5 (EVC 16: Lowland Forest) which covers a total area 1.98 ha within the study area
- Habitat zone 2 & 4 (EVC 29: Damp Forest) which covers a total area of 0.55 ha within the study area

All habitat zones form a single discrete area of native patch (total area 2.54 hectares) and are wholly contained within the existing Moe WTP property at 56 Moe South Road, Moe South. No native patches were identified within the newly acquired lot subject to the rezoning proposal, at 58 Moe South Road, Moe South.

No threatened ecological communities listed under the *Environment Protection and Biodiversity Conservation (EPBC) Act 1999* were identified during the site inspection.

One significant flora species listed under the EPBC Act and the DELWP advisory list was identified on site, being the *Eucalyptus strzeleckii* (Strzelecki Gum), with five trees found in Habitat Zones 4 and 5. No impacts to Strzelecki Gums are currently proposed and tree retention zones will be protected as part of the project.

Additionally, twenty-four flora species were identified that are protected under the *Flora and Fauna Guarantee (FFG) Act (1988)*. A permit under the FFG Act will be required to take protected species from the site – see Section 5.6 for further discussion; with the exception of two Acacia species; *Acacia dealbata* (Silver Wattle) and *Acacia melanoxylon* (Blackwood) which are exempt from FFG permit requirements.

### 5.1.2 Fauna

A total of 14 fauna species were found to occur on site during site assessments. Of these, 13 are considered to be taxa native to Victoria.

The Protected Matters Search Tool (DAWE, 2019) was used to query a five kilometre radius of the study area and identified the possible presence of 28 significant fauna species, comprised of the following:

- 18 bird species;
- 1 amphibian species
- 6 mammal species
- 2 fish species
- 1 insect species

A likelihood assessment found that *Ninox strenua* (Powerful Owl), which is listed as vulnerable under the EPBC Act and the Department of Environment, Land, Water & Planning (DELWP) advisory list, and protected by the FFG Act, had a high likelihood of occurrence within the study area. A separate assessment has been undertaken to assess potential habitat impacts for this species which is discussed below.

Evidence of the presence of Burrowing Crayfish (*Engaeus sp.*), listed on the DELWP rare and threatened advisory list, was identified at the northern extent of the study area with a single "chimney" within an area of damp soils associated with site seepage. This species was identified outside of the current proposed works impact footprint.

All other rare or threatened fauna species identified by database searches within a 5 km radius of the site were assessed as unlikely to occur or be reliant on habitat within the study area.

#### Powerful Owl survey

Following the results of the Ecological Assessment undertaken for the project, a separate *Assessment of Habitat and Survey for Powerful Owl* was prepared by Indigenous Design in March 2020.

Targeted surveys undertaken in March did not detect Powerful Owl species or evidence of current occurrence within the study area. The project area may provide a broader foraging habitat for the Powerful Owl, however no potential nest sites (i.e hollow bearing trees) were identified.

Bushland within the existing Moe WTP site is contiguous with remnant vegetation and habitat in adjoining properties north and west, forming a total bushland area of approximately 15 hectares. Other suitable roosting and foraging habitat outside of the study area was recognised including the Edward Hunter Reserve to the north which itself hosts over 50 hectares of connected native vegetation patches.

The proposed expansion will impact 1.854 hectares of native vegetation within the south-west corner of 56 Moe South Road, Moe South. This scale of development is not expected to negatively impact the Powerful Owl given the broader habitat which exists within and surrounding the site.

Indigenous Design recommended that further investigation also occur in May-June during Powerful Owl breeding season, to provide a higher level of certainty of species presence in the area.

As such, Gippsland Water engaged Indigenous Design to undertake a supplementary targeted survey in May 2020 for the Powerful Owl. The supplementary survey did not detect Powerful

Owl or evidence of current occurrence or breeding at the site. The assessment confirmed that lack of species detection through call playback at the time (close to breeding season when owls are highly territorial) provides confidence that no Powerful Owls occupy the project area.

A copy of the *Assessment of Habitat and Survey for Powerful Owl (March 2020)* and the supplementary *Further Assessment of Habitat and Survey for Powerful Owl (May 2020)* are provided at Appendix D.

### 5.1.3 Vegetation removal and offsets

#### *Proposed vegetation removal*

Gippsland Water have made significant efforts to avoid and minimise impacts to vegetation as part of the expansion project.

To facilitate the proposed works, some native and non-native vegetation will be impacted as follows:

- 1.854 ha of native vegetation will be impacted by the works, including the removal of 43 large trees and potential impacts to the tree retention zone of one further large tree. These impacts are fully contained within 56 Moe South Road, Moe South.
- Planted vegetation including *Callitris rhomboidei* (Oyster pine), exotic hedges and pasture grasses, planted native trees and shrubs, and planted beds including *Hedera helix* (English Ivy) and *Vinca major* (Blue Periwinkle) within 58 Moe South Road, Moe South

It has been assumed that no other native vegetation has been approved to be removed or was removed without the required approvals, on the same property or on contiguous land in the same client ownership in the past 5 years.

Figures from the Ecological Assessment showing the location and extent of native vegetation losses as part of the project, and scattered and large trees within the study area are provided at Map 1 and Map 2 of Appendix C.

Gippsland Water will prepare a *Construction and Environmental Management Plan (CEMP)* prior to works commencing which will ensure environmental values within the site are protected during the construction phase of the project. The CEMP will be submitted to DELWP and the responsible authority for approval in accordance with permit conditions.

#### *Offset statement*

An ENSYM test scenario report was processed to identify the offsets that would apply to native vegetation losses proposed. A 'clearing' shapefile that outlined the extent of native vegetation deemed lost under the Project was added to the ENSYM test scenario program to produce a Vegetation Removal (NVR) report.

The ENSYM test scenario determined the following would apply to the Project:

- The proposal falls under the 'Detailed Assessment Pathway'
- Offset requirements equate to 1.481 General Habitat Units (GHU's) with a minimum strategic biodiversity score of 0.413 and 44 Large old trees; and
- Offsets must be located within the West Gippsland Catchment Management Authority (CMA) boundary or within the Latrobe City Council municipality

In accordance with the DELWP's Guidelines for the removal, destruction or lopping of native vegetation an offset statement is typically required providing evidence that an offset that meets the offset requirements for the native vegetation to be removed has been identified and can be secured.

Gippsland Water has a number of offset sites protected under Section 69 of the *Conservation Forest & Land Act 1987* through the Bushbroker Landowner agreement program and proposes to offset losses from this project through their current offset bank.

#### Avoid and minimise statement

Avoid and minimise principles must be applied to the project design footprint of works with regards to any proposed native vegetation removal.

Application of these principles can be achieved by avoiding the removal of native vegetation via locating or designing the project works so that native vegetation is not removed. Minimising losses to native vegetation can be achieved via minimising the design construction footprint, restricting project works to areas of native vegetation that have the least biodiversity or other values or managing the works to minimise impacts on surrounding vegetation (DELWP, 2017).

Gippsland Water have made significant efforts to avoid and minimise impacts on native vegetation as outlined below:

- Purchase of additional lot (expanded site): The original proposal for the Moe WTP expansion involved building the additional CWS basin wholly within heavily treed land at the existing WTP property at 56 Moe South Road, Moe South (containing over 10.4 hectares of native vegetation). To date, this land has been strategically retained by Gippsland Water to allow for future plant development.

The residential property immediately south of the treatment plant (58 Moe South Road) became available for sale during the early stages of planning this project. Gippsland Water took the opportunity to buy the property (at a cost of approximately \$800,000) to accommodate part of the footprint for the CWS basin on land which was largely already cleared and modified with an existing dwelling.

This investment by Gippsland Water has reduced the ecological footprint of the proposed CWS basin by approximately 50% of what was originally proposed.

- Concept Design and Siting: In addition to the purchase of the additional lot, Gippsland Water have sought to reduce native vegetation impacts through the concept design stage as follows:
  - Construction footprint and laydown areas have been sited to minimise the impacts on EVC's, large old trees, and the five Strzelecki Gums which will be retained on site
  - The basin footprint has been minimised during the design process in consideration of site topography, to reduce impacts to the environment whilst still achieving the water storage volumes required for the expansion
  - The basin design accommodates a water storage volume which will ensure long-term operational capacity for the Moe WTP based on future growth estimates. This will avoid the need for additional water storage basins to be accommodated within the WTP site in the coming years.

A number of site restrictions also limits the ability to further avoid and minimise impacts to native vegetation as follows:

- The southern boundary of the expanded site straddles a high-pressure gas easement. A minimum setback of 2 metres from the southern boundary of this property has been proposed to ensure works and construction laydown areas do not encroach on the easement. This has meant a portion of cleared land within the newly acquired lot cannot be used to accommodate the works impact area.
- Maintaining the operations of the Moe Water Treatment Plant is crucial and places restrictions on the adjacent land for both construction laydown areas and to house the completed basin

- It is hydraulically optimal for the placement of the clear water storage basin to be at the same relative level (AHD) as the existing basin at the site. This limits where the basin can be positioned, but greatly reduces the electricity usage and noise emissions generated during the ongoing operation of the basin.

## 5.2 Geotechnical assessment

A Geotechnical Assessment was undertaken by GHD early 2020 to investigate sub-surface conditions for the project to inform the concept design stage.

Key findings of the assessment are as follows:

- Excavation of the site can be undertaken with conventional plant equipment (ie. scrapers, 20 tonne excavators)
- The naturally occurring stiff clay and medium dense sand, as well as compacted engineered fill are considered to be a suitable subgrade
- Excavated materials (comprising low to medium plasticity soil) are suggested for reuse as engineering fill with appropriate moisture conditioning and compaction
- One alternative design option, which would have required a retaining wall over 4 metres high, would require substantial foundations and be impractical to construct. The selected design option does not require construction of a retaining wall.
- Installation of an under liner seepage detection layer (ie. sand filter layer) is recommended. This would intercept any seepage and drain it from under the basin to a collection point to prevent saturation of the engineered fill embankments. This design element has been incorporated into the proposed design.

## 5.3 Heritage

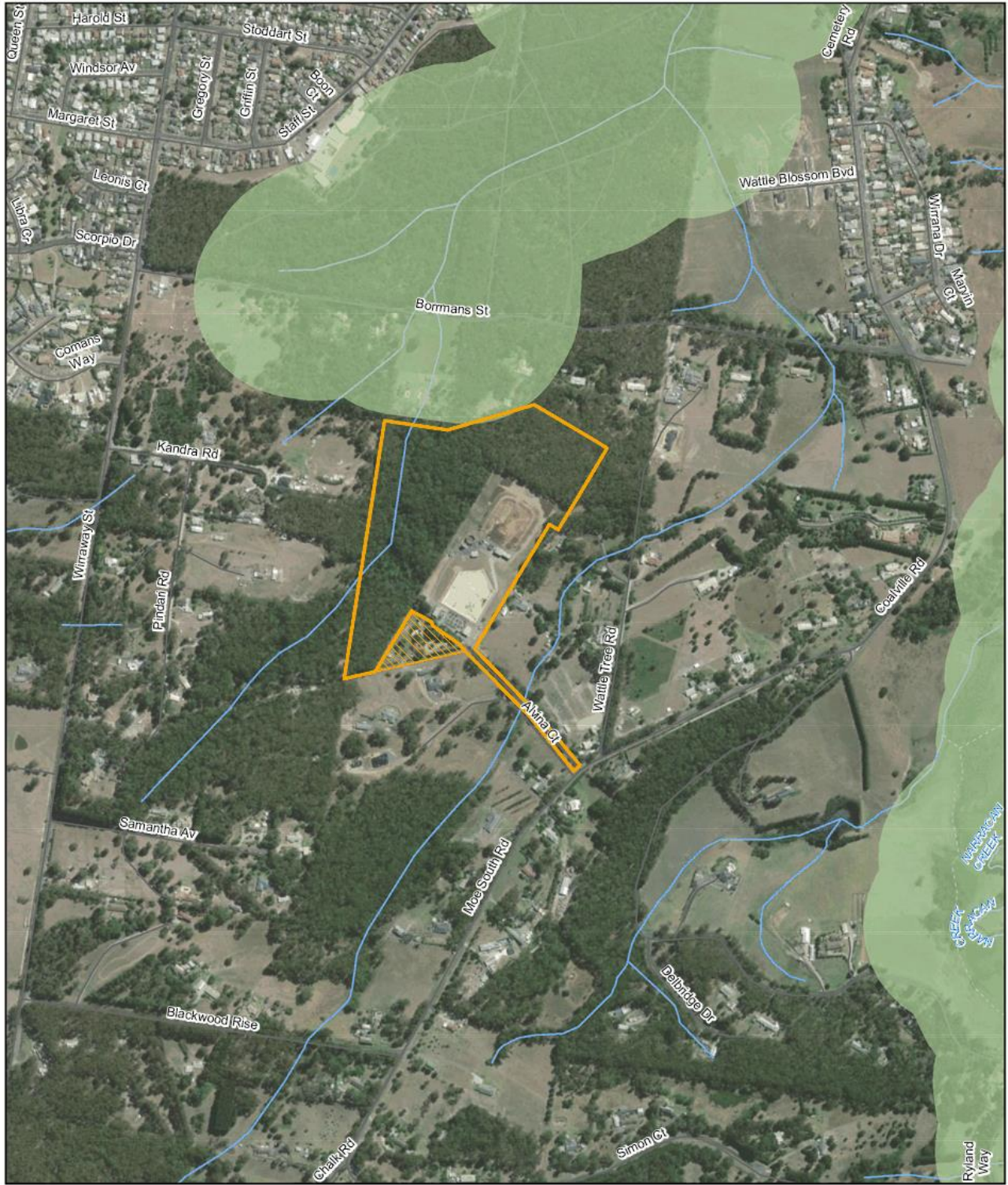
No areas of Aboriginal cultural heritage sensitivity (CHS) have been identified within the Moe WTP or adjoining lot subject to the rezoning proposal. As shown in Figure 5 overleaf, an area of Aboriginal CHS is located north of the existing Moe WTP site, however this is well setback from the proposed works area for this project.

As part of a detailed site investigations and project planning process for the expansion project, Gippsland Water engaged Benchmark Heritage Management (BHM) to nonetheless undertake a preliminary heritage assessment for the proposed construction of the additional CWS basin.

A summary of heritage matters for the project are provided below:

- A Desktop Assessment undertaken found a total of eight registered Aboriginal Cultural Heritage Places (ACHP) within the wider geographic region, with no ACHPs within the proposed activity area
- A Standard Assessment was then undertaken which found the activity area was of potential archaeological sensitivity, and agreed to establish the potential for Aboriginal cultural heritage sensitivity through a Complex Assessment
- A Complex Assessment finally undertaken which concluded that the activity area has limited potential to retained Aboriginal cultural deposits
- A voluntary Cultural Heritage Management Plan (CHMP) has been prepared by BHM on behalf of Gippsland Water to take a precautionary approach to the expansion works. The CHMP will provide an overarching measure to identify, avoid and manage impacts to any unknown Aboriginal cultural heritage located during the construction phase of the activity.

A copy of the Heritage Assessment / draft CHMP is provided at Appendix E.



**LEGEND**

- Road
- Stream
- Drain/Channel/Other
- Watercourse
- Lot subject to proposed rezoning (RLZ3 to PUZ1)
- Proposed expanded Moe WTP site
- Area of Aboriginal Cultural heritage Sensitivity

Paper Size A4  
 0 50 100 200  
 Metres  
 Map Projection: Transverse Mercator  
 Horizontal Datum: GDA 1994  
 Grid: GDA 1994 MGA Zone 55



Gippsland Water  
 Moe WTP Rezoning

Job Number | 31-12516874  
 Revision | B  
 Date | 08/04/2020

Heritage

**Figure 5**

G:\31112516874\GIS\Maps\Deliverables\31\_12516874\_KBM\_A4P.mxd  
 180 Lonsdale Street Melbourne VIC 3000 Australia T 61 3 8667 8000 F 61 3 8667 8111 E meilmail@ghd.com W www.ghd.com  
 © 2020. Whilst every care has been taken to prepare this map, GHD (and DATA CUSTODIAN) make no representations or warranties about its accuracy, reliability, completeness or suitability for any particular purpose and cannot accept liability and responsibility of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred by any party as a result of the map being inaccurate, incomplete or unsuitable in any way and for any reason.  
 Data source: DELWP/Vicmap, 2019; GHD, 2019; Service Layer Credits: Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community Created by: cjanluau



## 5.4 Visual amenity and landscaping

The existing Moe WTP site and newly acquired lot are well setback from Moe South Road (main road) and will be screened from public views along this arterial.

The proposed expansion works will be in keeping with the existing scale and character of water infrastructure at the Moe WTP, which has been a long-established facility servicing the Moe area.

The additional CWS basin proposed will have a maximum crest height similar to that of the existing basin. This design supports efficient hydraulic function and the transfer of water between the basins. Whilst the ground level of the proposed expansion site varies, the maximum protrusion of the basin crest above existing ground levels is expected to be approximately 5 metres.

Trees within the site and immediate surrounds have maximum canopy height of approximately 10 metres which will provide visual screening to the basin particularly from the north, west and southwest interfaces. The closest neighbouring dwelling to the south is well setback from the proposed expansion site, and will be located closer to the existing CWS basin at the WTP than the new proposed basin.

As part of early consultation with adjoining land owners to the south, Gippsland Water are proposing to provide additional landscaping along part of the southern boundary of 58 Moe South Road, Moe South. Refer to the Site Context and Design Response Plan at Figure 3.

This will comprise Lily Pily (*acmena smithii*) trees which are a fire-retardant plant. The Lilly Pily's will be planted in accordance with CFA requirements.

## 5.5 Bushfire Risk Management

The site is located within the Bushfire Management Overlay and within a designated bushfire prone area.

Whilst a planning permit is not triggered for the project under the Bushfire Management Overlay, an appropriate bushfire risk response for the proposal has been developed in consideration of CFA advice and State Policy requirements under Clause 13 of the Latrobe Planning Scheme.

Preliminary advice on the project was received from the CFA in December 2019 with further advice issued in May 2020 which has informed the proposed design of the expansion works. A copy of this advice is provided at Appendix F.

*Euca Planning Pty Ltd* were commissioned by Gippsland Water to undertake a bushfire assessment in May 2020 to assess and consider bushfire risk mitigation in the context of the project. A copy of this assessment is provided at Appendix G.

Overall, the proposal is considered to appropriately address bushfire risk management as follows:

- The project has addressed policy objectives at Clause 13.02-1S in relation to bushfire planning. This is discussed further in Section 3 of Appendix G and in Section 7.2.3 of this report.
- The proposal will decrease bushfire risk to the community, particularly for neighbouring residents immediately south of the expansion site through increased setback between these dwellings and vegetated areas
- The proposed expansion and rezoning will not increase sensitive uses at the site, rather it will remove an existing dwelling and replace it with water storage/treatment infrastructure

- In response to CFA preliminary advice, the proposed design incorporates:
  - A cleared area and fire access track around the part of the site which has an immediate interface with bushfire hazard (north-west part of the site)
  - 'Low threat' landscaping which will be provided in accordance with CFA requirements. Lilly Pilly's (*acacmena smithii*) have been proposed as a screening tree specifically in consideration of bushfire risk management. It is proposed these are planted in a single row and would form both a windbreak and amenity screening along the southern boundary of the site. This species has a low flammability FIREWISE score based on the CFA's plant selection key, and is often described as fire resistant.
  - Buildings (back wash pump) and plant equipment which are located away from heavily treed areas, and proximate to existing like-infrastructure within the WTP
  - Maintenance of a vegetation-free zone around buildings and core plant equipment on site (already achieved at existing WTP site). Vegetation management procedures will be detailed in an Emergency Plan which Gippsland Water maintains for the existing WTP site. This document will be updated to ensure adequate bushfire management protocols (including information on CFA access and water supply connection in the event of a fire) are suitably established for the proposed expanded WTP facility.
  - Provision of a water supply connection for the CFA to the existing treated reticulated water mains at the WTP. This connection point would allow CFA access to water supply volumes well in excess of the 40,000 litres recommended. The location of the installation point and selection of appropriate fixtures and fittings for the connection will be provided in accordance with CFA requirements.
- Gippsland Water will continue to engage with the CFA during the assessment and approvals process to ensure appropriate bushfire planning requirements are satisfied for this project. The updated Emergency Plan containing emergency planning information for the site, including bushfire management protocols, will be provided to the CFA for review prior to works commencing.

## 5.6 Other statutory approvals

### 5.6.1 EBPC Act referral

The *Environment Protection and Biodiversity Conservation (EPBC) Act 1999* establishes a Commonwealth process for assessment of proposed actions that are likely to have a significant impact on Matters of National Environmental Significance (MNES) or on Commonwealth land. An action (i.e. project, development, undertaking, activity, or series of activities), unless otherwise exempt, requires approval from the Commonwealth Environment Minister if they are considered likely to have an impact on any MNES.

No threatened ecological communities or fauna species listed under the EPBC Act were identified as part of the Ecological Assessment (Appendix C) prepared for the project.

One flora species listed under the EPBC Act and the DELWP advisory list was identified on site, Strzelecki Gum (*Eucalyptus strzeleckii*). All five individuals of this species identified within the project area will be protected and retained.

A referral is not deemed required for the works pursuant to the EPBC Act as per Section 4.1 of the Ecological Assessment at Appendix C.

### **5.6.2 Flora and Fauna Guarantee Act**

The *Flora and Fauna Guarantee Act 1988 (FFG Act)* is the primary State legislation for the protection of native plants, native animals and ecological communities on public land and waters in Victoria. Species and ecological communities can be listed as threatened under the Act based on assessments by an independent Scientific Advisory Committee. Threatening processes may also be listed.

Under the FFG Act a permit is required from the DELWP to 'take' 'protected' flora species, 'listed communities' or 'threatened species' from public land (including the existing Moe WTP site). Removal of any protected flora taxa, listed flora species or listed communities may not be undertaken until this permit has been issued.

## 6. Consultation

### 6.1 Consultation with stakeholders

Gippsland Water have sought to engage early in the planning process with key stakeholders with regards to the proposed expansion and rezoning.

Preliminary discussions have been undertaken with the following stakeholders:

- Latrobe City Council
- Department of Environment, Land, Water and Planning
- Country Fire Authority
- Environment Protection Authority
- Energy Safe Victoria
- APA Group
- Adjoining land owners

Following pre-application discussions with Council and DELWP's regional office, Gippsland Water have obtained written confirmation of support from key stakeholders being APA Group (who own the high-pressure gas main), Energy Safe Victoria, Edward Hunter Heritage Bush Reserve Committee and four identified adjoining land owners:

- 21 Pindari Road, Moe South
- 25 Pindari Road, Moe South
- 30 Alvina Court, Moe South
- 38 Alvina Court, Moe South

A copy of Gippsland Water's engagement with key agencies to-date is provided at Appendix F. A copy of engagement with adjoining and nearby land owners is provided at Appendix H.

Preliminary discussions with Council and relevant agencies have helped inform a set of draft planning permit conditions for Council finalisation, which have been provided at Appendix I of this report.

## 7. Planning controls and policy context

### 7.1 Land use description

The proposed upgrade works including development of a Clear Water Storage basin falls within the scope of a 'Utility Installation' defined as:

*Land used: d) to collect, treat, transmit, store, or distribute water.*

### 7.2 Planning Policy Framework

The Planning Policy Framework (PPF) seeks to ensure the objectives of planning in Victoria (as set out in Section 4 of the *Planning and Environment Act 1987*) are fostered through appropriate land use and development planning policies.

The following policies are relevant to this project:

#### 7.2.1 Clause 11 Settlement

Both Clause 11.01-1S and Clause 11.01.1R seek to promote the sustainable urban growth of settlements across Victoria. The regional policy supports urban growth at both regional centres and sub-regional towns within Latrobe City, which includes the Moe settlement.

Clause 11.02-3S seeks to ensure development is sequenced so that adequate services are available for communities in areas of growth. A key strategy within this clause is to ... *ensure that planning for water supply, sewerage and drainage works receives high priority in the early planning for areas of growth.*

As discussed in Section 2.4 the Gippsland Regional Growth plan identifies Moe as a key settlement within Latrobe City, and as an area of anticipated future population growth.

#### 7.2.2 Clause 12 Environmental and landscape values

Clause 12.01-1S and Clause 12.01-2S seeks to protect and conserve Victoria's biodiversity and native vegetation. Impacts from land use and development should be avoided or minimised where possible and any removal of native vegetation should result in no net loss to the biodiversity of the State.

Whilst the proposed upgrade of the Moe WTP will required the removal of native vegetation, significant efforts have been made to avoid and minimise impacts to the environment as far as practicable; whilst still facilitating these important and strategic water infrastructure works.

Further information can be found in Section 5.1 and Section 7.5.1 of our report.

#### 7.2.3 Clause 13 Environmental risks and amenity

Clause 13.02-1S Bushfire planning is relevant to the project as the subject site is located within a designated bushfire prone area and affected by the Bushfire Management Overlay. The objective of this Clause is to strengthen the resilience of settlements and communities to bushfire through risk-based planning that prioritises human life.

As discussed in Section 5.5 of this report, Gippsland Water have had a bushfire assessment prepared by *Euca Planning* to appropriately assess and consider bushfire planning for the project (refer to Appendix G for full assessment against Clause 13.02).

Gippsland Water have also engaged early with the CFA to discuss the management of fire-risk through design, siting and management strategies for the project. Preliminary feedback from the CFA has informed the design of the basin, including the provision of an access track along the north-west half of the basin which interfaces with established native vegetation and provision of a water supply connection point for the CFA in the event of a fire.

The proposed expansion will not result in an increase in population or sensitive uses within or immediately surrounding the site, and it will not increase community vulnerability in the event of a bushfire. In the event of an emergency, emergency services access to the facility will be provided from the existing access track serving the Moe WTP. The proposed new access tracks around the second basin will also improve access for fire fighting vehicles to the south-west part of the property.

The strategic expansion of the Moe WTP will require the removal of dense treed vegetation within part of the WTP site, which will be offset in accordance with DELWP requirements. Whilst vegetation removal has been avoided and minimised as far as possible, the clearing that is required will provide a greater setback between the bushland interface (fuel source) and the closest sensitive uses immediately south (residences in Alvina Court). Construction of the water storage basin will also provide a greater physical buffer between these residences and areas of bushfire hazard.

Implementation of bushfire mitigation controls, including ongoing management of vegetation in accordance with defendable space guidelines, will be undertaken by Gippsland Water as part of their broader emergency planning activities for the Moe WTP site. Emergency planning protocols for the existing WTP will be updated in an Emergency Plan prior to works commencing to ensure appropriate bushfire risk mitigation is provided for the proposed expanded facility.

Given the nature of the expansion works, no alternative sites were investigated further afield outside of the BMO or designated bushfire prone areas for the construction of the second CWS basin.

Clause 13.05-1S Noise Abatement has also been considered in the context of both the construction and operation of the proposed expanded Moe WTP facility. Noise outputs from the project will be compliant with EPA's guidelines *Noise from Industry in Regional Victoria (EPA publication 1411)*. Gippsland Water will incorporate a noise enclosure around the proposed backwash pump for the expanded facility as part of its final design, in accordance with the recommendations of the Operational Noise Assessment undertaken for the project (Appendix B). As a result, no adverse noise impacts are expected as part of the works. Refer to Section 4.1.3 for further information.

#### **7.2.4 Clause 14 Natural resource management**

Clause 14.02-1S and Clause 14.02-2S seek to protect Victoria's water resources and ensure the effective management of water supply and quality for the State. A key strategy of Clause 14.02-1S is to *...ensure the continued availability of clean, high-quality drinking water by protecting water catchments and water supply facilities.*

The Moe WTP treats raw water and provides drinking water to the surrounding region. This application seeks to ensure water supply and quality can be maintained in the future as demand in the area continues to grow.

### 7.2.5 Clause 15 Built environment

Clause 15.01-6S relates to design for rural areas and applies given the project seeks to build infrastructure within a rural part of Moe South. Design, siting and scaling of new development in rural areas should respect the valued rural character of its surrounding context.

The proposed upgrade works at the Moe WTP focus on the development of a second CWS basin. The existing WTP site is well set-back for Moe South Road and as such will not be readily visible to passing traffic or the general public along this main road.

The proposed CWS basin and its ancillary parts will be similar in form and scale to the existing water infrastructure present at the WTP site. The new basin has been designed to be of a consistent height (AHD) with the existing basin for optimum hydrological function.

Based on the topography of the site and vegetation present in the surrounding area, the visibility of the upgrade works will largely be contained to the nearest properties immediately south of the expanded site and potentially also properties west of the existing WTP site. As discussed in Section 6 of this report, the owners of these adjoining properties have been consulted with and have confirmed they do not object to the proposal.

### 7.2.6 Clause 19 Infrastructure

Clause 19.03-3S relates to *'Integrated water management'* and directly applies to the proposed expansion of the Moe WTP. The Clause seeks to *...sustainably manage water supply, water resources, wastewater, drainage and stormwater through an integrated water management approach.*

Relevant strategies under the policy include to plan and co-ordinate *...integrated water management, bringing together stormwater, wastewater, drainage, water supply, water treatment and re-use to, inter alia:*

- Take into account the catchment context
- Manage and use potable water efficiently
- Reduce pressure on Victoria's drinking water supplies
- Minimise drainage, water or wastewater infrastructure and operational costs
- Minimise the potential impacts of water, sewerage and drainage assets on the environment
- Protect significant water, sewerage and drainage assets from encroaching sensitive and incompatible uses

The inclusion of the expanded site within a zone designated for public use associated with 'service and utility' purposes is consistent with the intention of this policy to protect such significant water infrastructure.

## 7.3 Local planning policy framework

Under the transitional provisions included in Amendment VC148 to the Victorian Planning Provisions, the Municipal Strategic Statement (Clause 21) and Local Planning Policy Framework (Clause 22) within the Latrobe Planning Scheme must be considered in the absence of a Municipal Planning Strategy.

### 7.3.1 Clause 21.01 Introduction (municipal strategic statement)

Clause 21.01-2 references the *Gippsland Regional Growth Plan (Gippsland Local Government Network, 2014)* (Growth Plan) which recognises the Gippsland region as a fast growing part of Victoria, with an additional 116,000 people expected to live in the region by 2041.

Significant investment in the region, particularly efforts to diversify the economic profile of the area, could further increase population growth within this period.

The Growth Plan identifies Moe as an important settlement within Latrobe City (Gippsland's regional city) and one of the main population centres along the Princess Highway where forecast population growth is expected. The Gippsland region aims to build on a 'networked settlement approach', with population growth dispersed across the region but focused within Latrobe City and sub-regional centres.

In relation to the provision of water services, the Growth Plan states that:

*Rural and urban water corporations have prepared water supply demand strategies to manage future supplies of water for urban and industrial use with the aim of maintaining reliable water supply. These strategies include demand management and priority for water conservation, and options to augment supply infrastructure. When future integrated water cycle strategies are developed, they will need to consider the implications of the plan on future water demand and supply.*

*... Across Gippsland water supply has been assessed as meeting domestic and commercial demand for the short- to medium-term.*

In assessing the infrastructure considerations for key settlements and regional centres in Gippsland, the Growth Plan identifies that the Moe settlement area ...*may require some upgrade/augmentation to support growth* in the future.

A key strategy of the Growth Plan is to...

*Support ongoing investment in water infrastructure and management of water resources to enhance security and efficiency of water supply to industry and urban areas.*

Clause 21.01-5 details the Latrobe City Strategic Land Use Framework Plan which designates Moe and Newborough as 'supporting network towns' and areas where future growth should be promoted.

The Amendment and planning permit application seeks to support the future growth as directed under this Clause, by ensuring adequate water infrastructure can be provided to the Moe and Newborough regions.

### **7.3.2 Clause 21.03 environmental and landscape values**

**Clause 21.03-9** seeks to protect the habitat and biodiversity values of Latrobe.

The planning permit application is accompanied by an Ecology Assessment report which has assessed all native vegetation present across the two properties and determined the impacts the proposal will have to the adjacent bushland.

**Clause 21.03-11** requires that changes to land use and development in the vicinity of major pipelines is carefully considered to ensure risks to human life and the functional operation of the pipelines are not impacted.

A high-pressure gas pipeline easement adjoins the expanded site to the immediate south. APA Group (who manage the pipeline easement) have been consulted with as part of this Amendment and do not object to the proposed Amendment and planning permit application.

### **7.3.3 Clause 21.04 Environmental risks**

Clause 21.04-12 seeks to minimise the risk to life, property and the environment from bushfire. The Amendment and planning permit application responds to bushfire risk mitigation objectives within the broader Planning Policy Framework. A bushfire assessment has been prepared at Appendix G to inform the project, and the proposed development has been sited and designed



in consideration of early CFA advice. Overall, the project is not considered to increase bushfire risk in the area or threat to human life.

#### **7.3.4 Clause 21.05 Natural resource management**

Clause 21.05-3 recognises water as one of Latrobe's most valuable resources, and water quality, security and management as key opportunity for the municipality. The Amendment supports this Clause proposing to expand a strategic water asset in Latrobe, the Moe WTP.

#### **7.3.5 Clause 21.08 Transport and infrastructure**

The Amendment supports Clause 21.08-7 and Clause 21.08-11, which recognise that the efficient delivery of infrastructure (including water supply) is critical in enabling future urban and economic growth, attracting new investment to the region, and managing the municipality in a sustainable manner. Services must meet known and anticipated demands for physical, financial and population growth.

#### **7.3.6 Local planning policies**

There are no local planning policies in the planning scheme.

### **7.4 Existing planning controls**

This section details the zones, overlays and particular provisions which currently apply to the project.

#### **7.4.1 Zoning**

##### **Public Use Zone – Schedule 1 (Service and Utility) (Clause 36.01 )**

The land at 56 Moe South Road, Moe South (comprising the existing Moe WTP site) is wholly contained within the Public Use Zone – Schedule 1 (Service and Utility) (PUZ1).

The purpose of the PUZ1 includes:

*To recognise public land use for public utility and community services and facilities.*

*To provide for associated uses that are consistent with the intent of the public land reservation or purpose.*

Under the provisions of the PUZ1, the use and development of land for a 'Utility Installation' does not require a planning permit.

Use of the land for a water treatment plant corresponds with the purpose of the public land reservation being 'Service and Utility'. The use of land for the Moe WTP is being carried out by the land manager, Gippsland Water.

##### **Rural Living Zone – Schedule 3 (Clause 35.03)**

Under the current provisions of the Latrobe Planning Scheme, the expanded site is zoned Rural Living Zone – Schedule 3 (RLZ3).

The purpose of the RLZ3 includes:

*To provide for residential use in a rural environment.*

*To provide for agricultural land uses which do not adversely affect the amenity of surrounding land uses.*

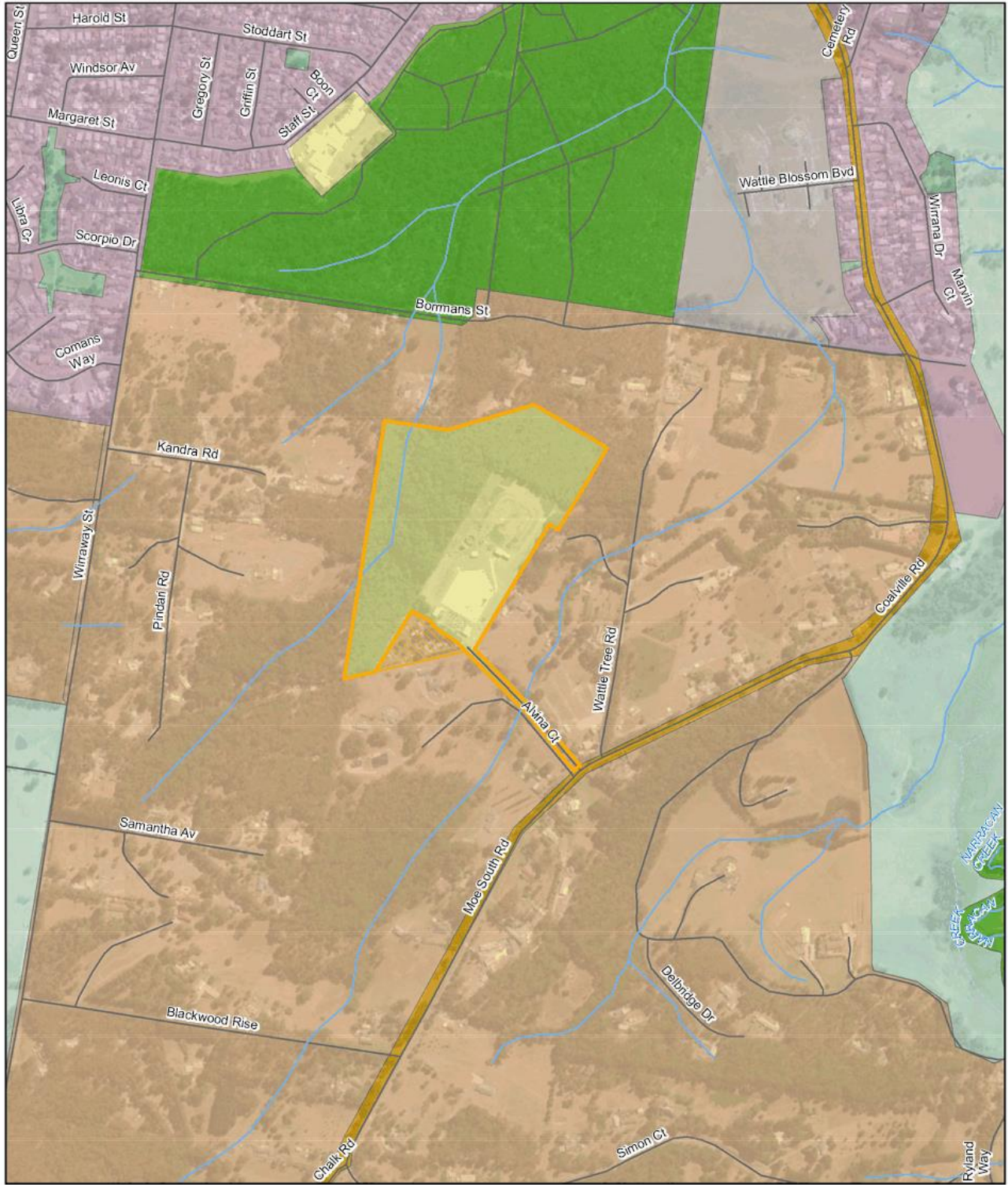
*To protect and enhance the natural resources, biodiversity and landscape and heritage values of the area.*

*To encourage use and development of land based on comprehensive and sustainable land management practices and infrastructure provision.*

Under the provisions of the RLZ3, the use and development of land for a "Utility Installation" requires a planning permit. The proposed PSA seeks to rezone the expanded site from RLZ3 to PUZ1 which would remove the need for a planning permit for use and development of the additional CWS basin.

The proposed CWS basin will be constructed in part (approximately half of its footprint) on land currently zoned RLZ3, with the remainder of the footprint being located within the PUZ1 being the existing Moe WTP site. The proposed rezoning of land at 58 Moe South Road will bring this newly acquired lot into conformity with the existing zoning of the Moe WTP.

A Zoning Map is provided at Figure 6 overleaf.



LEGEND

- Road
- Stream
- - - Drain/Channel/Other
- Watercourse
- Lot subject to proposed rezoning (RLZ3 to PUZ1)
- Proposed expanded Moe WTP site
- Planning zone**
- Farming
- General Residential
- Neighbourhood Residential
- Public Conservation & Resource
- Public Park and Recreation
- Public Use
- Road – Category 2
- Rural Living

Paper Size A4  
 0 50 100 200  
 Metres  
 Map Projection: Transverse Mercator  
 Horizontal Datum: GDA 1994  
 GCS: GDA 1994 MGA Zone 55



Gippsland Water  
 Moe WTP Rezoning

Job Number | 31-12516874  
 Revision | B  
 Date | 08/04/2020

Planning Zones

Figure 6

G:\31112516874\GIS\Maps\Deliverables\31\_12516874\_KBM\_A4P.mxd

180 Lonsdale Street Melbourne VIC 3000 Australia T 61 3 8667 8000 F 61 3 8667 8111 E mel@mail@ghd.com W www.ghd.com

© 2020. Whilst every care has been taken to prepare this map, GHD (and DATA CUSTODIAN) make no representations or warranties about its accuracy, reliability, completeness or suitability for any particular purpose and cannot accept liability and responsibility of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred by any party as a result of the map being inaccurate, incomplete or unsuitable in any way and for any reason.  
 Data source: DELWP/Vlomap, 2019; GHD, 2019; Service Layer Credits: Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community Created by: cjanluau

#### 7.4.2 Overlays

##### Design and Development Overlay – Schedule 1 (Major Pipeline Infrastructure) (Clause 43.02)

The Design and Development Overlay – Schedule 1 (Major Pipeline Infrastructure) (DDO1) applies to the whole of the expanded site at 58 Moe South Road, Moe South and the southern portion of 56 Moe South Road, Moe South.

The objective of the DDO1 is:

*To ensure that all buildings and works and in particular buildings designed to accommodate people are sufficiently separated from high pressure pipelines to avoid a safety hazard.*

Pursuant to Clause 43.02, a planning permit is required for the construction of buildings and works. No exemptions are provided within Schedule 1 to this overlay.

In planning for the proposed Moe WTP expansion, Gippsland Water have engaged early with APA Group (owners of the high pressure gas pipeline) and Energy Safe Victoria (ESV) to ensure the additional CWS basin can be developed without interference to the pipeline asset.

Both APA Group and ESV have confirmed in writing that they have no objection to the proposed expansion works – refer to documentation at Appendix F.

No buildings designed to accommodate people are being proposed as part of the project. The proposed works footprint (including basin batters) will be setback a minimum of 2 metres from the southern boundary of 58 Moe South Road, Moe South to ensure earthworks do not impact the pipeline asset located within the adjoining property to the south.

##### Bushfire Management Overlay (Clause 44.06)

The land at both 56 and 58 Moe South Road is almost wholly affected by the Bushfire Management Overlay (BMO), with the exception of part of the access track serving both properties.

The purpose of the BMO includes:

*To ensure that the development of land prioritises the protection of human life and strengthens community resilience to bushfire.*

*To identify areas where the bushfire hazard warrants bushfire protection measures to be implemented.*

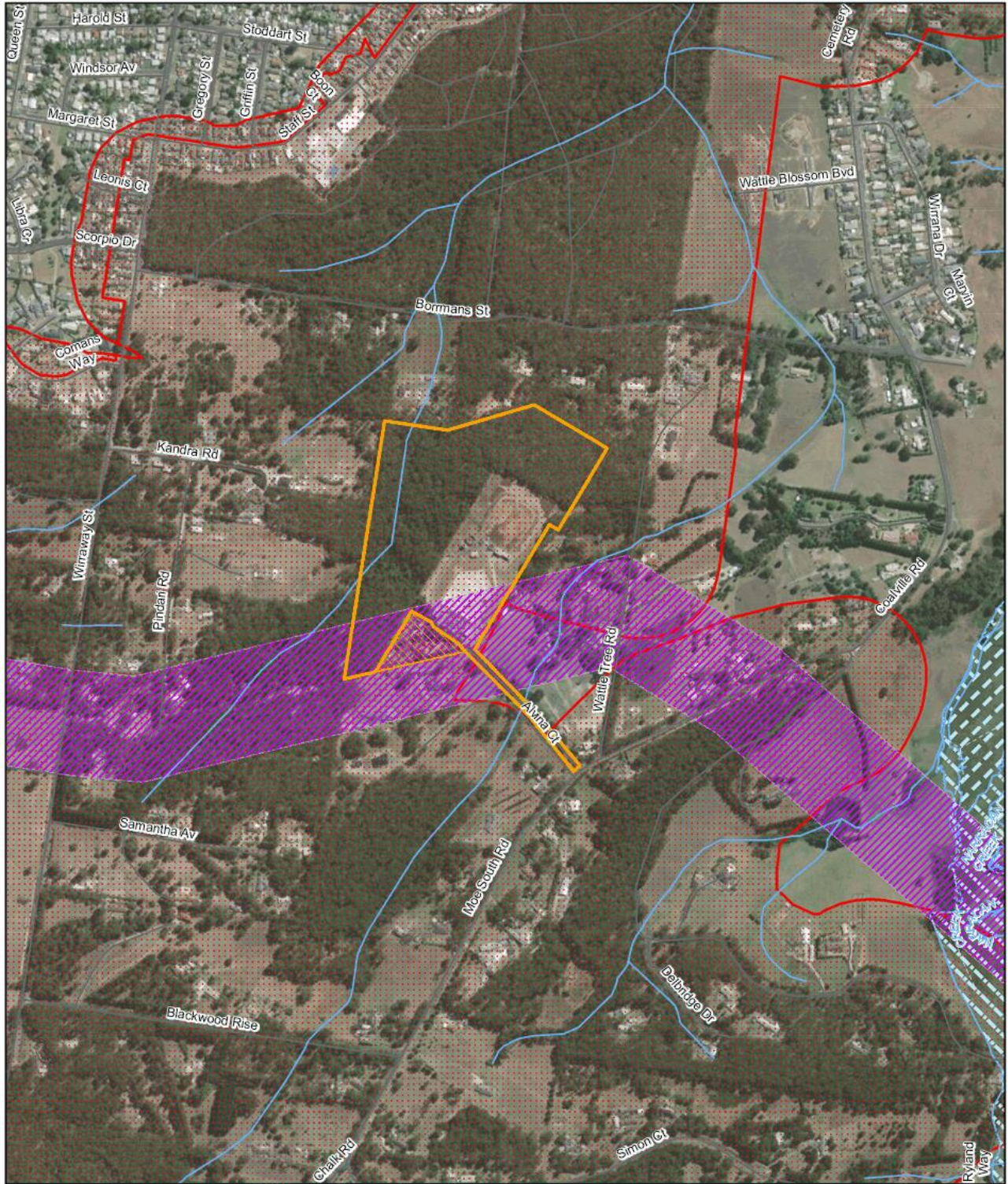
*To ensure development is only permitted where the risk to life and property from bushfire can be reduced to an acceptable level.*

The objectives contained within the Schedule to the BMO specifically relate to bushfire protection measures and referral requirements for applications seeking to construct or extend one dwelling on a lot.

Pursuant to Clause 44.06, a planning permit is not required to construct a building or carry out works associated with use of the land for a 'Utility Installation'.

Whilst a permit is not triggered under the BMO for the project, Gippsland Water have sought to engage with the CFA to ensure an appropriate bushfire risk management response is provided for the expansion works. A bushfire assessment has also been prepared for the project in response to CFA recommendations received by Gippsland Water. Refer to Section 5.5 of this report and Appendix G for further details.

An Overlays Map is provided at Figure 7 overleaf.



**LEGEND**

- Road
- Stream
- - - Drain/Channel/Other
- Watercourse
- Lot subject to proposed rezoning (RLZ3 to PUZ1)
- Proposed expanded Moe WTP site
- Land Subject to Inundation
- Planning overlay**
- Bushfire Management
- Design And Development
- Floodway

Paper Size A4  
 0 50 100 200  
 Metres  
 Map Projection: Transverse Mercator  
 Horizontal Datum: GDA 1994  
 Grid: GDA 1994 MGA Zone 55



Gippsland Water  
 Moe WTP Rezoning

Job Number 31-12516874  
 Revision B  
 Date 08/04/2020

Planning Overlays

**Figure 7**

G:\3112516874\GIS\Maps\Deliverables\31\_12516874\_KBM\_A4P.mxd

180 Lonsdale Street Melbourne VIC 3000 Australia T 61 3 8667 8000 F 61 3 8667 8111 E mel@mail@ghd.com W www.ghd.com

© 2020. Whilst every care has been taken to prepare this map, GHD (and DATA CUSTODIAN) make no representations or warranties about its accuracy, reliability, completeness or suitability for any particular purpose and cannot accept liability and responsibility of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred by any party as a result of the map being inaccurate, incomplete or unsuitable in any way and for any reason.  
 Data source: DELWP/Vlomap, 2019; GHD, 2019; Service Layer Credits: Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community Created by: cjanlau

## 7.5 Particular provisions

### 7.5.1 Clause 52.17 Native vegetation

Pursuant to Clause 52.17 of the Latrobe Planning Scheme, a planning permit is required to remove, lop or destroy native vegetation.

Despite significant efforts undertaken to avoid and minimise impacts to native vegetation during the siting and design phase of the project, the removal of 1.854 ha of native vegetation, including impacts to 44 of large old trees, will be required to facilitate the works. These impacts are fully contained within 56 Moe South Road, Moe South.

The native vegetation to be removed is mapped as Location 2 and follows the detailed assessment pathway under the *Guidelines for the removal, destruction or lopping of native vegetation (DELWP, 2017)* – a Native Vegetation Removal Report is provided within the Ecological Assessment at Appendix C.

A response to the relevant Clause 52.17 application requirements is provided in Table 2. A response to the decision guidelines of Clause 52.17 is provided in Table 3.

**Table 2 Clause 52.17 Application requirements**

No.	Relevant application requirement – Basic assessment pathway	Response
1	<p>Information about the native vegetation to be removed, including:</p> <ul style="list-style-type: none"> <li>• The assessment pathway and reason for the assessment pathway. This includes the location category of the native vegetation to be removed.</li> <li>• A description of the native vegetation to be removed that includes: <ul style="list-style-type: none"> <li>– whether it is a patch or a scattered tree (or both)</li> <li>– the extent (in hectares)</li> <li>– the number and circumference (in centimetres measured at 1.3 metres above ground level) of any large trees within a patch</li> <li>– the number and circumference (in centimetres measured at 1.3 metres above ground level) of any scattered trees, and whether each tree is small or large</li> <li>– the strategic biodiversity value score</li> <li>– the condition score</li> <li>– if it includes endangered Ecological Vegetation Classes</li> <li>– if it includes sensitive wetland or coastal areas.</li> </ul> </li> <li>• Maps showing the native vegetation and property in context and containing: <ul style="list-style-type: none"> <li>– scale, north point and property boundaries</li> <li>– location of any patches of native vegetation and the number of large</li> </ul> </li> </ul>	<p>The assessment undertaken follows the detailed assessment pathway.</p> <p>Refer to Section 5.1.3 and the NVR report contained at Appendix C for further details.</p> <p>Offset requirements amount to 1.481 General Habitat Units (GHUs) with a minimum strategic biodiversity score of 0.413 and 44 large old trees</p>

No.	Relevant application requirement – Basic assessment pathway	Response
	<p>trees within the patch proposed to be removed</p> <ul style="list-style-type: none"> <li>– location of scattered trees proposed to be removed, including their size</li> </ul> <p>The offset requirement, determined in accordance with section 5 of the Guidelines, that will apply if the native vegetation is approved to be removed.</p>	
2	<p>Topographic and land information relating to the native vegetation to be removed, showing ridges, crests and hilltops, wetlands and waterways, slopes of more than 20 percent, drainage lines, low lying areas, saline discharge areas, and areas of existing erosion, as appropriate.</p>	<p>Refer to Ecological Assessment at Appendix C and topographic details at Figure 1 of this report.</p>
3	<p>Recent, dated photographs of the native vegetation to be removed.</p>	<p>Refer to Ecological Assessment at Appendix C.</p>
4	<p>Details of any other native vegetation approved to be removed, or that was removed without the required approvals, on the same property or on contiguous land in the same ownership as the applicant, in the five year period before the application for a permit is lodged.</p>	<p>Not applicable.</p>
5	<p>An avoid and minimise statement.</p> <p>The statement describes any efforts to avoid the removal of, and minimise the impacts on the biodiversity and other values of native vegetation, and how these efforts focussed on areas of native vegetation that have the most value. The statement should include a description of the following:</p> <ul style="list-style-type: none"> <li>• Strategic level planning – any regional or landscape scale strategic planning process that the site has been subject to that avoided and minimised impacts on native vegetation across a region or landscape</li> <li>• Site level planning – how the proposed use or development has been sited or designed to avoid and minimise impacts on native vegetation.</li> </ul> <p>That no feasible opportunities exist to further avoid and minimise impacts on native vegetation without undermining the key objectives of the proposal.</p>	<p>Refer to the avoid and minimise statement at Section 5.1.3 of this report.</p>
6	<p>A copy of any Property Vegetation Plan contained within an agreement made pursuant to section 69 of the <i>Conservation, Forests and Lands Act 1987</i> that applies to the native vegetation to be removed.</p>	<p>Not applicable.</p>

No.	Relevant application requirement – Basic assessment pathway	Response
7	Where the removal of native vegetation is to create defensible space, a written statement explaining why the removal of native vegetation is necessary. This is not required when the creation of defensible space is in conjunction with an application under the Bushfire Management Overlay.	Not applicable. The application does not seek to remove vegetation for the purpose of creating defensible space.
8	If the application is under Clause 52.16, a statement that explains how the proposal responds to the Native Vegetation Precinct Plan considerations at decision guideline 6.	Not applicable. The application is not under Clause 52.16.

**Table 3 Clause 52.17 Decision guidelines**

No.	Decision guidelines to be considered	Response
1	<p>Efforts to avoid the removal of, and minimise the impacts on, native vegetation should be commensurate with the biodiversity and other values of the native vegetation, and should focus on areas of native vegetation that have the most value. Taking this into account consider whether:</p> <p>The site has been subject to a regional or landscape scale strategic planning process that appropriately avoided and minimised impacts on native vegetation</p> <p>The proposed use or development has been appropriately sited or designed to avoid and minimise impacts on native vegetation</p> <p>Feasible opportunities exist to further avoid and minimise impacts on native vegetation without undermining the key objectives of the proposal</p>	<p>As discussed in Section 5.1.3 of this report, significant efforts have been made by Gippsland Water to avoid and minimise impacts on native vegetation as far as practicable whilst still facilitating critical upgrades to the Moe WTP.</p> <p>Refer to the avoid and minimise statement in Section 5.1, and the Ecological Assessment at Appendix C for further information.</p> <p>There are no alternative practically viable options for the location of the expansion works.</p>



No.	Decision guidelines to be considered	Response
2	<p>The role of native vegetation to be removed in:</p> <ul style="list-style-type: none"> <li>• Protecting water quality and waterway and riparian ecosystems, particularly within 30 metres of a wetland or waterway in a special water supply catchment area listed in the Catchment and Land Protection Act 1994</li> <li>• Preventing land degradation, including soil erosion, salination, acidity, instability and water logging particularly: <ul style="list-style-type: none"> <li>– where ground slopes are more than 20 per cent</li> <li>– on land which is subject to soil erosion or slippage</li> <li>– in harsh environments, such as coastal or alpine areas</li> </ul> </li> <li>• Preventing adverse effects on groundwater quality, particularly on land <ul style="list-style-type: none"> <li>– where groundwater recharge to saline water tables occurs</li> <li>– that is in proximity to a discharge area</li> <li>– that is a known recharge area</li> </ul> </li> </ul>	<p>Refer to Section 5.1 of this report and the Ecological Assessment at Appendix C for further details.</p> <p>The vegetation removal will not create land slippage or soil erosion at the site.</p> <p>The proposed removal of native vegetation to facilitate the project is the minimum extent required to undertake the proposed works.</p>
3	<p>The need to manage native vegetation to preserve identified landscape values.</p>	<p>The area of vegetation to be impacted (1.854 hectares including 44 large old trees) is limited to the area needed to undertake the works.</p> <p>The native vegetation to be cleared is unlikely to impact surrounding landscape values. The existing Moe WTP property currently contains over 10.4 hectares of native vegetation within undeveloped parts of the site.</p>
4	<p>Whether any part of the native vegetation to be removed, destroyed or lopped is protected under the <i>Aboriginal Heritage Act 2006</i>.</p>	<p>Not applicable. The native vegetation is not protected under the <i>Aboriginal Heritage Act 2006</i>.</p>
5	<p>The need to remove, destroy or lop native vegetation to create defendable space to reduce the risk of bushfire to life and property, having regard to other available bushfire risk mitigation measures</p>	<p>Not applicable. The application does not seek to remove vegetation for the purpose of creating defendable space.</p>
6	<p>Whether the native vegetation to be removed is in accordance with any Property Vegetation Plan (PVP) that applies to the site</p>	<p>Not applicable. No Property Vegetation Plan applies to the site.</p>

No.	Decision guidelines to be considered	Response
7	Whether an offset that meets the offset requirements for the native vegetation to be removed has been identified and can be secured in accordance with the Guidelines	Offset requirements equate to 1.481 General Habitat Units (GHU's) with a minimum strategic biodiversity score of 0.413 and 44 large old trees  Gippsland Water has a number of offset sites protected under Section 69 of the <i>Conservation Forest &amp; Land Act 1987</i> through the Bushbroker Landowner agreement program and proposes to offset losses with this proposal within their current offset bank. An offset credit summary statement has been provided to DELWP in May 2020 as evidence that the offsets for the project can be secured at an existing Gippsland Water offset property.
<b>Additional requirements for detailed assessment pathway applications</b>		
9	Consider the impacts on biodiversity based on the following values of the native vegetation to be removed: <ul style="list-style-type: none"> <li>The extent</li> <li>The condition score</li> <li>The strategic biodiversity value score</li> <li>The number and circumference of any large trees</li> <li>Whether it includes an endangered Ecological Vegetation Class</li> <li>Whether it includes sensitive wetlands or coastal areas</li> </ul>	A Habitat Hectares Assessment was undertaken and found that native vegetation was classed as <i>EVC 16 Lowland Forest</i> and <i>EVC 29 Damp Forest</i> and comprised of five habitat zones. Refer to Appendix C for further information.  43 large old trees are proposed to be removed with tree retention zone impacts expected for old further large old tree.  There are no sensitive wetlands or coastal areas within close proximity of the site.
10	Consider the impacts on habitat for rare or threatened species. Where native vegetation to be removed is habitat for rare or threatened species according to the Habitat importance maps, consider the following: <ul style="list-style-type: none"> <li>The total number of species' habitats</li> <li>The species habitat(s) that require a species offset(s)</li> <li>The proportional impact of the native vegetation removal on the total habitat for each species, as calculated in section 5.3.1</li> <li>The conservation status of the species (per the Advisory Lists maintained by DELWP).</li> <li>Whether the habitats are highly localised habitats, dispersed habitats, or important areas of habitat within a dispersed species habitat.</li> </ul>	Refer to Section 5.1 of this report and the Ecological Assessment at Appendix C for discussion on fauna impacts.  A likelihood assessment found that <i>Ninox strenua</i> (Powerful Owl), which is listed as vulnerable under the EPBC Act and the DELWP advisory list, and protected by the FFG Act, had a high likelihood of occurrence within the study area. All other fauna species were assessed as unlikely to occur within the study area.  Two separate assessments have been undertaken for the Powerful Owl – refer to Appendix D.

## 8. Proposed planning scheme amendment

### 8.1 Context of the amendment request

#### 8.1.1 Why is the Amendment required?

Gippsland Water own and operate the Moe Water Treatment Plant (WTP) located on land at 56 Moe South Road, Moe South. Currently the Moe WTP operates with one 22ML Clear Water Storage (CWS) basin which will soon reach capacity under projected future growth scenarios for the region.

Construction of a second CWS basin is required to be completed by December 2022 to increase water supply for the Moe/Newborough water supply system (including areas in Moe, Trafalgar and Yarragon) and to improve the resilience of Gippsland's overall water supply network in the long-term.

Gippsland Water have recently purchased an adjoining property at 58 Moe South Road, Moe South in order to facilitate the expansion of the WTP. This property was previously owned by Gippsland Water and used as a caretaker's residence for the WTP, prior to being sold privately for use as a rural residence.

The rezoning of the expanded site from Rural Living Zone – Schedule 3 (RLZ3) to Public Use Zone 1 (Service and Utility) will bring the site into conformity with the zoning of the existing WTP property at 58 Moe South Road, Moe South. The PSA will reflect the new ownership of the property and will facilitate the efficient use, development and ongoing maintenance of the property for water treatment and supply (public service and utility) purposes.

#### 8.1.2 What does the Amendment propose to do?

The PSA facilitates the use and development of the land at 58 Moe South Road, Moe South for the purpose of service and utility by Gippsland Water and will support the upgrade and expansion of the existing Moe Water Treatment Plant (WTP) located at 56 Moe South Road, Moe South.

The PSA proposes the following changes to the Latrobe Planning Scheme:

- Rezone land at 58 Moe South Road, Moe South from Rural Living Zone – Schedule 3 (RLZ3) to Public Use Zone 1 – Service and Utility (PUZ1)
- Amend Planning Scheme Map No. 68 to reflect changes

The PSA is a combined planning permit application and amendment under Section 96A of the *Planning and Environment Act 1987* (the Act).

The planning permit application applies to 58 Moe South Road, Moe South and 56 Moe South Road, Moe South (comprising Lot 2/PS400699 and Lot 2/LP55896) and is summarised at Section 9 of this report.

## 8.2 Use of Section 20(2)

Section 20(2) of the *Planning and Environment Act 1987* provides that the Minister for Planning may exempt a planning authority from full notice requirements subject to conditions which requires the planning authority to give notice of the amendment in a specified manner.

Gippsland Water have engaged with surrounding land owners early in the planning phase of this project.

Consent has been obtained for the proposed expansion works from key stakeholders including:

- Adjoining land owners at:
  - 21 Pindari Road, Moe South
  - 25 Pindari Road, Moe South
  - 30 Alvina Court, Moe South
  - 38 Alvina Court, Moe South
- Edward Hunter Heritage Bush Reserve Committee (nature conservation reserve north of existing Moe WTP)
- APA Group (owner of the gas pipeline easement)
- Energy Safe Victoria (regulator of gas pipeline infrastructure)

Preliminary consultation has also been undertaken with key authorities during the early development of this project, which has informed this application. Authorities consulted with include LaTrobe City Council, Environment Protection Authority, Country Fire Authority, Energy Safe Victoria and the Department of Environment, Land, Water and Planning.

Based on the level of consultation undertaken to date, including with adjoining land owners, the applicant applies to the Minister for Planning to grant an exemption from full notification requirements under Section 20(2) of the *Planning and Environment Act 1987*.

## 8.3 Appropriateness of the Amendment

The document *A Practitioner's Guide to Victorian Planning Schemes* (DELWP 2019) has replaced the previous Practice Notes which provided guidance on the application of the different elements of the VPP. Section 5 deals with choosing and applying provisions. In terms of Public land, it notes that Public land zones *are not intended to identify the legal status of the land or indicate the existing land use. They are intended to set out appropriate statutory requirements that apply to the use and development of the land in addition to the relevant land management legislation.*

The guidance suggests that application of a public use zone is appropriate where a public land manager should be able to use and develop public land without the need for a permit. It directs that a public use zone is appropriate where a public land manager needs some level of flexibility, protection or exemption that is different from the surrounding zone provisions because of the special nature of the public land or asset and its control.

In this instance, the surrounding zone – or the zone that applies to 58 Moe South Road, Moe South – is concerned with Rural Living and is not appropriate to the ongoing use and development of the land for water infrastructure.

The final qualifying comment in the guidance observes that *where the public land use is essentially of a commercial or business nature (such as an office or the provision of services) or comprises a community facility, the surrounding zoning will usually be appropriate.*

Gippsland Water is commercial in so far as it is an operating entity; however, it is primarily concerned with the delivery of water and waste water services to the Gippsland community. Therefore, application of the Public Use Zone 1 (Service and Utility) is entirely appropriate.

The proposed PSA will not result in any adverse environmental, social or economic impacts. It will give effect to the objectives of the *Planning and Environment Act 1987* specifically Section 4 (1)(e):

*(e) to protect public utilities and other assets and enable the orderly provision and co-ordination of public utilities and other facilities for the benefit of the community;*

This is in addition to complying with the direction of Section 12 (1)(a) of the *Planning and Environment Act 1987*.

It should be noted the site and the surrounding locality are largely affected by the Bushfire Management Overlay. The proposed change in zoning of the site to Public Use Zone 1 will not result in any increase to the risk to life, property, community infrastructure or the natural environment from bushfire.

## 9. Section 96a planning permit application

### 9.1 Use of Section 96a

Section 96a of the *Planning and Environment Act 1987* provides for a combined planning scheme amendment and planning permit process.

The process allows a planning authority, if requested to do so by a proponent, to simultaneously prepare and give notice of a proposed amendment to a planning scheme and notice of an application for a planning permit.

Under the combined process, a permit application can be for any purpose for which the planning scheme, as amended, will require a permit to be obtained, even if a permit could not be granted under the existing provisions of the planning scheme.

In the case of this proposal, the combined process is required to facilitate the efficient delivery of expansion works at the Moe WTP which is a key strategic project for the Latrobe region. Whilst use of the land as a utility installation is not 'prohibited' under the current zoning of the site (RLZ), the use is at odds with the objectives of the zone.

A permit would still be required under the planning scheme, as proposed to be amended, for buildings and works subject to the Design and Development Overlay – Schedule 1 and for removal of native vegetation pursuant to Clause 52.17.

Early consultation with Latrobe City Council and DELWP has assisted the permit applicant to identify the combined Section 96a approach as being the most suitable approval pathway given the planning context and timeframes involved with the Moe WTP expansion project.

### 9.2 Permit application summary

A planning permit is sought from Latrobe City Council, concurrently with the proposed PSA to rezone land at 58 Moe South Road, Moe South.

Under Section 96a of the *Planning and Environment Act 1987* Gippsland Water seek a planning permit for:

- Buildings and works associated with 'Utility Infrastructure' under the DDO1 (for both 56 and 58 Moe South Road, Moe South); and
- Removal, destruction and lopping of native vegetation under Clause 52.17 (only for 56 Moe South Road, Moe South)

A planning permit application form has been provided at Appendix J.

## 10. Conclusion

This combined planning scheme amendment request and planning permit application is made to Latrobe City Council on behalf of Gippsland Water to support the strategic expansion of the Moe WTP. This critical project seeks to construct an additional CWS basin to increase the capacity of water supply and improve water security for Moe and the wider Latrobe Region.

To facilitate these works and future upgrades to the WTP, Gippsland Water seek to rezone a parcel of land they have acquired adjacent to the existing WTP which was strategically selected in order to avoid and minimise impacts to native vegetation as part of the expansion project.

The PSA seeks to rezone this parcel from RLZ to PUZ1, bringing it into conformity with the balance of the existing Moe WTP facility.

To facilitate the efficient delivery of this regional project, a planning permit application has been submitted concurrently to allow for the removal of native vegetation under Clause 52.17, and for buildings and works to occur within the DDO1 to ensure the basin can be delivered for the Latrobe community by December 2022.

Gippsland Water have undertaken detailed consultation with adjoining landowners and key stakeholders in accordance with pre-application guidance received from Council and DELWP. Based on the level of engagement that has been completed for the project, it is also requested that exemption be sought from the Minister for Planning from full notification requirements and to be processed pursuant to Section 20(2) of the *Planning and Environment Act 1987*.

For the reasons outlined in this assessment, the proposal is considered to be consistent with the relevant provisions of the Latrobe Planning Scheme.

We respectfully request that Council support this request for a combined planning scheme amendment and planning permit application under Section 96a of the *Planning and Environment Act 1987* to allow for the critical upgrade of essential water infrastructure, to ensure water security and supply can be sustained for the growing Latrobe region.

## 11. Disclaimer

*This report has been prepared by GHD for Gippsland Water and may only be used and relied on by Latrobe City Council and DELWP as part of the planning assessment for Gippsland Water's request for a combined planning scheme amendment and planning permit application for the Moe WTP expansion.*

*GHD otherwise disclaims responsibility to any person other than Gippsland Water arising in connection with this report. GHD also excludes implied warranties and conditions, to the extent legally permissible.*

*The services undertaken by GHD in connection with preparing this report were limited to those specifically detailed in the report.*

*The opinions, conclusions and any recommendations in this report are based on conditions encountered and information reviewed at the date of preparation of the report. GHD has no responsibility or obligation to update this report to account for events or changes occurring subsequent to the date that the report was prepared.*





## **Appendices**

## **Appendix A – Certificates of title**



Copyright State of Victoria. This publication is copyright. No part may be reproduced by any process except in accordance with the provisions of the Copyright Act 1968 (Cth) and for the purposes of Section 32 of the Sale of Land Act 1962 (Vic) or pursuant to a written agreement. The information is only valid at the time and in the form obtained from the LANDATA REGD TM System. None of the State of Victoria, LANDATA REGD TM System, Victorian Land Registry Services Pty. Ltd. ABN 86 627 986 396 as trustee for the Victorian Land Registry Services Trust ABN 83 206 746 897 accept responsibility for any subsequent release, publication or reproduction of the information.

**REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958**

VOLUME 10290 FOLIO 863

Security no : 124082416039B

Produced 01/04/2020 03:03 PM

**LAND DESCRIPTION**

Lot 1 on Plan of Subdivision 400699W.

PARENT TITLES :

Volume 08035 Folio 517      Volume 08361 Folio 272

Created by instrument PS400699W 12/07/1996

**REGISTERED PROPRIETOR**

Estate Fee Simple

Sole Proprietor

CENTRAL GIPPSLAND REGION WATER CORPORATION of 55 HAZELWOOD ROAD TRARALGON  
VIC 3844

[AS253053M](#) 13/06/2019

**ENCUMBRANCES, CAVEATS AND NOTICES**

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

**DIAGRAM LOCATION**

SEE [PS400699W](#) FOR FURTHER DETAILS AND BOUNDARIES

**ACTIVITY IN THE LAST 125 DAYS**

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 58 MOE SOUTH ROAD MOE SOUTH VIC 3825

**ADMINISTRATIVE NOTICES**

NIL

eCT Control      17829T RUSSELL KENNEDY

Effective from 13/06/2019

DOCUMENT END

<a href="#">Home</a>	Account: <b>323237</b>		Authority Fee (GST exclusive): <b>\$8.68</b>	01/04/2020 03:03PM
			<b>\$0.00</b>	

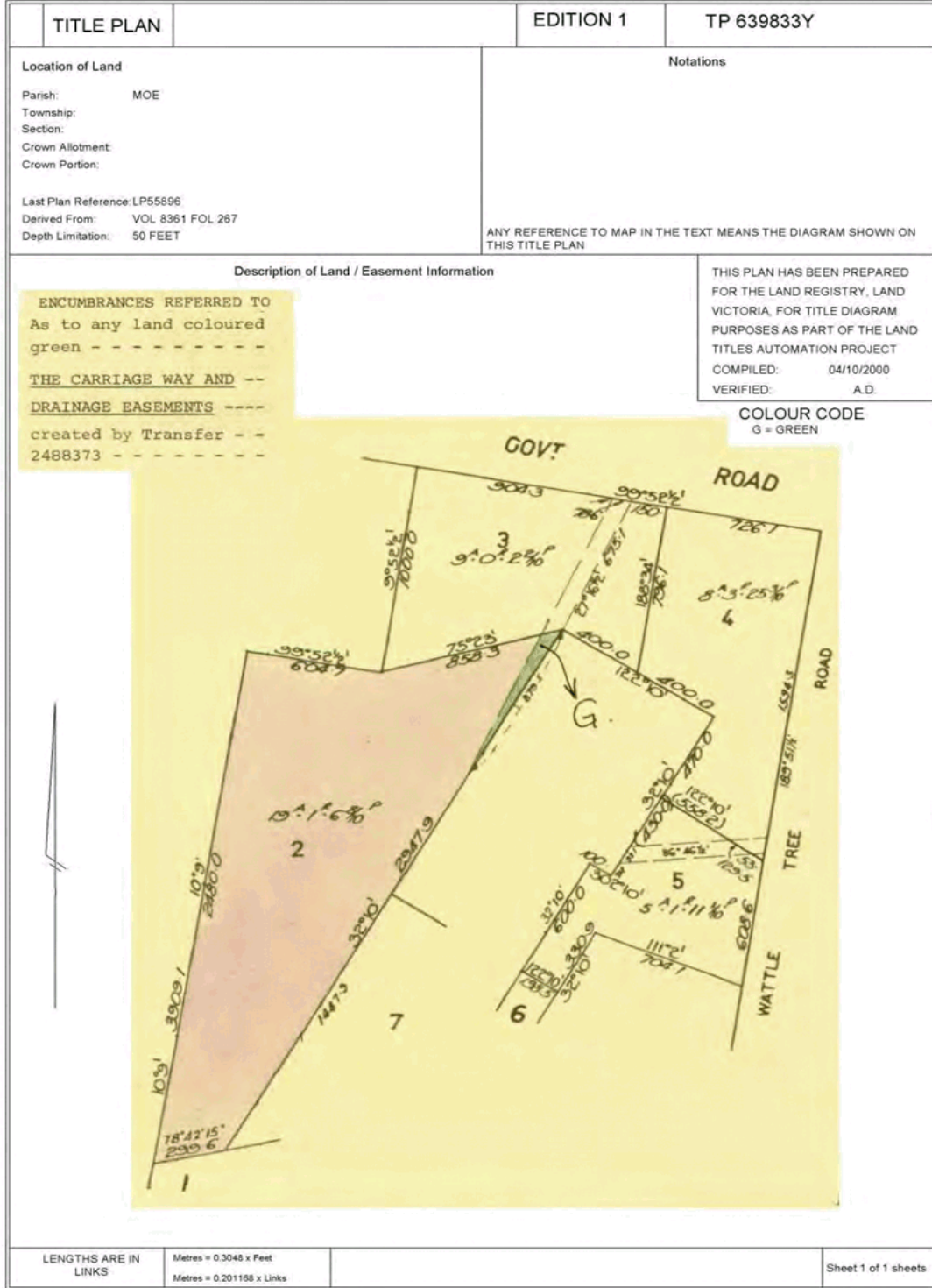
				Service Fee(GST exclusive):	
				GST Payable:	<b>\$0.00</b>
				Total:	<b>\$8.68</b>

Your reference: A1490012  
©State Government of Victoria.



Delivered by LANDATA®, timestamp 01/04/2020 15:00 Page 1 of 1

© State of Victoria. This publication is copyright. No part may be reproduced by any process except in accordance with the provisions of the Copyright Act 1968 (Cth) and for the purposes of Section 32 of the Sale of Land Act 1962 or pursuant to a written agreement. The information is only valid at the time and in the form obtained from the LANDATA® System. None of the State of Victoria, LANDATA®, Victorian Land Registry Services Pty. Ltd. ABN 86 627 986 396 as trustee for the Victorian Land Registry Services Trust ABN 83 206 746 897 accept responsibility for any subsequent release, publication or reproduction of the information.





Copyright State of Victoria. This publication is copyright. No part may be reproduced by any process except in accordance with the provisions of the Copyright Act 1968 (Cth) and for the purposes of Section 32 of the Sale of Land Act 1962 (Vic) or pursuant to a written agreement. The information is only valid at the time and in the form obtained from the LANDATA REGD TM System. None of the State of Victoria, LANDATA REGD TM System, Victorian Land Registry Services Pty. Ltd. ABN 86 627 986 396 as trustee for the Victorian Land Registry Services Trust ABN 83 206 746 897 accept responsibility for any subsequent release, publication or reproduction of the information.

**REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958**

VOLUME 08361 FOLIO 267

Security no : 124082415931U

Produced 01/04/2020 02:59 PM

**LAND DESCRIPTION**

Lot 2 on Plan of Subdivision 055896.  
PARENT TITLE Volume 08277 Folio 961  
Created by instrument B434215 25/07/1962

**REGISTERED PROPRIETOR**

Estate Fee Simple

Sole Proprietor

CENTRAL GIPPSLAND REGION WATER CORPORATION of HAZELWOOD ROAD TRARALGON VIC  
3844

[AN247111D](#) 07/11/2016

**ENCUMBRANCES, CAVEATS AND NOTICES**

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

**DIAGRAM LOCATION**

SEE [TP639833Y](#) FOR FURTHER DETAILS AND BOUNDARIES

**ACTIVITY IN THE LAST 125 DAYS**

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 56 MOE SOUTH ROAD MOE SOUTH VIC 3825

**ADMINISTRATIVE NOTICES**

NIL

eCT Control 16238Y CENTRAL GIPPSLAND REGION WATER CORPORATION

Effective from 07/11/2016

DOCUMENT END

<b>Home</b>	Account: <b>323237</b>		Authority Fee (GST exclusive): <b>\$8.68</b>	01/04/2020 02:59PM
			Service Fee(GST exclusive): <b>\$0.00</b>	

				GST Payable: <b>\$0.00</b>
				Total: <b>\$8.68</b>

Your reference: A1490012  
©State Government of Victoria.



Copyright State of Victoria. This publication is copyright. No part may be reproduced by any process except in accordance with the provisions of the Copyright Act 1968 (Cth) and for the purposes of Section 32 of the Sale of Land Act 1962 (Vic) or pursuant to a written agreement. The information is only valid at the time and in the form obtained from the LANDATA REGD TM System. None of the State of Victoria, LANDATA REGD TM System, Victorian Land Registry Services Pty. Ltd. ABN 86 627 986 396 as trustee for the Victorian Land Registry Services Trust ABN 83 206 746 897 accept responsibility for any subsequent release, publication or reproduction of the information.

**REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958**

VOLUME 10290 FOLIO 864

Security no : 124082415994C

Produced 01/04/2020 03:01 PM

**LAND DESCRIPTION**

Lot 2 on Plan of Subdivision 400699W.

PARENT TITLES :

Volume 08035 Folio 517      Volume 08361 Folio 272

Created by instrument PS400699W 12/07/1996

**REGISTERED PROPRIETOR**

Estate Fee Simple

Sole Proprietor

CENTRAL GIPPSLAND REGION WATER CORPORATION of HAZELWOOD ROAD TRARALGON VIC  
3844

[AN246330V](#) 07/11/2016

**ENCUMBRANCES, CAVEATS AND NOTICES**

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

**DIAGRAM LOCATION**

SEE [PS400699W](#) FOR FURTHER DETAILS AND BOUNDARIES

**ACTIVITY IN THE LAST 125 DAYS**

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 56 MOE SOUTH ROAD MOE SOUTH VIC 3825

**ADMINISTRATIVE NOTICES**

NIL

eCT Control 16238Y CENTRAL GIPPSLAND REGION WATER CORPORATION

Effective from 07/11/2016

DOCUMENT END

<a href="#">Home</a>	Account: <b>323237</b>		Authority Fee (GST exclusive): <b>\$8.68</b>	01/04/2020 03:01PM
			<b>\$0.00</b>	



			Service Fee(GST exclusive):	
			GST Payable:	\$0.00
			Total:	\$8.68

Your reference: A1490012  
©State Government of Victoria.



Delivered by LANDATA®, timestamp 01/04/2020 15:02 Page 1 of 2

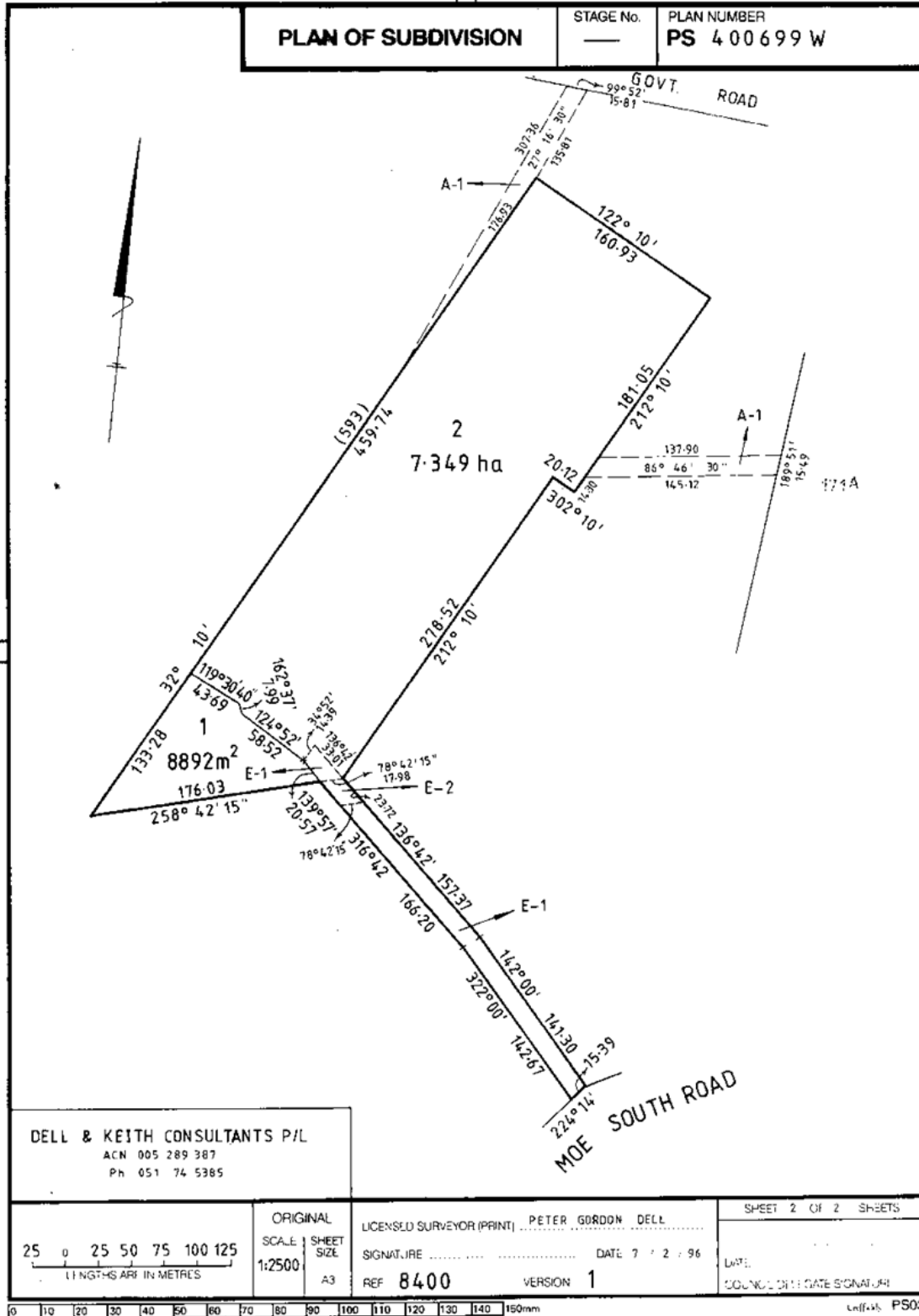
© State of Victoria. This publication is copyright. No part may be reproduced by any process except in accordance with the provisions of the Copyright Act 1968 (Cth) and for the purposes of Section 32 of the Sale of Land Act 1962 or pursuant to a written agreement. The information is only valid at the time and in the form obtained from the LANDATA® System. None of the State of Victoria, LANDATA®, Victorian Land Registry Services Pty. Ltd. ABN 86 627 986 396 as trustee for the Victorian Land Registry Services Trust ABN 83 206 746 897 accept responsibility for any subsequent release, publication or reproduction of the information.

<b>PLAN OF SUBDIVISION</b>		STAGE No. —	LTO USE ONLY <b>EDITION 1</b>	PLAN NUMBER <b>PS 400699 W</b>
<b>LOCATION OF LAND</b> PARISH: MOE TOWNSHIP: — SECTION: — CROWN ALLOTMENT: 169 (PART) CROWN PORTION: — LTO BASE RECORD: LITHO SHEET 2 (3135) TITLE REFERENCES: C/T VOL 8035 FOL 517 VOL 8361 FOL 272 LAST PLAN REFERENCE/S: LP 55896 LOT 7 POSTAL ADDRESS: MOE SOUTH ROAD (At time of subdivision) MOE VIC 3825 AMG Co-ordinates: E 435 100 ZONE: 55 (of approx centre of land in plan) N 5 771 500		<b>COUNCIL CERTIFICATION AND ENDORSEMENT</b> COUNCIL NAME: LA TROBE SHIRE COUNCIL REF 96/0010/50 1. This plan is certified under Section 6 of the Subdivision Act 1988 2. This plan is certified under Section 11(7) of the Subdivision Act 1988 — Date of original certification under Section 6: — 3. This is a statement of compliance issued under Section 21 of the Subdivision Act 1988 OPEN SPACE (i) A requirement for public open space under Section 18 of the Subdivision Act 1988 has/has not been made (ii) The requirement has been satisfied — (iii) The requirement is to be satisfied in Stage — Council Delegate Council Seal — Date: 8/5/96 Re-certified under Section 11(7) of the Subdivision Act 1988 Council Delegate Council Seal — Date: ?/?/?		
<b>VESTING OF ROADS AND/OR RESERVES</b>				
IDENTIFIER		COUNCIL/BODY/PERSON		
NIL		NIL		
<b>NOTATIONS</b>				
STAGING This plan is not a staged subdivision Planning permit No. TPA 1103				
DEPTH LIMITATION 15.24 m BELOW THE SURFACE APPLIES TO ALL THE LAND IN THIS PLAN.				
SURVEY THIS PLAN IS NOT BASED ON SURVEY THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS No (s) — IN PROCLAIMED SURVEY AREA No —				
<b>EASEMENT INFORMATION</b>				LTO USE ONLY
LEGEND A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)				STATEMENT OF COMPLIANCE/ EXEMPTION STATEMENT
				RECEIVED <input checked="" type="checkbox"/>
				DATE 26-6-96
				LTO USE ONLY
				PLAN REGISTERED
				TIME 8:30am
				DATE 12/7/96
				As a registered person of Title
				SHEET 1 OF 2 SHEETS
DELL & KEITH CONSULTANTS P/L ACN 005 289 387 Ph 051 74 5385		LICENSED SURVEYOR (PRINT) PETER GORDON DELL SIGNATURE _____ DATE 7 / 2 / 96 REF 8400 VERSION 1		DATE _____ COUNCIL DELEGATE SIGNATURE _____ ORIGINAL SIZE A3

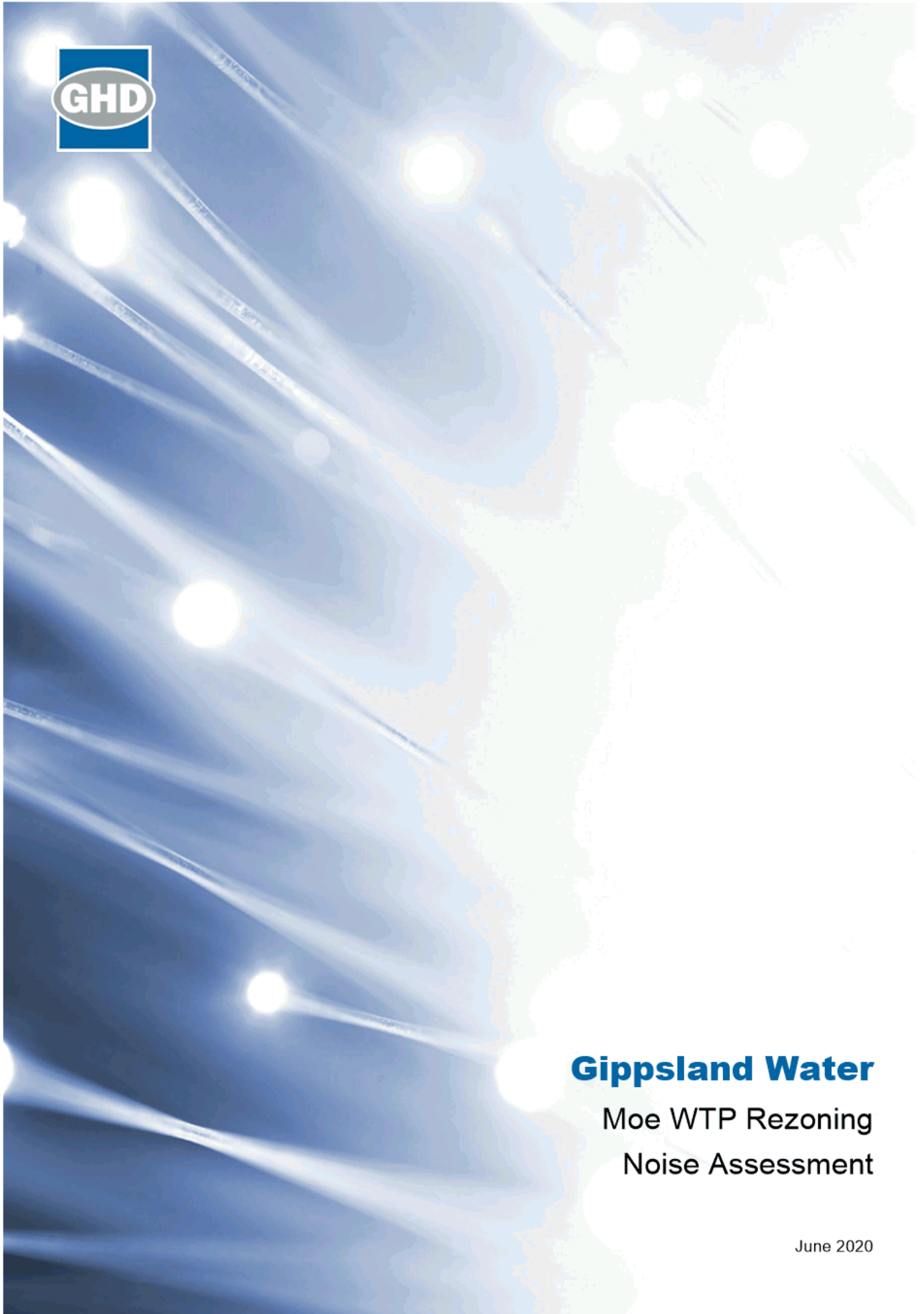
Ge1434 PS01



Delivered by LANDATA®, timestamp 01/04/2020 15:02 Page 2 of 2



## **Appendix B – Noise Assessment**



**Gippsland Water**  
Moe WTP Rezoning  
Noise Assessment

June 2020

## Glossary

Term	Description
Background Noise Level	For a day, evening or night period means the arithmetic average of the $L_{A90}$ levels for each hour of that period for which the commercial, industrial or trade premises under investigation normally operates. The background level shall include all noise sources except noise from commercial, industrial or trade premises which appear to be intrusive at the point where the background level is measured (Victorian Government, 1989).
dB	Unit of measurement for Sound Pressure Level known as a decibel, which is 10 times the logarithm (base 10) of the ratio of a given sound pressure to a reference pressure; used as a unit of sound.
dB(A)	'A-weighted' decibel measurement as specified in Australian Standard AS IEC 61672- 2004 Electroacoustics - Sound level meters or its replacements.
EPA	Environment Protection Authority.
GDA94	The Geocentric Datum of Australia is a system of latitudes and longitudes, or east and north coordinates used to track locations.
$L_{Aeq}$ (period)	Equivalent sound pressure level: the steady sound level that, over a specified period of time which would produce the same energy equivalence as the fluctuating sound level actually occurring.
$L_{A1}$ (period)	The sound pressure level that is exceeded for 1% of the measurement period.
$L_{A10}$ (period)	The sound pressure level that is exceeded for 10% of the measurement period.
$L_{A90}$ (period)	The sound pressure level that is exceeded for 90% of the measurement period.
$L_{Amax}$	The maximum sound level recorded during the measurement period.
$L_{Amin}$	The minimum sound level recorded during the measurement period.
Lin	LIN or linear is a device or circuit with a linear characteristic, meaning that a signal passing through the circuit is not distorted and/or it excludes a filter.
Mitigation	Reduction in severity.
NIRV	Noise from Industry in Regional Victoria (NIRV) - recommended maximum noise levels from commerce, industry and trade premises in regional Victoria - Publication 1411 October 2011 (Authorised and published by EPA Victoria, 200 Victoria Street, Carlton.)
Project Specific Criteria	The project specific level is the more stringent of the intrusive and amenity criteria.
Receiver (Sensitive Use)	A noise modelling term used to describe a map reference point where noise is predicted. A sensitive receiver would be a home, work place, church, school or other place where people spend time at which noise from the development can be heard. The assessment in this report looks at impacts within 10 m of the façade of the building as defined in the SEPP-N1.
SEPP-N1	State Environment Protection Policy (Control of Noise from Commerce, Industry and Trade) No. N-1 No. S31, 16/5/1989, Gazette 15/6/1989; - As varied 15/9/1992, No. G37, Gazette 23/9/1992 - As varied 31/10/2001, No. S183, Gazette 31/10/2001
Sound Pressure Level (SPL)	The Sound Pressure level is the change in air pressure above and below the average atmospheric pressure (amplitude) caused by a passing pressure wave; this is then converted to decibels and can be abbreviated as SPL or $L_p$ . The SPL can be calculated as:

Term	Description
	$SPL \text{ or } L_p = 10 \text{ Log}_{10} \left( \frac{P^2}{P_0^2} \right) [dB]$ <p>or more simply</p> $SPL \text{ or } L_p = 20 \text{ Log}_{10} P + 94 [dB]$ <p>Where:            SPL or <math>L_p</math> = Sound Pressure Level            P = Root-mean-square (rms) sound pressure (Pascals or Pa)  <math>P_0</math> = International reference pressure 20 micropascals.</p>
Sound Power Level (PWL)	<p>This is defined as the average rate at which sound energy is radiated from a sound source and is measured in watts (W). The Sound Power Level can be abbreviated as PWL or <math>L_w</math>.</p> <p>The PWL can be calculated as:</p> $PWL \text{ or } L_w = 10 \text{ Log}_{10} \left( \frac{W}{W_0} \right) [dB]$ <p>or more simply</p> $PWL \text{ or } L_w = 10 \text{ Log}_{10}(W) + 120 [dB]$ <p>Where:            PWL or <math>L_w</math> = Sound Power Level            W = acoustic energy of the source given in watts (W)  <math>W_0</math> = International reference sound power of <math>10^{-12}</math> Watt (W)</p>

## Table of contents

1.	Introduction.....	5
1.1	Purpose of this report.....	5
1.2	Scope and limitations.....	5
1.3	Assumptions.....	6
1.4	Scope of works.....	6
2.	Site.....	7
2.1	Existing site.....	7
2.2	Proposed expansion area.....	7
2.3	Sensitive receivers.....	7
3.	Proposed upgrade.....	11
4.	Noise criteria.....	13
4.1	Applicable method of assessment.....	13
5.	Assessment.....	16
5.1	Modelling algorithm.....	16
5.2	Modelling scenarios.....	16
5.3	Modelling assumptions.....	16
5.4	Model results.....	16
6.	Conclusion.....	20
7.	Bibliography.....	21

## Table index

Table 1	Sensitive receivers.....	8
Table 2	NIRV noise criteria for the nearest identified receivers dB L <sub>Aeq</sub> .....	14
Table 3	Minimum enclosure transmission loss dB.....	17

## Figure index

Figure 1	Locality.....	9
Figure 2	Sensitive receiver locations.....	10
Figure 3	Proposed 25 ML CWS.....	12
Figure 4	Predicted noise contours - operation.....	18
Figure 5	Predicted noise contours with mitigation.....	19



## Appendices

Appendix A – EPA major urban area boundary

Appendix B – Model 3D Visualisation

Appendix C – Backwash pump specification

# 1. Introduction

GHD was engaged by Gippsland Water to conduct a noise assessment for the operation of a new backwash pump as part of their 25 ML clear water storage upgrade expansion to the west of the existing facility at 56 Moe South Road, Moe South (the site).

Gippsland Water have recently purchased a property at 58 Moe South Road, Moe South, adjoining the existing WTP site at 56 Moe South Road, Moe South, to facilitate the expansion.

The Moe WTP currently has a maximum production capacity of 24 ML/d with a peak day demand of 22 ML/d and peak instantaneous flow of 30 ML/day in sections of the plant.

The Moe water supply system serves the towns of Moe, Newborough, Yallourn North, Trafalgar, Yarragon and Darnum (north of freeway) as well as the Yallourn-W works area site of the Yallourn Power Station. Various rural properties in neighbouring localities are also served at Westbury, Moe South, Hernes Oak, Coalville, Narracan, Trafalgar South, Trafalgar East and Yarragon South.

Gippsland Water are proposing to construct a new 25ML Clear Water Storage (CWS) basin to expand the storage and processing capacity of the Moe WTP to meet the future needs of the Gippsland region and community.

Currently, there is only one 22 ML CWS storage basin at the Moe WTP which will reach capacity by 2021 under future growth scenarios. This will impact approximately 63 percent of the Moe/Newborough water supply system, including areas in Moe, Trafalgar and Yarragon.

Construction of a second CWS basin will improve the overall resilience of the Moe/Newborough water network and ensure adequate water supply is provided for the system in the long term. The second CWS basin will also be essential to providing for operational flexibility or redundancy when the existing CWS basin goes offline. Should the existing basin be taken offline, it is estimated that services to approximately 5,000 customers would be impacted.

## 1.1 Purpose of this report

The purpose of this report is to provide the results of noise modelling in order to assess whether the proposed new backwash pump at the Moe WTP will comply with the relevant noise guideline namely:

- *Noise from Industry in Regional Victoria (NIRV): Recommended maximum noise levels from commerce, industry and trade premises in regional Victoria (EPA publication 1411) (EPA Victoria, 2011).*

## 1.2 Scope and limitations

*This report: has been prepared by GHD for Gippsland Water and may only be used and relied on by Gippsland Water for the purpose agreed between GHD and the Gippsland Water as set out in section 1.1 of this report.*

*GHD otherwise disclaims responsibility to any person other than Gippsland Water arising in connection with this report. GHD also excludes implied warranties and conditions, to the extent legally permissible.*

*The services undertaken by GHD in connection with preparing this report were limited to those specifically detailed in the report and are subject to the scope limitations set out in the report.*

*The opinions, conclusions and any recommendations in this report are based on conditions encountered and information reviewed at the date of preparation of the report. GHD has no responsibility or obligation to*

*update this report to account for events or changes occurring subsequent to the date that the report was prepared.*

*The opinions, conclusions and any recommendations in this report are based on assumptions made by GHD described in this report (refer section 1.3 and throughout this report). GHD disclaims liability arising from any of the assumptions being incorrect.*

*GHD has prepared this report on the basis of information provided by Gippsland Water and others who provided information to GHD (including Government authorities)], which GHD has not independently verified or checked beyond the agreed scope of work. GHD does not accept liability in connection with such unverified information, including errors and omissions in the report which were caused by errors or omissions in that information.*

### **1.3 Assumptions**

The following assumptions were made in this assessment:

- Noise assessment is based on government data base sourced terrain data. GHD does not take any responsibility for accuracy of the terrain information. Note due to discrepancies between the government data set and client supplied data the client supplied topography data was discarded in favour of the government based topography data
- Utilised sound power for the backwash pump has been provided by Gippsland Water as presented in Appendix C
- The backwash pump is proposed to be located adjacent to the existing filter tank to the west of the existing clarifier tank. The backwash pump is understood to consist of one pump exposed to air (unenclosed)
- Noise emissions from the back wash pump are assessed against the zoning criteria of the EPA publication 1411 entitled *Noise from Industry in Regional Victoria (NIRV): Recommended maximum noise levels from commerce, industry and trade premises in regional Victoria* (EPA Victoria, 2011)
- No base line noise monitoring was undertaken as the project area sits within the NIRV and was not considered a 'Background Relevant Area' as defined under the NIRV guideline for regional Victoria.

### **1.4 Scope of works**

The scope of works for this backwash pump noise assessment was as follows:

- Review relevant site design information, including mechanical specifications, sound data to establish likely noise sources on site
- Undertake operational noise impact modelling using acoustic software (Cadna-A or SoundPlan) software for one conservative scenario. The noise model will include a computational model of the site and surrounding area
- Based on the results of the noise modelling, assess operational noise levels against the established noise criteria and provide commentary on the likely impact of site on sensitive receivers
- Where results show that operational noise are likely to exceed allowable noise limits then assess in principal mitigation options
- Prepare a report outlining the operational noise impact assessment, establishment of criteria and baseline noise monitoring.

## 2. Site

### 2.1 Existing site

The Moe WTP is located at 56 Moe South Road, Moe south; approximately 2.5 kilometres south of the Moe Township. The existing WTP site is irregular in shape and covers an area of approximately 0.15 square kilometres.

The site is accessed off Moe South Road via a dedicated access road approximately 298 metres long. Infrastructure within the existing WTP site is setback approximately 330 metres from Moe South Road.

Existing infrastructure within the Moe WTP site is concentrated in the southeast part of the property, with the balance of the property being covered in dense treed vegetation. The tree canopy within the vegetated areas on site is approximately 5-10 metres in height. The WTP site currently accommodates a 22ML CWS basin, sludge lagoon and sludge handling facility, pump station, filtration building, chlorine tank and chlorine gas dosing facility, combined inlet works system, and associated pipework and ancillary infrastructure.

### 2.2 Proposed expansion area

A triangular parcel of land sits along the southern boundary of the existing WTP site, known as 58 Moe South Road, Moe South. This property was previously owned by Gippsland Water and accommodated a caretaker's residence before being sold privately. Gippsland Water recently reacquired this lot to facilitate the proposed expansion of the Moe WTP. This land parcel is approximately 8,970 square metres in area and is accessed directly off the access track serving the Moe WTP.

The property currently accommodates a single residence (previously care-takers residence) and several outbuildings. Established vegetation is present close to the property entrance in the northeast part of the site. Scattered trees and shrubs are also present close to the dwelling and within the rear yard of the property. The balance of the land remains relatively clear, comprising open lawn areas.

### 2.3 Sensitive receivers

Land surrounding the Moe WTP is characterised by low density rural residential land use and development. Many of the properties which adjoin the WTP to the immediate west, north and northeast feature dense vegetation along their common boundary with the WTP. Properties which adjoin the WTP to the immediate south and south east are accessed from Alvina Court off Moe South Road.

The southern boundary of the expanded site abuts 30 Alvina Court, Moe South which features a single-storey rural residence and large shed/garage set back approximately 42 metres from its northern boundary.

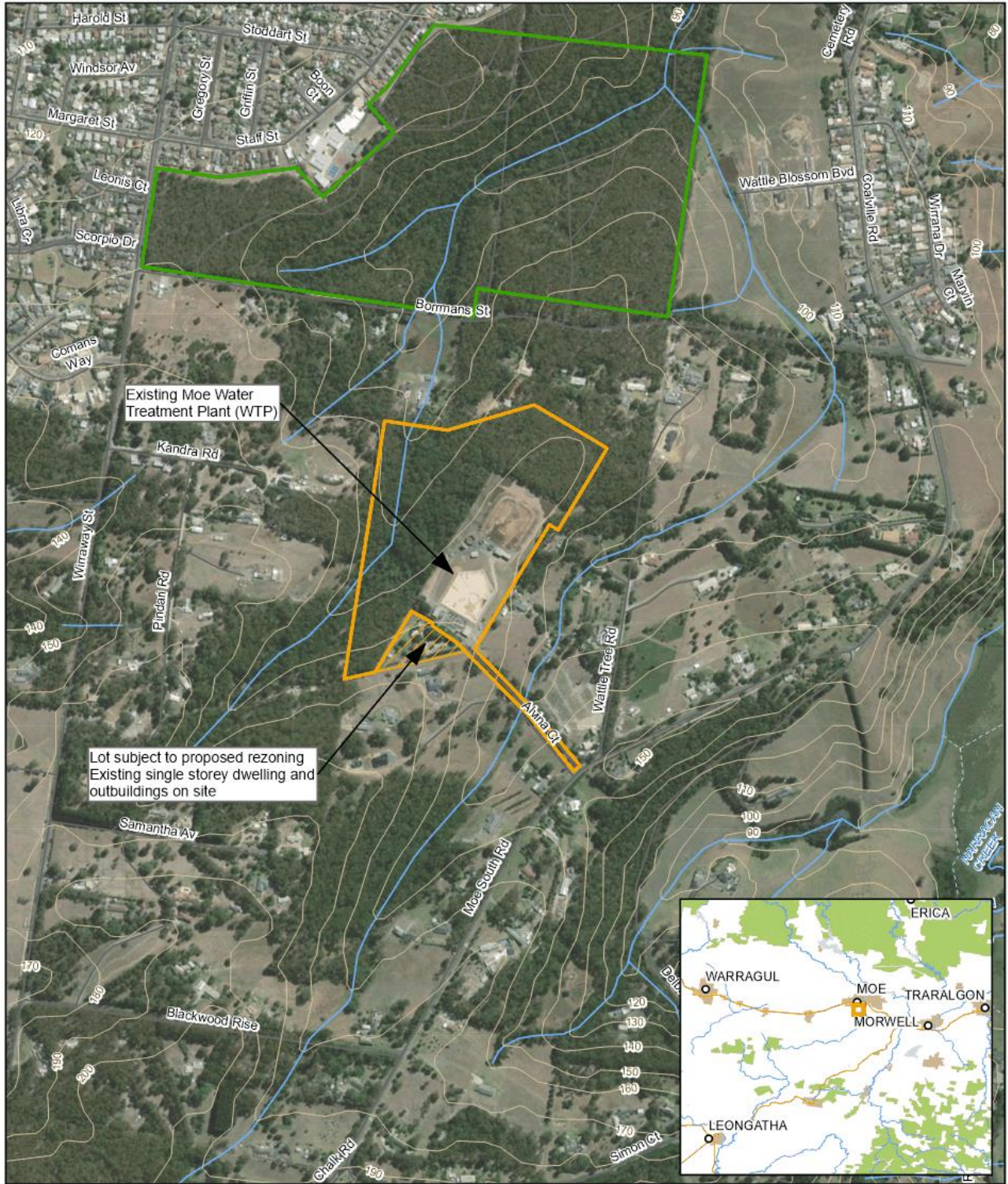
Further southwest is another rural residence located at 38 Alvina Court, Moe South. This property also features a single-storey dwelling and large shed/garage and shares its northern boundary with part of the existing Moe WTP site. The dwelling on this property is set back approximately 83 metres from its northern boundary.

To the west of the proposed WTP expansion area are properties located at 21 and 25 Pindari Road. These properties feature single dwellings setback approximately 186 metres and 311 metres from their eastern boundaries respectively. Both dwellings are set on large rural residential allotments and will be separated from the proposed works area by dense established treed vegetation.

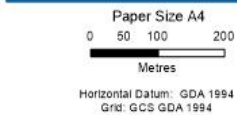
Table 1 provides a list of the sensitive receiver IDs, coordinates and nearest approximate distance of each dwelling to the PUZ1 zone boundary, excluding the road section. The list extends out to within 500 m of the Moe WTP site centre in all compass directions. Figure 1 shows the Moe WTP and surrounding locality and Figure 2 shows sensitive receiver locations.

**Table 1 Sensitive receivers**

Receiver ID	Approximate distance from PUZ1 zone boundary	X-Coordinate	y-Coordinate
	(m)	(m)	m
R1	20	435298	5771694
R2	40	435376	5771812
R3	190	435444	5771649
R4	180	435557	5771778
R5	290	435638	5771735
R6	430	435714	5771619
R7	410	435653	5771569
R8	320	435516	5771521
R9	370	435482	5771399
R10	350	435409	5771347
R11	330	435271	5771322
R12	300	435337	5771375
R13	290	435442	5771455
R14	280	435447	5771486
R15	90	435154	5771584
R16	90	435068	5771525
R17	180	435072	5771427
R18	180	434831	5771762
R19	160	434883	5771944
R20	40	435083	5772107
R21	160	435036	5772227
R22	40	435312	5772144
R23	60	435421	5772124
R24	100	435531	5772115
R25	170	435627	5772120
R26	100	435582	5772003



- LEGEND**
- 56 Moe South Road Moe South
  - 56 Moe South Road Moe South
  - Contours 10m
  - Road
  - Stream
  - Drain/Channel/Other
  - Watercourse
  - Edward Hunter Heritage Bushland Reserve



Gippsland Water  
Moe WTP Rezoning

Job Number 31-12516874  
Revision B  
Date 08/04/2020

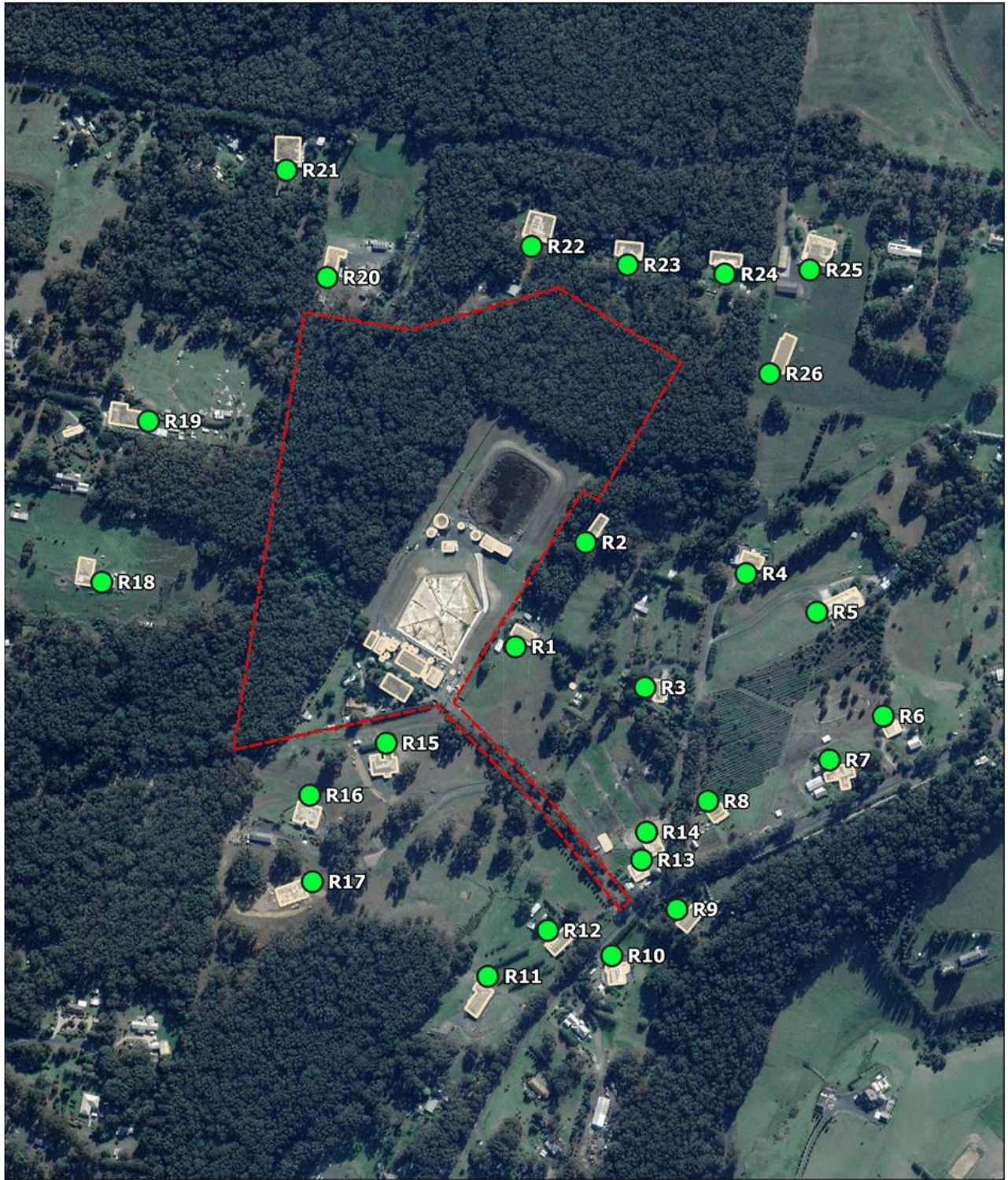
Locality

**Figure 1**

G:\3112516874\GIS\Maps\Deliverables\31\_12516874\_KBM\_A4P.mxd

180 Lonsdale Street Melbourne VIC 3000 Australia T 61 3 8667 8000 F 61 3 8667 8111 E meilmail@ghd.com W www.ghd.com

© 2020. Whilst every care has been taken to prepare this map, GHD (and DATA CUSTODIAN) make no representations or warranties about its accuracy, reliability, completeness or suitability for any particular purpose and cannot accept liability and responsibility of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred by any party as a result of the map being inaccurate, incomplete or unsuitable in any way and for any reason.  
Data source: DELWP/Vlomap, 2019; GHD, 2019; Service Layer Credits: Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community Created by: cjanluau



LEGEND

- Proposed expanded site
- Receiver
- Building

<p>Paper Size A4 0 100 200 m</p> <p>Map Projection: Universal Transverse Mercator Horizontal Datum: Geocentric Datum of Australia 1994 Grid: Map Grid Of Australia, Zone 55</p>			<p>Gippsland Water Moe WTP Rezoning Noise Assessment</p> <p><b>Sensitive receiver locations</b></p>	<p>Project No. 12516874 Revision No. - Date. 29/05/2020</p>
---	--	--	---	---

**FIGURE 2**

G:\311\12516874\GIS\Maps\PDF  
2020. While GHD has taken care to ensure the accuracy of this product, GHD and DATA CUSTODIAN(S), make no representations or warranties about its accuracy, completeness or suitability for any particular purpose. GHD and DATA CUSTODIAN(S) cannot accept liability of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred as a result of the product being inaccurate, incomplete or unsuitable in any way and for any reason.  
Google Earth Imagery 2020. Created by: DM

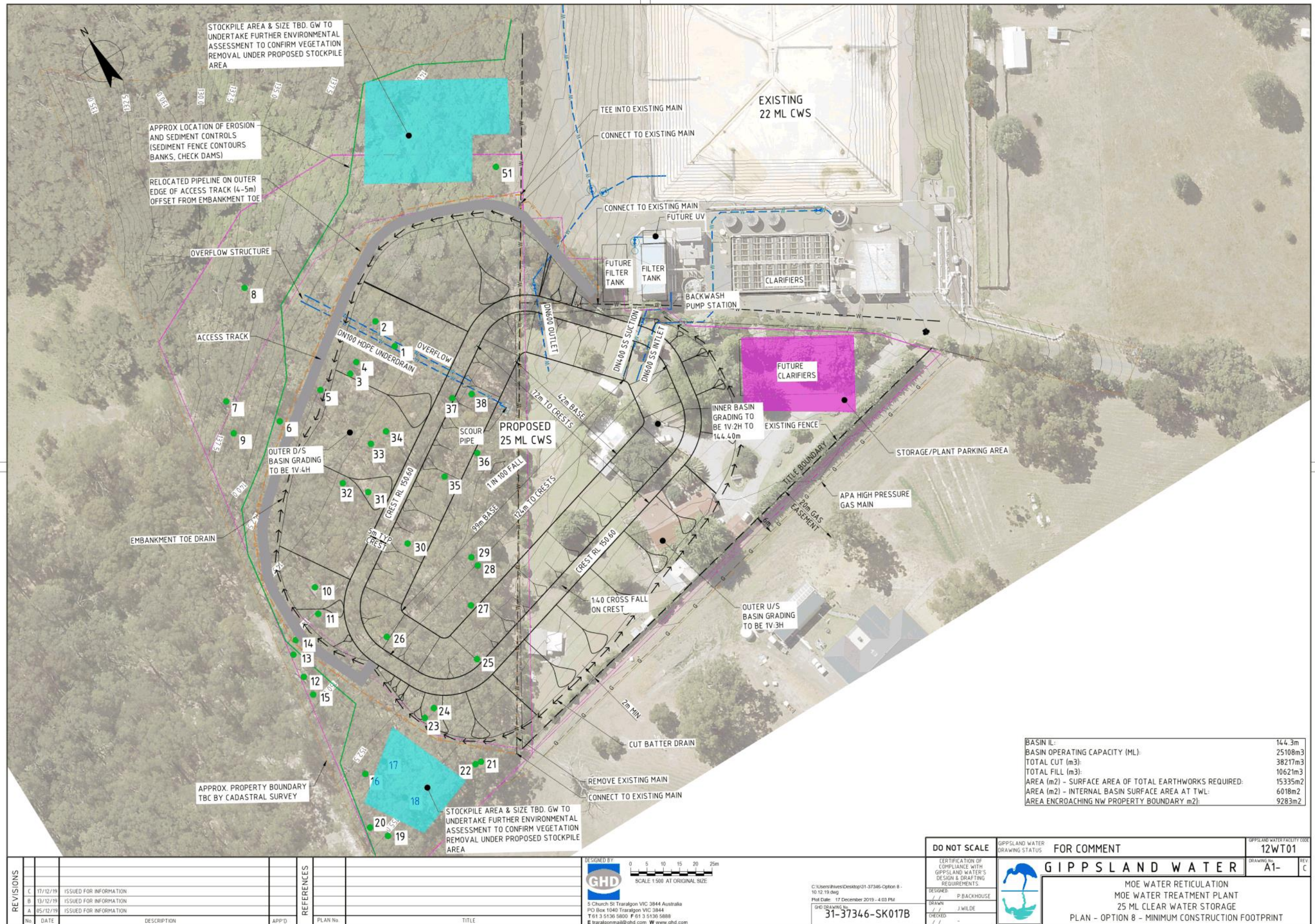
### 3. Proposed upgrade

Gippsland Water are proposing to construct a new 25ML Clear Water Storage (CWS) basin to expand the storage and processing capacity of the Moe WTP to meet the future needs of the Gippsland region and community. The proposed upgrade will consist of:

- A new 25 ML clean water storage (CWS) basin
- Hydraulic infrastructure including:
  - pipework
  - penetrations and operating levels
  - overflow spillway
  - liner underdrain
  - valves and fittings
  - pumps and interconnections.
- A new filter tank and backwash pump station
- A new access track and guard rail around the CWS
- Landscape planting.

Figure 3 outlines the location of the newly proposed 25 ML clear water storage facility and associated infrastructure including the backwash pump station location.





## 4. Noise criteria

There are two key industrial noise control documents currently used in Victoria, namely:

- *State Environment Protection Policy – Control of Noise from Commerce, Industry and Trade No. N-1* (SEPP N-1) (Victorian Government, 1989)
- *Noise from Industry in Regional Victoria (NIRV): Recommended maximum noise levels from commerce, industry and trade premises in regional Victoria* (EPA publication 1411) (EPA Victoria, 2011).

The SEPP N-1 is applicable for sensitive receivers located in a *Major Urban Area (MUA)*, with potential impact from industrial noise. A 'Major Urban Area' is defined as:

- The part of *Melbourne* that is within the *SEPP N-1 boundary*
- The part of *Melbourne* that extends beyond the *SEPP N-1 boundary*, but is within the *Melbourne Urban Growth Boundary (UGB)*
- Land within the '*Major Urban Area*' boundary of an Urban Centre with a population greater than 7000
- Land zoned either Residential Zone, Industrial Zone, Business Zone or Urban Growth Zone that is transected by the '*Major Urban Area*' boundary of an Urban Centre with a population greater than 7000, then the whole of that zone shall be considered as part of the MUA.

The NIRV guideline is applicable for sensitive receivers located in a rural area outside of those areas outlined above that may potentially be impacted from industrial noise. A rural area is defined as:

*'... land that is not within a major urban area. It includes land in cities or towns with population below 7,000, and rural locations outside major urban areas'* (EPA Victoria, 2011).

### 4.1 Applicable method of assessment

The project area and nearby sensitive receivers are located beyond the SEPP N-1 area and the Melbourne Urban Growth Boundary (EPA Victoria, 2011) and areas designated as Major Urban Areas within Victoria (refer Appendix A), and are therefore assessed against the NIRV guideline.

#### 4.1.1 Determining the NIRV related criteria

The noise from industry in regional Victoria<sup>1</sup> guideline (NIRV) manages the impact of noise on residential and other noise-sensitive uses and should be applied when siting or designing new or expanded industry or plant and when government authorities assess applications for industry in regional Victoria.

NIRV sets the maximum noise level allowed in a noise sensitive area from commercial/industrial premises depending on the time of day and land use zoning. The first step is to determine the land-use zones of the receiving zone<sup>2</sup> and generating zone<sup>3</sup>. Once the receiving and generating zones are known, then using Table 1 in the NIRV guideline, the Zone Noise Levels are developed for each time period. The obtained Zone Noise Levels are then adjusted depending on the receiver-to-source distance to obtain the maximum allowable planning noise levels. In a

<sup>1</sup> Part of Victoria that extends beyond the SEPP N-1 area and Planning Urban Growth Boundary and not classified as Major Urban Area (EPA Victoria, 2011).

<sup>2</sup> 'Receiving zone' is the land-use zone in which the noise-sensitive area is located.

<sup>3</sup> 'Generating zone' is the land-use zone in which the noise emitter is located.

situation where background noise levels may be higher than usual for a rural area due to traffic noise or coastal noise, or the receiver is greater than 600m from the noise emitters zone boundary, background noise monitoring may be undertaken, and an adjustment of the Zone Noise Levels made accordingly to determine the maximum allowable noise levels.

No noise monitoring was undertaken for this assessment as the project area was not considered a 'background relevant area'.

Table 2 outlines the noise criteria for each assessed receiver within 500m of the Moe WTP, and is based on planning zones for both the noise generating and receiving zones.

**Table 2 NIRV noise criteria for the nearest identified receivers dB L<sub>Aeq</sub>**

Receiver ID	Daytime 7am – 6pm (Mon – Fri) 7am – 1pm (Sat)	Evening-time 6pm – 10pm (Mon – Fri) 1pm – 10pm (Sat) 7am – 10pm (Sun)	Night-time 10pm – 7am
	dB L <sub>Aeq</sub>	dB L <sub>Aeq</sub>	dB L <sub>Aeq</sub>
R1	45	40	35
R2	45	40	35
R3	45	39	34
R4	45	39	34
R5	45	38	33
R6	45	37	32
R7	45	37	32
R8	45	37	32
R9	45	37	32
R10	45	37	32
R11	45	37	32
R12	45	37	32
R13	45	38	33
R14	45	38	33
R15	45	40	35
R16	45	40	35
R17	45	39	34
R18	45	39	34
R19	45	39	34
R20	45	40	35
R21	45	39	34
R22	45	40	35
R23	45	40	35
R24	45	39	34

Receiver ID	Daytime 7am – 6pm (Mon – Fri) 7am – 1pm (Sat)	Evening-time 6pm – 10pm (Mon – Fri) 1pm – 10pm (Sat) 7am – 10pm (Sun)	Night-time 10pm – 7am
	dB LAeq	dB LAeq	dB LAeq
R25	45	39	34
R26	45	39	34

\*Generating zone: PUZ1 - PUBLIC USE ZONE - SERVICE AND UTILITY

\*\*Receiving zone: RLZ1 - RURAL LIVING ZONE - SCHEDULE 1

\*\*\*Base noise levels for each period are: Day 45 dB(A), Evening 37 dB(A), Night 32 dB(A)

## 5. Assessment

Operational noise modelling was undertaken to investigate the noise from pumping activities on nearby sensitive receiver locations. It is understood the backwash pump will operate for approximately one hour each day.

### 5.1 Modelling algorithm

Operational noise modelling was undertaken using Computer Aided Noise Abatement (CadnaA) Version 2020-MR1 noise modelling software with the ISO 9613-2, "*Acoustics – Attenuation of sound during propagation outdoors*" algorithm. This algorithm takes into account the presence of a well-developed moderate ground based temperature inversion, such as commonly occurs on clear, calm nights or 'downwind' conditions, which are favourable to sound propagation. As a result, predicted received noise levels are expected to represent a worst case scenario.

### 5.2 Modelling scenarios

One operational noise modelling scenario was undertaken as follows:

- 1x Backwash pump running continuously to simulate a worst-case 1 hour compliance period
- 1x Backwash pump running continuously to simulate a worst-case 1 hour compliance period with a backwash pump enclosure included to reduce noise to receivers R15 through R18.

### 5.3 Modelling assumptions

The following assumptions and parameters were adopted for this noise impact assessment:

- Backwash pump operates for approximately one hour each day
- Day, Evening and Night periods were designated as per the NIRV Guideline
- Ground absorption coefficient of 0.5 was used (where 0 is fully acoustically reflective ground and 1 is porous fully acoustically absorbing ground)
- Sensitive receivers were placed 1.5 m above the ground and the backwash pump was modelled at a height of 0.5 m above ground
- Modelling was based on atmospheric conditions of 10 °C and 70 per cent relative humidity
- Site topography and three dimensional terrain has been incorporated in the model
- Pump noise was modelled using the data for the existing pump servicing the Moe WTP, provided at Appendix C. It is expected that the same or similar pump will be used for the new basin, this can be confirmed once detailed design for the works is complete
- The future proposed Clarifier and Filter Tank building are included in the model.

### 5.4 Model results

Assessment of operational pumping noise against the more stringent criteria (i.e. night time noise criteria), will also result in compliance of project noise emissions with day and evening periods.

A five decibel (dB) penalty has been included in all predicted noise levels to take into account any tonality in the pumping noise levels.

Noise levels from the operation of a pumped backwash event is predicted to exceed the day, evening, and night-time criteria at receiver R15, the evening and night criteria at R16 and the night time criteria at receivers R9, R13, R14, R17, refer to Table 2 for all sensitive receiver criteria. The greatest exceedance is noted at the closest sensitive receiver to the South (R15) with a predicted noise level of 47 dB(A).

Accordingly further noise mitigation was considered in the form of a backwash pump acoustic enclosure. The enclosure provides for compliance at all sensitive receiver locations for all time periods Day, Evening, and Night with the highest predicted level being 32 dB(A) at sensitive receiver R15.

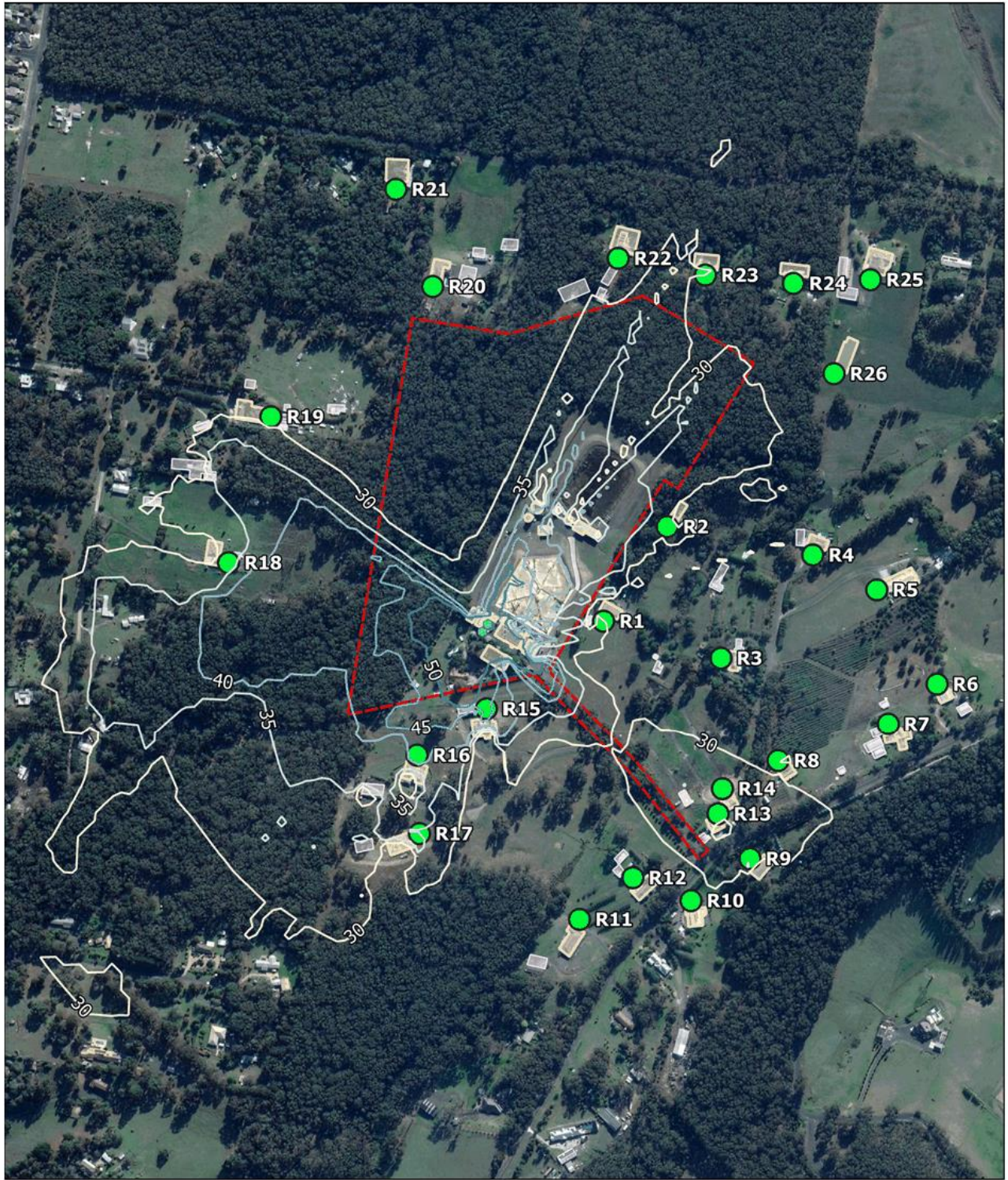
The enclosure is recommend to have the following minimum specifications:

- Construction from solid materials with a minimum sound reduction rating of Rw 32
- It is recommended the enclosure have a maximum size of 4m x 4m x 3m (ceiling height)
- Enclosure walls should be constructed of solid materials with an acoustic rating of Rw 32 and a minimum transmission loss as per Table 3.
- Any enclosure doors or openings such as louvres should be located on the northern side of the enclosure facing away from sensitive receivers.
- Any duct work, openings, and penetrations for ventilation need to be acoustically treated such that it does not compromise the acoustic performance of the enclosure.

**Table 3 Minimum enclosure transmission loss dB**

Example Material	Octave midband frequency (Hz)								Rw dB
	63	125	250	500	1000	2000	4000	8000	
1.2 mm Steel	14	17	22	27	33	39	45	45	32

Predicted noise contours are presented in Figure 4 and Figure 5, for unmitigated and mitigated scenarios respectively.



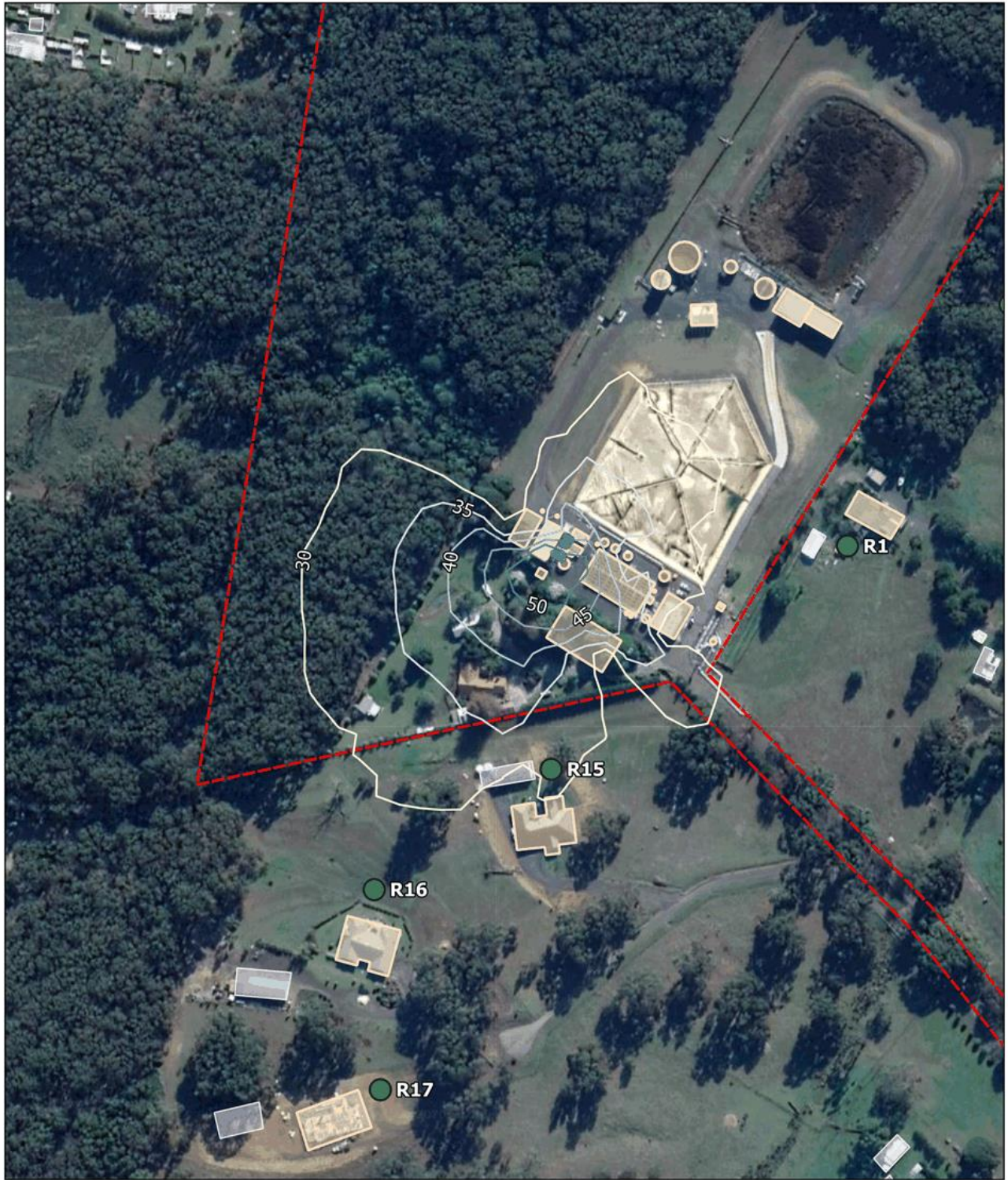
LEGEND

- Proposed expanded site
- Other structure
- Receiver
- Point source
- Building
- Noise contour LAeq (dB)

<p>Paper Size A4 0 50 100 m</p> <p>Map Projection: Universal Transverse Mercator Horizontal Datum: Geocentric Datum of Australia 1994 Grid: Map Grid Of Australia, Zone 55</p>			<p>Gippsland Water Moe WTP Rezoning Noise Assessment <b>Predicted noise contours - operation</b></p>	<p>Project No. 12516874 Revision No. - Date. 29/05/2020</p>
--	--	--	--	---

**FIGURE 4**

G:\31\12516874\GIS\Maps\PDF  
2020. While GHD has taken care to ensure the accuracy of this product, GHD and DATA CUSTODIAN(S), make no representations or warranties about its accuracy, completeness or suitability for any particular purpose. GHD and DATA CUSTODIAN(S) cannot accept liability of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred as a result of the product being inaccurate, incomplete or unsuitable in any way and for any reason.  
Google Earth Imagery 2020. Created by: DM



- LEGEND
- Proposed expanded site
  - Receiver
  - Building
  - Other structure
  - Point source
  - Noise contour LAeq (dB)

Paper Size A4  
 0 50 100 m

Map Projection: Universal Transverse Mercator  
 Horizontal Datum: Geocentric Datum of Australia 1994  
 Grid: Map Grid Of Australia, Zone 55



Gippsland Water  
 Moe WTP Rezoning Noise Assessment  
**Predicted noise contours -  
 operation with mitigation**

Project No. 12516874  
 Revision No. -  
 Date. 29/05/2020

**FIGURE 5**

G:\31112516874\GIS\Maps\PDF  
 2020. While GHD has taken care to ensure the accuracy of this product, GHD and DATA CUSTODIAN(S), make no representations or warranties about its accuracy, completeness or suitability for any particular purpose. GHD and DATA CUSTODIAN(S) cannot accept liability of any kind (whether in contract, tort or otherwise) for any expenses, losses, damages and/or costs (including indirect or consequential damage) which are or may be incurred as a result of the product being inaccurate, incomplete or unsuitable in any way and for any reason.  
 Google Earth Imagery 2020. Created by: DM



## 6. Conclusion

Night time noise criteria are critical for compliance. Noise levels from the proposed pump operation at the nearest sensitive receiver location (R15) and all other locations surrounding the site are predicted to comply with their strictest night time noise criteria (Table 2) following implementation of the recommendations within Section 5.4 of this report.

## 7. Bibliography

EPA Victoria. (2011). *Noise from Industry in Regional Victoria (NIRV) (EPA - Publication 1411)*. Victoria: EPA Victoria.

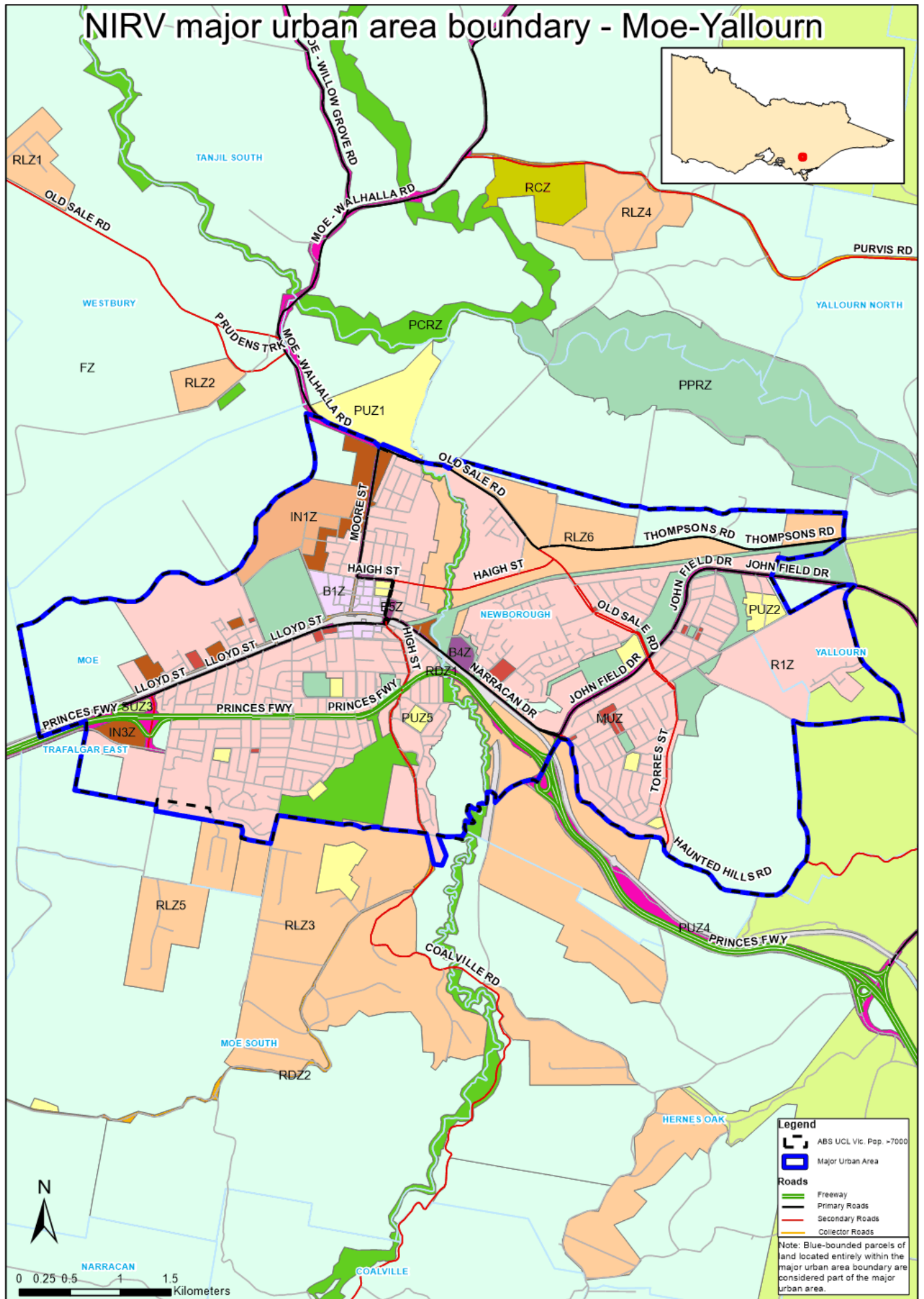
Victorian Government. (1989). *State Environment Protection Policy (Control of Noise from Commerce, Industry and Trade) No. N-1 (SEPP N-1)*. Melbourne: Environment Protection Authority Victoria.



# Appendices

## **Appendix A – EPA major urban area boundary**

Source: EPA Victoria Website: [https://ref.epa.vic.gov.au/business-and-industry/guidelines/noise-guidance/~media/Files/noise/docs/TownMaps/Noise\\_SEPP20111005\\_Moe-Yallourn.pdf](https://ref.epa.vic.gov.au/business-and-industry/guidelines/noise-guidance/~media/Files/noise/docs/TownMaps/Noise_SEPP20111005_Moe-Yallourn.pdf)



## Appendix B – Model 3D Visualisation



## **Appendix C – Backwash pump specification**

Thompsons Kelly & Lewis Engineering Sound Pressure Guarantee

**THOMPSONS KELLY & LEWIS**  
ENGINEERING  
**Sound Pressure Guarantee**

Program Version PC4.0

File :- Soundpred.xls

DATE:- 12-Mar-20

BY:- HM

PROP No:-

CLIENT:-

PUMP:- MVE 250X250

BASIS CURVE:- R25361

TAG NO:- -

**VARIABLES**

Water Pumps are divided into Two groups :- Above Floor or below floor including Turbine units while Slurry and Sewage are lumped together.

"A" Above Floor or "B" Below or "S" Sewage	A
Pump duty flow in L/s.	200
Pump BEP flow in L/s with duty Impeller.	250
Pump BEP Head in m with duty Impeller.	12.6
NPSHA at the duty flow in m	10
NPSHR at the duty flow in m	6
Operating speed in r/min.	1480
Number of eyes in the first Stage Impeller	1
Number of Stages	1
Number of cutwaters per stage (majority)	1
No. Blades per Impeller (majority)	4
Impeller outside diameter in mm	257
Casing cutwater radius in mm	260
Do you require Sound Power Guarantee	Y
Do you require Vibration level Guarantee	Y
Do you require a special Vibration level	N
Overall length of Pump in mm	854
Overall width of Pump in mm	500
Overall height of Pump in mm	820

4

	Overall dB(A)	Octave centre frequency in Hz in dB								
		63	125	250	500	1k	2k	4k	8k	16k
Sound Pressure Pump Only	82	79	77	78	77	77	76	71	67	59
Sound Power Pump Only	96	93	91	92	91	91	90	85	81	73

Overall Site Vibration Level in mm/s RMS 3.6

All sound guarantees are for Pump Only in Free Field Conditions measured 1metre from the pump and at its centre line (centre line of Discharge for a Vertical Spindle Pump) or 1 metre above the floor which ever is the greatest as per A.S. 1217 part 7 - 1985 or A.S. 1081.2 - 1990.

Should the Guarantee be based on works test then the Guarantee will be 2 dB higher.

Reference pressure is 20 micro Pascals.

Reference Power is 1E-12 watts

The Vibration guarantee is for levels measured on the Pump Bearing Housing in any plane. The works Vibration guarantee is 1.5 mm/s RMS higher. Vibration measurements will be in accordance with A.S. 2625 Parts 1 and 2 - 1983 or B.S. 4675 part 1 and 2 or ISO 2372, 2954 or 3945 Specifications.





GHD

Level 9 180 Lonsdale Street  
Melbourne VIC 3000

T: 61 3 8687 8000 F: 61 3 8732 7046 E: melmail@ghd.com



© GHD 2020

This document is and shall remain the property of GHD. The document may only be used for the purpose for which it was commissioned and in accordance with the Terms of Engagement for the commission. Unauthorised use of this document in any form whatsoever is prohibited.

12516874-40675-

45/[https://projectsportal.ghd.com/sites/pp17\\_02/moewtprezoning/ProjectDocs/Stage 2/12516874-REP\\_Moe\\_WTP\\_Noise\\_Assessment\\_V1.docx](https://projectsportal.ghd.com/sites/pp17_02/moewtprezoning/ProjectDocs/Stage 2/12516874-REP_Moe_WTP_Noise_Assessment_V1.docx)

Document Status

Revision	Author	Reviewer		Approved for Issue		
		Name	Signature	Name	Signature	Date
Ver 0	C.McVie	V.Alamshah		B.George		

[www.ghd.com](http://www.ghd.com)



## **Appendix C – Ecological assessment**



## Report for Gippsland Water

---

Ecological Assessment - Moe Water  
Treatment Plant CWS Basin

**May 2020**

Ben Imbery, Antares Fuhrmann & Tania  
Brooker

---



#### Citation

Imbery, B., Fuhrmann, A. & Brooker, T (2020), Ecological Assessment - Moe Water Treatment Plant CWS Basin. *Indigenous Design Environmental Management*, Research, Victoria.

#### Indigenous Design Environmental Management

1635 Main Road, Research

[www.iddesign.com.au](http://www.iddesign.com.au)

#### Disclaimer

Indigenous Design Environmental Management and any associated contractors engaged for this project have endeavored to provide an accurate and current document. However, this document is not guaranteed to be without flaw or omissions. The information and recommendations provided are current at the time of writing but do not account for any changes in circumstances after the time of publication. Indigenous Design Environmental Management accepts no liability for any error, loss or other consequence caused or arising from using the information provided within this report.

## Acknowledgements

**Jake Whitelaw** – Environmental Officer, Gippsland Water

**William Doherty** – Environmental Consultant, Indigenous Design Environmental Management

## Version Control

Status	Date	Revision type	Reviewed by	Amended by
Draft 1.1	27/11/2019	First draft, first review	T. Brooker	T. Brooker
Draft 1.2	27/11/2019	First draft, second review	N. Noy	N. Noy
Draft 1.3	27/11/2019	Draft released to client for review		
Draft 2.1	24/03/2020	Second draft, first review	B. Imbery	T. Brooker
Draft 2.2	27/03/2020	Released for client review		
Final 3.1	06/04/2020	Final version		
Final 3.2	14/05/2020	Addition of final NVR report		

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Contents

Executive Summary.....	1
1 Introduction .....	5
1.1 Project Background.....	5
1.2 Objectives.....	5
1.3 Site Details .....	6
2 Description of Methods .....	8
2.1 Data and Literature Review .....	8
2.2 Field Survey.....	8
2.2.1 Vegetation Assessment.....	9
2.2.2 Fauna Habitat Assessment.....	10
2.3 Final Determination of Losses to Native Vegetation .....	10
2.4 Definitions of Significance.....	11
2.5 Likelihood of Occurrence .....	11
2.6 Legislation and Policy.....	11
2.7 Limitations.....	12
3 Ecological Values.....	13
3.1 Vegetation.....	13
3.1.1 Ecological Vegetation Classes .....	13
3.1.2 Vegetation Quality Assessment .....	16
3.1.3 Native Trees .....	23
3.1.4 Significant Vegetation Communities.....	26
3.2 Flora Species .....	26
3.2.1 Flora Species Recorded .....	26
3.2.2 Significant Flora Species.....	26
3.3 Fauna Species.....	27
3.3.1 Fauna Species Recorded .....	27
3.3.2 Significant Fauna Species.....	27
3.4 Species Habitat.....	28
4 Policy and Legislative Implications.....	31
4.1 Commonwealth – Environment Protection and Biodiversity Conservation Act 1999.....	31
4.1.1 Implications (Significant Impact Criteria).....	31
4.2 State – Flora and Fauna Guarantee Act 1988 .....	32

iii

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

4.2.1	Implications.....	32
4.3	State – Catchment and Land Protection Act 1994.....	33
4.3.1	Implications.....	33
4.4	State - Water Act 1987.....	34
4.4.1	Implications.....	34
4.5	State – Wildlife Act 1979.....	34
4.5.1	Implications.....	34
4.6	State – Environmental Effects Act 1978 .....	35
4.6.1	Implications.....	35
4.7	State – Planning and Environment Act 1987 .....	35
4.7.1	Native Vegetation .....	35
5	Victoria’s Native Vegetation Permitted Clearing Regulations .....	36
5.1	Avoiding and Minimising Impacts on Native Vegetation.....	36
5.2	Assessment of Proposed Native Vegetation Losses .....	37
5.3	Offset Requirements.....	38
5.4	Offset Statement.....	38
6	Conclusion and Recommendations.....	39
	References .....	41
	Glossary.....	42
	Appendices.....	44
	Appendix 1: Flora survey results.....	45
	Appendix 2: Database Search Results.....	50
	EPBC Act Protected Matters Report .....	50
	VBA Results - Fauna .....	61
	VBA Results - Flora .....	62
	Appendix 3: Summary of the assessment of likelihood of presence for rare or threatened flora species identified within 5km database searches .....	63
	Appendix 4: Fauna Survey Results .....	68
	Appendix 5: Summary of the assessment of likelihood of presence for rare or threatened fauna species identified within 5km database searches .....	70
	Appendix 6: Property Report .....	83
	Appendix 7: Vegetation Quality Assessment.....	89
	Appendix 8: NVR Report .....	99
	Maps .....	105



Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Map 1 - Habitat Zones, Scattered and Large Trees..... 106  
Map 2 – Location and extent of native vegetation losses under the proposal ..... 107

## Executive Summary

### Project Description

Indigenous Design Environmental Management has been commissioned by Gippsland Water to undertake an ecological assessment and associated environmental approvals for upgrades to the Moe Water Treatment Plant Clearwater storage basin.

Two properties comprise the study area, with a clear distinction in the vegetation between them. The 56 Moe South Road property is completely undeveloped and hosts an almost total coverage of native vegetation. The 58 Moe South Road property has been significantly modified and contains an existing residence, outbuildings, landscaped areas and cleared grazing land. Field survey of the study area was undertaken by Indigenous Design in November 2019 and February 2020.

### Ecological Values

Vegetation across the study area comprises native patches, planted treed sections and areas dominated by degraded (non-native) exotic species. Native vegetation patches from two Ecological Vegetation Classes (EVC's) were identified and categorised into three Lowland Forest (EVC 16) habitat zones and two Damp Forest (EVC 29) habitat zones. 64 indigenous Large Trees (LT's) were also recorded within or immediately adjacent to the five habitat zones.

Habitat Zone numbers 1 - 5 were identified and mapped as covering almost completely the entire 56 Moe South Road property. Vegetation Quality Assessments (VQA's) were undertaken for these patches and their approximate total area covered 2.54 hectares.

No threatened ecological communities or fauna species listed under the *Environment Protection and Biodiversity Conservation* (EPBC) Act 1999 were identified during the site inspection. Evidence of one fauna species listed under the Department of Environment, Land, Water & Planning (DELWP) rare and threatened advisory list was found on site with a potential Burrowing Crayfish (*Engaeus* sp.) chimney identified along the northern boundary of the study area.

One flora species listed under the EPBC Act and the DELWP advisory list was identified on site, *Eucalyptus strzeleckii* (Strzelecki Gum). Additionally, twenty-four flora species were identified that are protected under the *Flora and Fauna Guarantee* (FFG) Act (1988).

### Impacts to Rare or Threatened Species or Habitat

A likelihood assessment found that *Ninox strenua* (Powerful Owl), which is listed as vulnerable under the DELWP advisory list, and protected by the FFG Act, had a high likelihood of occurrence within the study area due to a previous record at the site. All other fauna species were assessed as unlikely to occur within the study area.

The following comments are made regarding the extent of impacts to potential habitat for rare or threatened species habitat under the final designs:

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

- No impacts to Strzelecki Gums are currently proposed through either removal or impacts to tree retention zones are proposed. If the construction footprint is amended and impacts will occur, a targeted survey to determine total numbers and assessment of this impact against the criteria for vulnerable species under the Significant Impact Guidelines (DSEWPC, 2016) will be required;
- The proposed works are unlikely to remove any habitat suitable for any other flora species listed under the EPBC Act or on the DELWP advisory list;
- The canopy trees scattered across the site are considered habitat for the Powerful Owl. The extent of impact to potential habitat for the Powerful Owl, disruption to its movements or impact upon any populations has not been assessed by this report and it is recommended that an expert be engaged to provide more specific advice in this regard;
- Evidence of the presence of burrowing crayfish at the northern extent of the study area is currently outside of the proposed construction footprint. If changes are made to the project footprint assessment by a species expert may be required to determine the actual species and if there are any considerations under the FFG Act; and
- All other rare or threatened fauna species identified in database searches within a 5 km search radius are considered unlikely to occur or be reliant on habitat within the study area.

## Avoid/Minimise Principles

Under *Clause 52.17* of the Latrobe Planning Scheme, a planning permit is required to clear or disturb native vegetation within the study area. The information provided within this report and detailed specifically within *Section 5* is considered to satisfy the information requirements of the *Guidelines for the removal, destruction or lopping of native vegetation* (DELWP, 2017).

Gippsland Water originally designed the new Clearwater storage basin on land it already owned (56 Moe South Road), containing over 10.4 hectares of native vegetation, as this land had been strategically retained to allow for future plant development. The residential property next to the treatment plant (58 Moe South Road) became available for sale during the early stages of planning for this project and Gippsland Water took the opportunity to buy the property to use as part of the footprint for the Clearwater storage basin. This reduced the impact on native vegetation by approximately 50% from what was originally proposed. In addition, the following design and construction features have been incorporated into the clear water basins current design to minimise impacts to native vegetation:

- The placement of the basin on the site takes into account the gradient of the land to minimise the footprint of the proposed infrastructure, to ensure the risk to safety and the environment are both managed;
- Stockpiling locations essential for the project have been identified that require the least of remnant Large Tree removal. This includes a large stockpile area to be located on the 58 Moe South property, which has minimal ecological value;
- The Clearwater basins' design and construction footprint has focused on avoiding impacts to the five Strzelecki Gums identified on site; and
- The volume of the proposed basin has been selected to allow for predicted future growth in the region and will therefore prevent the need to build another basin at the site.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Offset Requirements

A 'clearing' shapefile that outlined the extent of native vegetation deemed lost by this project (as per the construction footprint provided by Gippsland Water) was provided to DELWP to produce a Native Vegetation Removal (NVR) report. A total of 1.854 hectares of native vegetation (including the area of impacts to an adjacent large tree retention zone) is proposed to be removed, along with direct removal of 43 large trees and one large trees deemed lost due to tree retention zone impacts. The NVR identified the following that apply to the proposal:

- The proposal falls under the 'Detailed Assessment Pathway';
- Offset requirements amount to 1.481 General Habitat Units (GHUs) and 44 large trees, with a minimum strategic biodiversity score of 0.413; and
- Offsets must be located within the West Gippsland Catchment Management Authority (CMA) boundary or within the Latrobe City Council municipality.

## Legislation/Policy Implications

Legislation (Act)	Relevant Ecological Feature on Site	Report/Approval required
<i>Environment Protection and Biodiversity Conservation Act 1999</i>	One threatened species, <i>Eucalyptus strzeleckii</i> (Strzelecki Gum) was found to occur on site.	No Strzelecki Gums are currently proposed for removal, and tree retention zones will also be avoided for the five trees identified. If the construction footprint is amended and impacts will occur, a targeted survey to determine total numbers and assessment of impacts against the criteria for vulnerable species under the Significant Impact Guidelines will be required.
<i>State – Flora and Fauna Guarantee Act 1988</i>	High likelihood of occurrence of <i>Ninox strenua</i> (Powerful Owl). Twenty-two protected flora species require removal. Potential for <i>Engaeus sp.</i> (Burrowing Crayfish) presence within the study area but currently outside of the construction footprint.	'Permit to Take Protected Flora' to be lodged with the DELWP that lists the protected flora species and number of plants that require removal. Powerful Owl is listed as a Vulnerable species under this legislation. Engage an expert to provide targeted advice in regard to the potential impact of the project on Powerful Owl. Confirmation of the Burrowing Crayfish species recorded at the northern extent of the study area may be required to determine if there are any further implications under the FFG Act if construction footprint is changed.
<i>Planning and Environment Act 1987</i>	1.854 ha of native vegetation currently proposed to be cleared, up to 43 large size class trees within a patch and one large size class trees due to tree retention zone impacts.	Under <i>Clause 52.17</i> of the Latrobe Planning Scheme, a planning permit is required to clear or disturb native vegetation within the study area. In applying Victoria's native vegetation <i>Guidelines</i> , the proposal falls under the 'detailed' assessment pathway. Offset requirements for a draft native vegetation clearing scenario amounts to 1.481 General Habitat Units with a Strategic Biodiversity Score of 0.413.
<i>Catchment and Land Protection Act 1994</i>	Five noxious weeds were identified on site, four of which are regionally controlled and one restricted.	Gippsland Water and the contractor must comply with the requirements of the Act to control/eradicate and avoid spreading these weeds onsite or to other areas.
<i>Environmental Effects Act 1978</i>	The current extent of draft native vegetation clearing within habitat zones 2 & 4 (Damp Forest) is 0.226 ha, an endangered EVC.	Native vegetation clearing is unlikely to impact on a significant proportion of known remaining habitat or population of a threatened species, however additional advice should be sought from an expert on the potential impact to Powerful Owl habitat / population.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Legislation (Act)	Relevant Ecological Feature on Site	Report/Approval required
<i>State Wildlife Act 1979</i>	Up to 1.854 ha of native vegetation and 44 large old size class trees within a patch to be removed.	Persons engaged to remove, salvage, hold or relocate any native fauna must have a permit or approval issued by the DELWP.
<i>Water Act 1989</i>	No water courses are present with the bounds of the assessment area.	No further consideration of any requirements under this Act is considered necessary.

# 1 Introduction

## 1.1 Project Background

Indigenous Design Environmental Management has been commissioned by Gippsland Water to undertake an ecological assessment and associated environmental approvals for upgrades to the Moe Water Treatment Plant Clearwater storage basin.

## 1.2 Objectives

The objectives of this assessment are to:

- Undertake database searches and existing literature analysis to identify the presence or potential presence of significant species or habitat;
- Complete an assessment of all vegetation and habitat on site including:
  - Assign all native patches into habitat zones and undertake habitat hectare assessments in line with approved Vegetation Quality Assessment methods;
  - Recording the GPS location and extent of all native vegetation patches;
  - Recording the GPS location of all scattered trees and large trees within native patches. Tree data recorded will include species, DBH, origin and whether likely to be planted;
  - Recording the GPS location and/or extent of any rare or threatened species or state or Commonwealth listed threatened ecological communities;
  - Record all fauna and the location and condition of any suitable habitat for threatened fauna species; and
  - Identify and assess the condition of any habitat corridors within the site that provide connections to surrounding habitat.
- Preparation of an Ecological Assessment report that includes:
  - Description of all site ecological values;
  - Identification of any permits or approvals that may be required under the following environmental related legislation:
    - *Environment Protection and Biodiversity Conservation Act 1999*;
    - *Flora and Fauna Guarantee Act 1988*;
    - *Catchment and Land Protection Act 1994*;
    - *Water Act 1989*;
    - *Planning and Environment Act 1987*;
    - *Wildlife Act 1975*; and
    - *Environment Effects Act 1978*.
  - Undertake an assessment of the likelihood of presence of any rare or threatened species;
  - Provide recommendations for opportunities to apply the avoidance and minimisation principles to any site development and identify any mitigation measures as appropriate;
  - Provide maps and GIS data to DELWP standards.
- Prepare supporting information and lodge applications for any required planning permits, FFG Act Protected Flora permits and other environmental permits.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

### 1.3 Site Details

The study area (*Figure 1*) is located approximately two kilometres from the township of Moe, approximately 120 kilometres southeast of Melbourne, Victoria. It is situated within the Latrobe City Council and West Gippsland Catchment Management Authority.

The predominant land uses surrounding the study area are agriculture and rural lifestyle properties with pockets of native vegetation remaining scattered throughout a 2 kilometre radius. The township of Moe lies 2-3 kilometres to the north, with a built-up residential area devoid of native vegetation.

There is a clear distinction in the vegetation between the two properties that comprise the study area. The 56 Moe South Road property is completely undeveloped and hosts an almost total coverage of native vegetation. The 58 Moe South Road property has been significantly modified and contains an existing residence, outbuildings, landscaped areas and cleared grazing land.

**Address:** 56 Moe South Road, Moe

**Local Government (Council):** Latrobe City Council

**Standard Parcel Identifier (SPI):** Lot 2 LP55896 – 2\LP55896  
Lot 2 PS400699 – 2\PS400699

**Council Property Number:** 43060

The site is subject to the following planning zones and overlays:

**Planning Zones**

Public Use Zone – Service and Utility (PUZ1)

Rural Living Zone – (RLZ1)

**Planning Overlays**

Bushfire Management Overlay (BMO)

Design and Development Overlay (DDO1)

**Address:** 58 Moe South Road, Moe

**Local Government (Council):** Latrobe City Council

**Standard Parcel Identifier (SPI):** 1\PS400699

**Council Property Number:** 43227

The site is subject to the following planning zones and overlays:

**Planning Zones**

Rural Living Zone – (RLZ1)

**Planning Overlays**

Bushfire Management Overlay (BMO)

Design and Development Overlay (DDO1)

(*Appendix 6*)

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Additional Encumbrances

No mapped areas of 'cultural heritage sensitivity' are located within the study area, however this report does not consider any potential impacts of proposed development under the *Aboriginal Cultural Heritage Act 2006*.

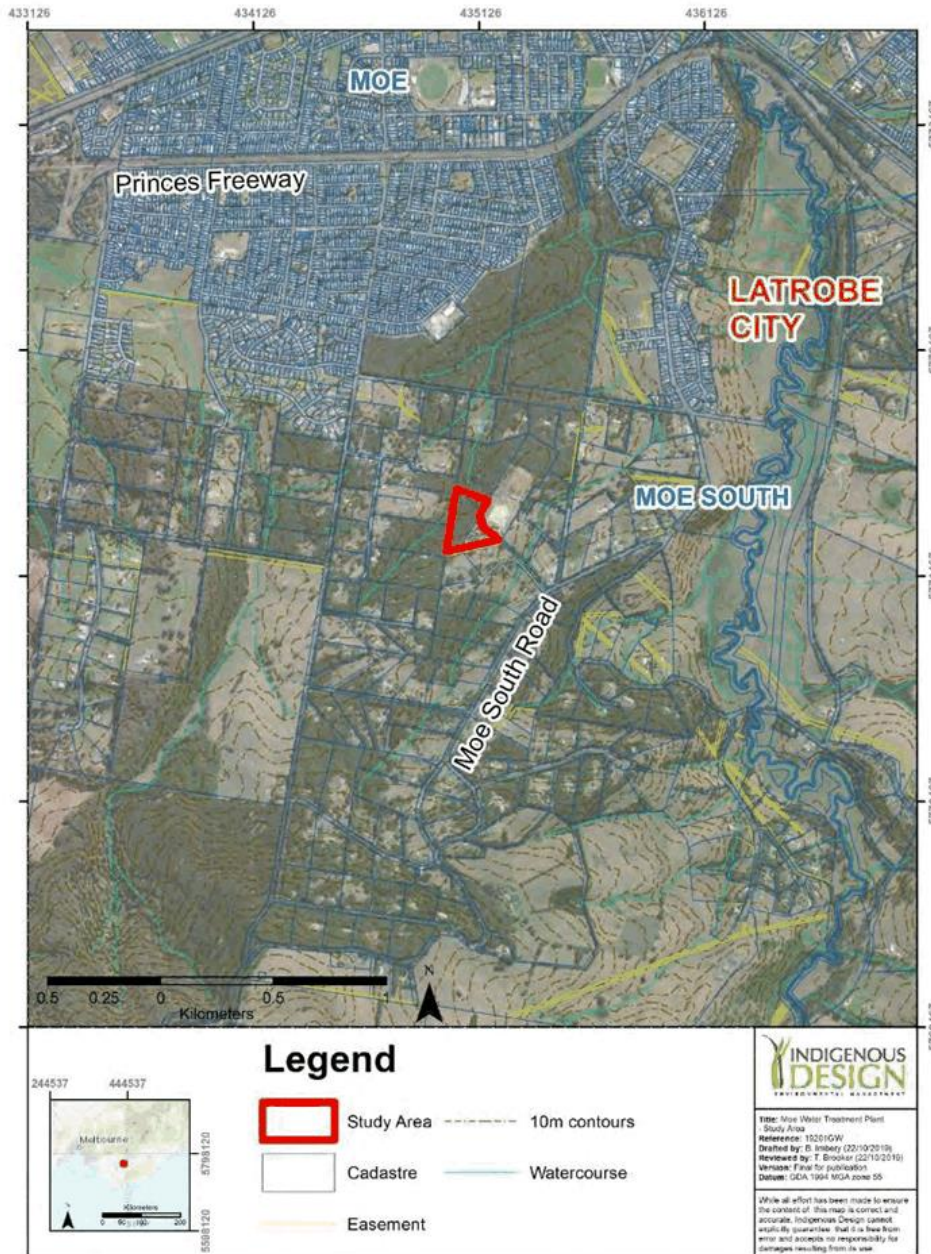


Figure 1: Study area



## 2 Description of Methods

### 2.1 Data and Literature Review

The DELWP's Native Vegetation Information Management System (DELWP, 2019) was used to determine the location risk and therefore the risk-based pathway for assessment of the proposal.

The DELWP's *Nature Kit* (DELWP, 2019c) was used to gain the following information:

- An insight into the overall distribution of native vegetation on the site and the Ecological Vegetation Class (EVC) to which any remnant vegetation may belong;
- The 'landscape context score' applicable to a particular habitat zone; and
- Guidance on the strategic biodiversity and habitat importance scores of vegetation located on-site.

Prior to field assessments the following resources were used to determine if any taxa listed or protected under the Victorian *Flora and Fauna Guarantee Act 1988* (FFG Act), or the Commonwealth *Environment Protection and Biodiversity Conservation Act 1999* (EPBC Act) have been, or potentially could be, located at the site:

- DELWP's *Victorian Biodiversity Atlas* (VBA) (DELWP, 2019e); and
- The Commonwealth's Protected Matters Search Tool (DAWE, 2019).

### 2.2 Field Survey

A Spring survey of the study area was undertaken by Indigenous Design in November 2019 and an additional day in February 2020. The survey was completed by the following:

Ben Imbery- B.App.Sc. (Env. Mgt.), DELWP accredited native vegetation assessor, 10 years' experience in environmental consultancy and flora and fauna assessments.

Tania Brooker -B.App.Sc (Env. Mgt.), DELWP accredited native vegetation assessor, 7 years' experience in environmental consultancy and flora and fauna assessments.

William Doherty - B.Sc (Biotechnology), DELWP accredited native vegetation assessor, 7 years' experience in environmental consultancy and flora and fauna assessments.

The survey included:

- Recording all flora present. Flora species were recorded following the species nomenclature requirements of the VBA;
- Identification and recording of any flora and fauna communities including rare, threatened, protected species / communities or habitat;
- Recording and tabulating all data on native vegetation, trees within patches and scattered trees in accordance;
- Completing a fauna assessment that included the opportunistic observation of scats, footprints, diggings, burrows, tracks, incidental bird and other fauna observations and listening for frog and bird calls;

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

- Identifying and recording notes on any habitat features including vegetation type and structure, proximity to water, the presence of hollow bearing trees and stags, logs and other ground debris. The surrounding landscape was also observed and notes taken with reference to its habitat provision, intactness of native vegetation and connectivity with the study site; and
- Recording notes on specific issues such as noxious weed infestations and any evidence of pest animal disturbance including any active warrens or dens.

Digital GPS (DGPS) mapping (+/- 1m) was completed using a JunoT41 handheld Trimble device with Bluetooth DGPS receiver. The mapping included:

- Walking and recording the outer extent of all native patches, flora and fauna communities or habitat;
- Recording locations of all scattered trees and trees within native patches; and
- Recording the location of any rare, threatened or protected flora species and any noxious weed infestations.

### 2.2.1 Vegetation Assessment

Prior to the field survey, the DELWP modelling of Ecological Vegetation Classes on NatureKit (DELWP, 2019c) was examined. Onsite, EVC distribution across the site was assigned based on the study areas position in the wider landscape, landform, soils and floristic composition in comparison to the DELWP benchmarks for EVC.

Native vegetation is defined in the Victoria Planning Provisions (Definitions – Clause 72) as *'plants that are indigenous to Victoria, including trees, shrubs, herbs and grasses'*. DELWPs *Guidelines for the removal, destruction or lopping of native vegetation* (DELWP, 2017) (the Guidelines) further defines native vegetation into two categories: 'remnant patches' and 'scattered trees' outlined below:

A 'remnant patch' of native vegetation is either:

- An area of vegetation where at least 25 per cent of the total perennial understorey plant cover is native;
- Any area with three or more native canopy trees where the drip line of each tree touches the drip line of at least one other tree, forming a continuous canopy; or
- Any mapped wetland included in the Current wetlands map, available in DELWP systems and tools.

A 'scattered tree' is:

- A native canopy tree that does not form part of a remnant patch.

(DELWP, 2017)

Following these definitions all native vegetation on site was categorised as either 'remnant patches' or 'scattered trees'.

Remnant patches were further categorised into EVCs and furthermore into habitat zones. These areas were GPS mapped and assessed using the habitat hectare method described by DSE (2004) in the

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

*Vegetation Quality Assessment Manual – Guidelines for applying the habitat hectares scoring method - Version 1.3.*

#### 2.2.1.1 Scattered Trees

Any scattered trees on site were identified, GPS mapped and had their Diameter at Breast Height (DBH) recorded to determine the location of the Tree Retention Zone (TRZ) in relation to the planned works. In line with DELWP's standards the TRZ of scattered trees "is a specific area above and below the ground, with a radius 12 x the Diameter at Breast Height" (DSE, 2011). Any works affecting more than 10% of this area are considered to equate to a loss of the tree unless a qualified arborist can confirm that no significant damage will be caused.

Under the Guidelines (DELWP, 2017) large trees in patches are accounted for in the overall condition score of remnant patches, whilst the value of scattered trees are assigned a default area and condition score.

#### 2.2.1.2 Rare and threatened Species Impacts

Under the Guidelines (DELWP, 2017) the presence of individuals or potential habitat for rare or threatened flora and fauna is assessed through the use of modelled data. Any threatened species habitat deemed to be affected by the modelling is accounted for in the specific offset requirements for the project as provided in the *Native Vegetation Removal (NVR)* report prepared by DELWP in relation to the project.

#### 2.2.2 Fauna Habitat Assessment

All fauna species encountered incidentally during the field survey were recorded, however, no targeted fauna surveys were undertaken. A broad fauna habitat assessment was undertaken during the field survey that focused on identifying areas of potential habitat for any rare or threatened fauna species identified in database searches as having potential to utilise the site. The focus of this habitat assessment was to inform any recommendations to undertake further targeted surveys

### 2.3 Final Determination of Losses to Native Vegetation

The following methodology has been applied in calculating the impact for the proposal:

- All native vegetation within the final design boundary provided by Gippsland Water (email 03/04/2020) has been determined to be lost;
- For Scattered Trees deemed lost:
  - A 10 meter buffer is applied to small size class trees and a circular polygon is marked;
  - A 15 meter buffer is applied to large size class trees and a circular polygon is marked.
- For large canopy trees within patches deemed lost:
  - The outer canopy extent of the tree is marked as being a loss of that part of the patch.
  - The full extent of a remnant patch contained within the construction footprint / limit of works is marked as lost.

## 2.4 Definitions of Significance

The significance of a species or ecological community described in this report follows its listing status under Commonwealth or State legislation.

- **National** significance includes all species listed as critically endangered, endangered or vulnerable under the EPBC Act; and
- **State** Listed as critically endangered, endangered or vulnerable on the DELWP Advisory lists (DELWP, 2009)(DELWP, 2013) (DELWP, 2014) or Listed as threatened under the FFG Act.

## 2.5 Likelihood of Occurrence

In determining the likelihood of presence of a listed species a likelihood rating of present, high, moderate, low or unlikely is assigned. This rating is based on consideration of the following factors:

Was the species recorded on site or has it been previously recorded on the site;

- Is there likely to be a resident population within the local area (5km radius);
- Is suitable habitat present on site or is habitat modified but aspects of suitable habitat present;
- Is it possible the species may seasonally or opportunistically use resources within the local area; and
- Are there any records for the species within the local area within the last 5, 10 or 25 years.

## 2.6 Legislation and Policy

Any biodiversity related implications for the project were assessed against the following biodiversity legislation and policy:

- Environment Protection and Biodiversity Conservation Act 1999 (EPBC Act) including related listing advice, recovery plans and criteria in the significant impact guidelines;
- Flora and Fauna Guarantee Act 1988 (FFG Act) including related action statements and listing advice;
- Planning and Environment Act 1987 including Clause 52.17 and any overlays applicable to the study area under the Macedon Ranges Shire Planning Scheme;
- The DELWP's Guidelines for the removal, destruction or lopping of native vegetation (DELWP, 2017);
- Catchment and Land Protection Act 1994 (CaLP Act) including noxious weed and pest animal listings;
- Water Act 1989;
- Wildlife Act 1979; and
- Environmental Effects Act 1987.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## 2.7 Limitations

The assessment was undertaken in November 2019 and February 2020. It is, therefore, possible that some annual, deciduous or dormant taxa may not have been visible. Additionally, some taxa have not been identified to specific or infraspecific rank due to the absence of flowering, or other material typically used for identification.

## 3 Ecological Values

### 3.1 Vegetation

There is a clear distinction in the vegetation between the two properties which are described separately below.

#### 56 Moe South Road

This property has a continuous canopy coverage that is provided primarily by *Eucalyptus obliqua* (Messmate Stringybark) throughout, alongside the occasional *Eucalyptus dives* (Broad-leaf Peppermint) across its mid slopes, and *Eucalyptus radiata* (Narrow-leaf Peppermint) mainly in its north western corner. Canopy cover is reasonable and canopy health is generally very good and there is a high proportion of large habitat trees.

The middle storey is denser at its northern edge where large shrubs such as *Olearia lirata* (Snowy Daisy-bush) and *Pomaderris aspera* (Hazel Pomaderris) are more common at the interface with damper areas to the north of the property. The middle and upper southern section have a relatively consistent modest coverage of small to medium shrubs that includes the species *Cassinia aculeata subsp. aculeata* (Common Cassinia), *Exocarpos cupressiformis* (Cherry Ballart) and *Pultenaea juniperina* s.l. (Prickly Bush-pea)

The ground layer is generally dominated by native grasses, sedges and herbs with the grass *Tetrarrhena juncea* (Forest Wire-grass) and *Goodenia lanata* (Trailing Goodenia) common alongside patches of orchids on the lower slopes.

Woody weeds are scattered throughout in limited densities while exotic grasses and herbaceous weeds occupy some small areas of ground layer disturbance along the eastern edge of the property.

#### 58 Moe South Road

Within this property the entrance to the residence is lined by plantings of mature exotic trees such as *Callitris rhomboidei* (Oyster Pine) and exotic hedges. The ground layer around the entrance is made up of open lawn areas dominated by exotic grasses or planted beds containing predominately exotic ornamentals and scramblers such as *Hedera helix* (English Ivy) and *Vinca major* (Blue Periwinkle).

The rear of the residence comprises cleared grazing land dominated by exotic pasture grasses including *Anthoxanthum odoratum* (Sweet Vernal-grass) and bordered by screen plantings of exotic and Australian native trees and shrubs.

#### 3.1.1 Ecological Vegetation Classes

Ecological Vegetation Classes (EVC) are a type of vegetation classification which aims to group plant communities according to common flora species, vegetation structure and common environmental factors such as elevation, soils and average rainfall.

The DELWP's *Naturekit* (DELWP, 2019c) displays the study area and its adjacent surrounds as comprising two modelled pre 1750s EVCs:

- EVC 16: *Lowland Forest*; and

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

- EVC 29: *Damp Forest*

The vast majority of the study area and its surrounds are modelled as being covered by EVC 16: *Lowland Forest* with a small pocket of EVC 29: *Damp Forest* occurring in the north west corner of the site.

Extant EVC mapping (DELWP, 2019c) shows the coverage of EVC 16: *Lowland Forest* has been significantly reduced within the wider surrounds of the study area, but remains largely present within the study area. EVC 29: *Damp Forest* is mapped as remaining in pockets along the watercourses in the surrounding area.

Field assessments confirmed the presence of EVC 16: *Lowland Forest* through the identification of a wide range of typical life forms across its DELWP assigned areas. EVC 29: *Damp Forest* was confirmed to be present in the north west corner of the site – running adjacent to a tributary which is neighbouring the study site to the west. The assignment of EVC within the study area closely aligns with the DELWP modelling of EVC distribution within the study area.

Figure 2 displays the distribution of EVCs within the study area and Table 1 details the Bioregional Conservation Status of the EVC present (DELWP, 2019a).

Table 1: Bioregional conservation status of assigned Ecological Vegetation Classes

Ecological Vegetation Class	Bioregional Conservation Significance
EVC 16: <i>Lowland Forest</i>	Vulnerable
EVC 29: <i>Damp Forest</i>	Endangered

The DELWP Benchmark for *Lowland Forest* describes the EVC as:

*'Open forest to 25m tall. It grows on a wide variety of geology and soils mostly on north and north westerly aspects. Characterised by an often heathy understory with a variety of other lifeforms including shrubs, grasses and herbs'. (DELWP, 2019a)*

The DELWP Benchmark for *Damp Forest* describes the EVC as:

*'Grows on a wide range of geologies on well-developed generally colluvial soils on a variety of aspects, from sea level to montane elevations. Dominated by a tall eucalypt tree layer to 30m tall over a medium to tall dense shrub layer of broadleaved species typical of wet forest mixed with elements from dry forest types. The ground layer includes herbs and grasses as well as a variety of moisture-dependent ferns'. (DELWP, 2019a)*

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

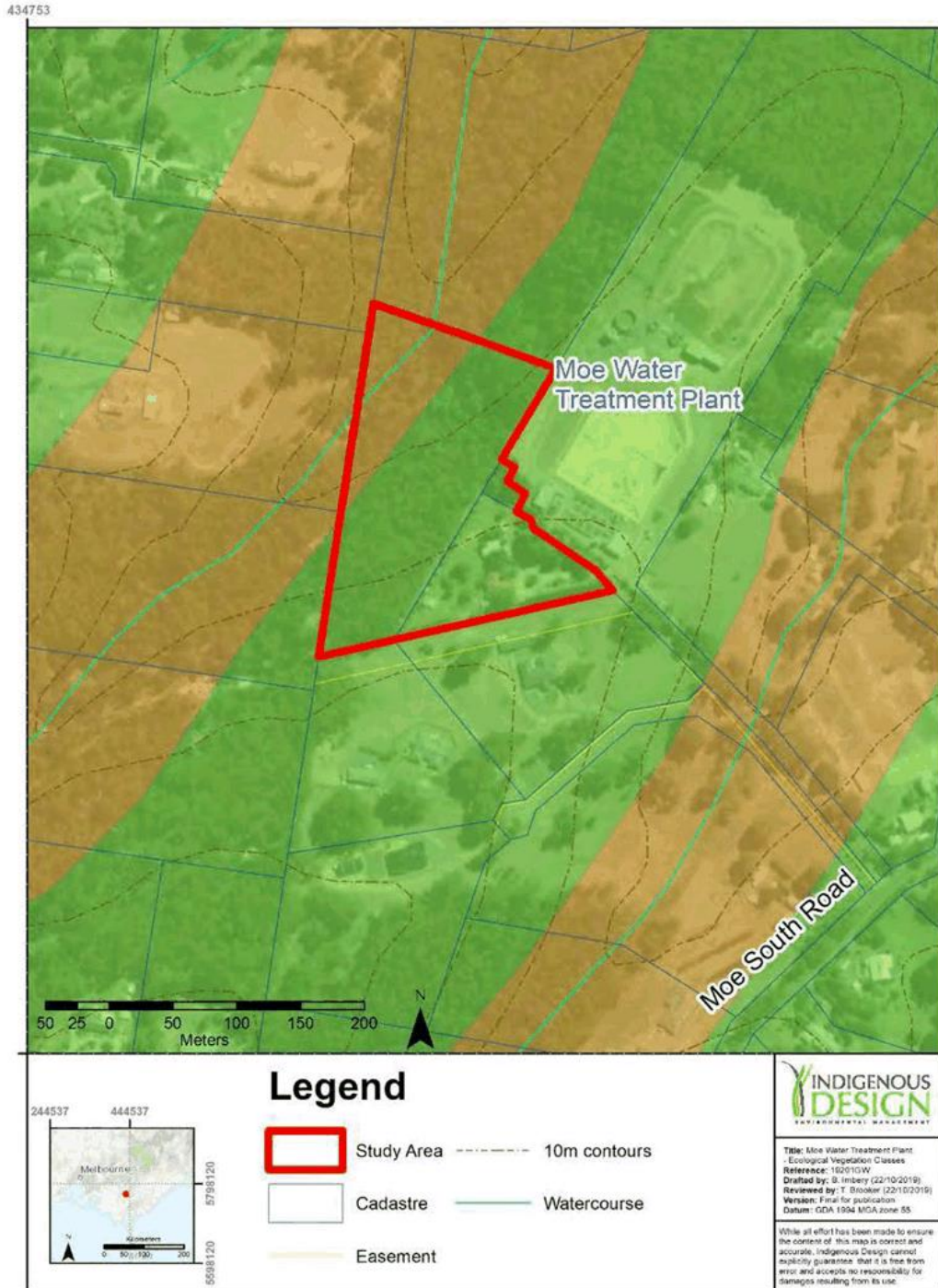


Figure 2: Distribution of assigned Ecological Vegetation Classes within the Study Area



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

### 3.1.2 Vegetation Quality Assessment

#### 3.1.2.1 Native Patches- Habitat Zones

The vegetation quality assessment identified and mapped native vegetation patches that covered almost completely the entire 56 Moe South Road property. No native patches were identified within the 58 Moe South Road property. The native patches were categorised into five distinct habitat zones; *EVC 16: Lowland Forest*- Habitat zone 1, 3 & 5 and *EVC 29: Damp Forest*- Habitat zone 2 & 4, which are described below. A habitat hectare assessment was undertaken against the benchmarks for each habitat zone and the results of these assessments are provided in *Appendix 7* and summarised in *Table 2*, along with the score attributed to each of the site condition components for each habitat zone, including landscape factors.

*EVC 16: Lowland Forest*- Habitat zones 1, 3 & 5 covers a total area 1.98 ha within the study area and *EVC 29: Damp Forest*- Habitat zones 2 & 4 covers a total area of 0.55 ha. All habitat zones form a single discrete area of native patch and the assessment recorded log levels, large trees, woody species recruitment, organic litter, weed cover etc. across the entirety of the zone.

*Map 1* displays the location and extent of all native patches mapped within the study area.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Table 2: Results of Vegetation Quality Assessments for Native Patch- Habitat Zones

		Habitat Zone 1	Habitat Zone 2	Habitat Zone 3	Habitat Zone 4	Habitat Zone 5
Bioregion - Victorian Volcanic Plain		Lowland Forest	Damp Forest	Lowland Forest	Damp Forest	Lowland Forest
EVC Name (initials)		LF	LF	LF	LF	LF
EVC Number		16	29	16	29	16
Bioregional Conservation Status		Vulnerable	Endangered	Vulnerable	Endangered	Vulnerable
Max Score		100	100	100	100	100
Site Condition	Large Old Trees	10	3	10	0	10
	Canopy Cover	5	3	5	0	5
	Understorey	25	15	20	15	20
	Lack of Weeds	15	13	11	7	11
	Recruitment	10	6	6	6	6
	Organic Matter	5	5	5	5	5
	Logs	5	5	5	2	4
	<b>Total Site Score</b>	<b>75</b>	<b>50</b>	<b>62</b>	<b>35</b>	<b>61</b>
	Site score out of? eg 55	55	55	55	55	55
<b>Adjusted Site Score</b>	<b>61</b>	<b>50</b>	<b>62</b>	<b>35</b>	<b>61</b>	
Landscape	Patch Size	10	6	6	6	6
	Neighbourhood	10	3	3	3	3
	Distance to Core	5	3	3	3	3
<b>Habitat points out of 100</b>	<b>100</b>	<b>73</b>	<b>62</b>	<b>74</b>	<b>47</b>	<b>73</b>
<b>Habitat Score (hab points/100)</b>		<b>0.73</b>	<b>0.62</b>	<b>0.74</b>	<b>0.47</b>	<b>0.73</b>
<b>Total area of the Zone (ha)</b>		1.48	0.24	0.16	0.31	0.34
<b>Total HHA in the zone</b>		<b>1.08</b>	<b>0.150</b>	<b>0.118</b>	<b>0.146</b>	<b>0.250</b>
<b>Catchment</b>		<b>West Gippsland</b>	<b>West Gippsland</b>	<b>West Gippsland</b>	<b>West Gippsland</b>	<b>West Gippsland</b>

## EVC 16: Lowland Forest – Habitat Zone 1

All flora species recorded in this zone are listed in *Appendix 1*. The zone represents a largely intact high-quality remnant of *EVC 16: Lowland Forest* vegetation.

This zone forms habitat connections to other larger native patches within adjoining land to the north and south east of the treatment plant and is connected to the Edward Hunter Heritage Bushland Reserve by tree canopy that overhangs Borrmans Street to the north of the study area. Edward Hunter hosts over 50 hectares of connected native vegetation patches.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

The vegetation quality assessment of the zone assigned an overall score of 73 points out of 100 indicative of the relatively healthy native canopy coverage, high proportion of large habitat trees, diverse native understorey and generally minimal weed presence.

The zone received the maximum score for large trees due to the high presence of large trees, primarily Messmate Stringybark and the occasional Broad-leaf Peppermint, and the generally good canopy health of these large trees. The zone received a high range score for its understorey and woody species recruitment that was reflective of the high diversity of shrubs, herbs, graminoids and scrambler species present. Common native understorey species recorded included *Acacia mucronata subsp. longifolia* (Narrow-leaf Wattle), *Epacris impressa* (Common Heath), *Billardiera scandens s.l.* (Common Apple-berry), *Tetrarrhena juncea* (Forest Wire-grass), *Platylobium formosum* spp. agg. (Handsome Flat-pea) and *Goodenia lanata* (Trailing Goodenia).

The limited presence and coverage of high threat weeds throughout the zone was reflected in the relatively high score assigned for the 'lack of weeds' component. The environmental woody weed *Pittosporum undulatum* (Sweet Pittosporum) species and exotic woody weed species *Genista linifolia* (Flax-leaf broom) are scattered as isolated individuals across the zone. Grassy and herbaceous weeds including *Anthoxanthum odoratum* (Sweet Vernal-grass), *Ehrharta erecta var. erecta* (Panic Veldt-grass), *Viola odorata* (Common Violet) and *Arctotheca calendula* (Capeweed) are found primarily along the eastern edge of the zone at the interface with adjacent cleared grazing land.

The zone scored relatively highly for its landscape values reflecting its relatively large overall connected patch size and short distance to a core vegetation/habitat areas in the Edward Hunter Bushland Reserve.

Figure 3 provides an example of remnant patch vegetation typical to Habitat Zone 1.



Figure 3: Example of vegetation typical to EVC 16: Lowland Forest- Habitat Zone 1

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## EVC 29: Damp Forest – Habitat Zone 2

All flora species recorded in this zone are listed in *Appendix 1*. The zone represents a largely intact remnant of *EVC 29: Damp Forest* vegetation.

This zone forms habitat connections to other larger native patches within adjoining land to the north and south east of the treatment plant and to the Edward Hunter Heritage Bushland Reserve by tree canopy connections.

The vegetation quality assessment of the zone assigned an overall score of 62 points out of 100 reflective of the zone's native understorey and limited weed presence but also of its lack of large trees and modified canopy coverage. Only one large tree was recorded in the zone and the canopy layer, provided by Messmate Stringybark and Narrow-leaf peppermint trees, received a moderate score as canopy foliage cover above the benchmark canopy height was limited.

The zone received a moderate score for its understorey and woody species recruitment that was reflective of the high coverage and diversity of shrubs, ground ferns and graminoids present. Common native understorey species recorded included *Olearia lirata* (Snowy Daisy-bush), *Polyscias sambucifolia* (Elderberry Panax), *Blechnum cartilagineum* (Gristle Fern) and Forest Wire-grass.

The limited presence and coverage of high threat weeds throughout the zone was reflected in the relatively high score assigned for the 'lack of weeds' component. The environmental woody weed Sweet Pittosporum and the exotic scrambler weed species *Rubus fruticosus spp. agg.* (Blackberry) and *Lonicera japonica* (Japanese Honeysuckle) are found scattered as isolated individuals across the zone. The presence of exotic flora at the ground layer was minimal with only *Hypochaeris radicata* (Flatweed) and *Anthoxanthum odoratum* (Sweet Vernal-grass) recorded.

The zone scored relatively highly for its landscape values reflecting its relatively large overall connected patch size and short distance to a core vegetation / habitat area in the Edward Hunter Bushland Reserve.

*Figure 4* provides an example of remnant patch vegetation typical to Habitat Zone 2.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



Figure 4: Example of vegetation typical to EVC 29: Damp Forest- Habitat Zone 2

#### EVC 16: Lowland Forest – Habitat Zone 3

All flora species recorded in this zone are listed in *Appendix 1*. The zone represents a largely intact high-quality remnant of EVC 16: *Lowland Forest* vegetation.

As with previous zones, this zone forms habitat connections to other larger native patches within adjoining land to the north and south east of the treatment plant.

The vegetation quality assessment of the zone assigned an overall score of 74 points out of 100 indicative of the healthy native canopy coverage, high proportion of large habitat trees, diverse native understorey, benchmark logs and organic cover and generally minimal weed presence.

The zone received the maximum score for large trees due to the high presence of large trees, dominated by Messmate Stringybark and Narrow-leaf Peppermints, and the good canopy health of these large trees. The zone received a high range score for its understorey and moderate woody species recruitment that was reflective of the high diversity of shrubs, herbs, graminoids and scrambler species present. Common native understorey species recorded included *Acacia melanoxylon* (Blackwood), *Leptospermum continentale* (Prickly Tea-tree), *Goodenia ovata* (Common Apple-berry), *Gonocarpus tetragynus* (Common Raspwort), and *Gahnia radula* (Thatch Saw-sedge).

The limited presence and coverage of high threat weeds throughout the zone was reflected in the high score assigned for the 'lack of weeds' component. However, the environmental woody weed

The zone scored relatively highly for its landscape values reflecting its relatively large overall connected patch size and short distance to a core vegetation/habitat areas in the Edward Hunter Bushland Reserve.

*Figure 5* provides an example of remnant patch vegetation typical to Habitat Zone 3.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



Figure 5: Example of vegetation typical to EVC 16: Lowland Forest- Habitat Zone 3

#### EVC 29: Damp Forest – Habitat Zone 4

All flora species recorded in this zone are listed in *Appendix 1*. The zone represents a largely intact remnant of EVC 29: *Damp Forest* vegetation.

The vegetation quality assessment of the zone assigned an overall score of 47 points out of 100 reflective of the zone's lack of large trees and tree canopy coverage, with no Eucalypt species recorded within the zone. Weed coverage was higher than all other zones assessed, and large logs were below benchmark.

The zone received a moderate score for its understorey and woody species recruitment that was reflective of the high coverage and diversity of shrubs, ferns and graminoids present. Common native understorey species recorded included Hazel Pomaderis and Blackwoods which were greater than 5 metres in height, *Cyathea australis* (Rough Tree Fern), Gristle Fern and Hop Goodenia.

The presence and coverage of high threat weeds throughout the zone was reflected in the lower 'lack of weeds' component, with Japanese Honeysuckle dominating in isolated areas.

The zone again scored relatively highly for its landscape values reflecting the connected patch size and short distance to a core vegetation area.

*Figure 6* provides an example of remnant patch vegetation typical to Habitat Zone 4.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



Figure 6: Example of vegetation typical to EVC 29: Damp Forest- Habitat Zone 4

#### EVC 16: Lowland Forest – Habitat Zone 5

All flora species recorded in this zone are listed in *Appendix 1*. The zone represents a largely intact high-quality remnant of EVC 16: *Lowland Forest* vegetation.

The vegetation quality assessment of the zone assigned an overall score of 73 points out of 100 indicative of the relatively healthy native canopy coverage, high proportion of large habitat trees, diverse native understorey and generally minimal weed presence.

The zone was almost identical to Zone 1 and received the maximum score for large trees due to the high presence of large trees, primarily Messmate Stringybark and the occasional Narrow Leaf Peppermint, and the good canopy health of these large trees. The zone received a high range score for its understorey and woody species recruitment that was reflective of the high diversity of shrubs, herbs, graminoids and scrambler species present. Common native understorey species recorded included *Kunzea ericoides* (Burgan), Prickly Tea-tree, Silver Wattle, and *Acrotriche serrulata* (Honey Pots), along with large areas of Forest Wire-grass.

Again, the coverage of high threat weeds was low, with Sweet Pittosporum, *Acacia longifolia subsp. longifolia* (Sallow Wattle) and small blackberry germinants the only woody weed recorded. Grassy and herbaceous weeds again included Panic Veldt-grass, *Vinca major* (Blue Periwinkle) and *Solanum nigrum* (Black Nightshade) which were found primarily along the eastern edge of the zone.

*Figure 7* provides an example of remnant patch vegetation typical to Habitat Zone 5.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



Figure 7: Example of vegetation typical to EVC 16: :Lowland Forest- Habitat Zone 5

### 3.1.3 Native Trees

*Map 1* shows the locations of all native trees which meet the definition of a 'large tree' (LT)) under the relevant EVC benchmark. The species, size and size class category of each tree is detailed in *Table 3*. Also included are all (exotic or native) trees greater than 30 centimetres DBH that were recorded in the 58 Moe South Road property. Tree ID numbers listed in *Table 3* corresponded with those shown in *Map 1*.



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Table 3: Scattered and large old tree information

Tree ID No	Botanical Name	Common Name	Diameter at Breast Height (cm)	Size Category
1	<i>Eucalyptus obliqua</i>	Messmate Stringybark	75	Large
2	<i>Eucalyptus obliqua</i>	Messmate Stringybark	79	Large
3	<i>Eucalyptus obliqua</i>	Messmate Stringybark	74	Large
4	<i>Eucalyptus obliqua</i>	Messmate Stringybark	79	Large
5	<i>Eucalyptus obliqua</i>	Messmate Stringybark	75	Large
6	<i>Eucalyptus obliqua</i>	Messmate Stringybark	86	Large
7	<i>Eucalyptus obliqua</i>	Messmate Stringybark	85	Large
8	<i>Eucalyptus obliqua</i>	Messmate Stringybark	80	Large
9	<i>Eucalyptus obliqua</i>	Messmate Stringybark	80	Large
10	<i>Eucalyptus obliqua</i>	Messmate Stringybark	71	Large
11	<i>Eucalyptus obliqua</i>	Messmate Stringybark	80	Large
12	<i>Eucalyptus obliqua</i>	Messmate Stringybark	93	Large
13	<i>Eucalyptus obliqua</i>	Messmate Stringybark	90	Large
14	<i>Eucalyptus dives</i>	Broad-leaf Peppermint	74	Large
15	<i>Eucalyptus obliqua</i>	Messmate Stringybark	73	Large
16	<i>Eucalyptus obliqua</i>	Messmate Stringybark	130	Large
17	<i>Eucalyptus obliqua</i>	Messmate Stringybark	89	Large
18	<i>Eucalyptus obliqua</i>	Messmate Stringybark	98	Large
19	<i>Eucalyptus obliqua</i>	Messmate Stringybark	75	Large
20	<i>Eucalyptus obliqua</i>	Messmate Stringybark	82	Large
21	<i>Eucalyptus obliqua</i>	Messmate Stringybark	90	Large
22	<i>Eucalyptus obliqua</i>	Messmate Stringybark	120	Large
23	<i>Eucalyptus obliqua</i>	Messmate Stringybark	79	Large
24	<i>Eucalyptus obliqua</i>	Messmate Stringybark	81	Large
25	<i>Eucalyptus obliqua</i>	Messmate Stringybark	124	Large
26	<i>Eucalyptus obliqua</i>	Messmate Stringybark	101	Large
27	<i>Eucalyptus obliqua</i>	Messmate Stringybark	74	Large
28	<i>Eucalyptus obliqua</i>	Messmate Stringybark	92	Large
29	<i>Eucalyptus obliqua</i>	Messmate Stringybark	72	Large
30	<i>Eucalyptus obliqua</i>	Messmate Stringybark	84	Large
31	<i>Eucalyptus obliqua</i>	Messmate Stringybark	89	Large
32	<i>Eucalyptus obliqua</i>	Messmate Stringybark	79	Large
33	<i>Eucalyptus obliqua</i>	Messmate Stringybark	77	Large
34	<i>Eucalyptus obliqua</i>	Messmate Stringybark	71	Large
35	<i>Eucalyptus obliqua</i>	Messmate Stringybark	91	Large
36	<i>Eucalyptus obliqua</i>	Messmate Stringybark	78	Large
37	<i>Eucalyptus obliqua</i>	Messmate Stringybark	86	Large
38	<i>Eucalyptus obliqua</i>	Messmate Stringybark	87	Large
39	<i>Callitris rhomboidea</i>	Oyster Pine	68	NA

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Tree ID No	Botanical Name	Common Name	Diameter at Breast Height (cm)	Size Category
40	<i>Callitris sp.</i>	Pine	63	NA
41	<i>Cupressus sp.</i>	Cypress	59	NA
42	<i>Callitris rhomboidea</i>	Oyster Pine	57	NA
43	<i>Callitris rhomboidea</i>	Oyster Pine	72	NA
44	<i>Sequoia sempervirens</i>	Coast Redwood	81	NA
45	<i>Callitris rhomboidea</i>	Oyster Pine	69	NA
46	<i>Callitris sp.</i>	Pine	49	NA
47	<i>Callistemin sp.</i>	River Bottlebrush	81	NA
48	<i>Quercus sp.</i>	Oak	72	NA
49	<i>Quercus sp.</i>	Oak	93	NA
50	<i>Quercus sp.</i>	Oak	71	NA
51	<i>Eucalyptus strzeleckii</i>	Strzelecki Gum	15	NA
51	<i>Eucalyptus obliqua</i>	Messmate Stringybark	170	Large
52	<i>Eucalyptus obliqua</i>	Messmate Stringybark	80	Large
53	<i>Dead Stag</i>		72	Large
54	<i>Eucalyptus obliqua</i>	Messmate Stringybark	71	Large
55	<i>Eucalyptus obliqua</i>	Messmate Stringybark	82	Large
56	<i>Eucalyptus obliqua</i>	Messmate Stringybark	76	Large
57	<i>Eucalyptus obliqua</i>	Messmate Stringybark	82	Large
58	<i>Eucalyptus obliqua</i>	Messmate Stringybark	89	Large
59	<i>Eucalyptus radiata</i>	Narrow Leaf Peppermint	110	Large
60	<i>Eucalyptus obliqua</i>	Messmate Stringybark	74	Large
61	<i>Eucalyptus obliqua</i>	Messmate Stringybark	78	Large
62	<i>Eucalyptus obliqua</i>	Messmate Stringybark	78	Large
63	<i>Eucalyptus obliqua</i>	Messmate Stringybark	105	Large
64	<i>Eucalyptus obliqua</i>	Messmate Stringybark	85	Large
65	<i>Eucalyptus obliqua</i>	Messmate Stringybark	84	Large
66	<i>Eucalyptus obliqua</i>	Messmate Stringybark	90	Large
67	<i>Eucalyptus strzeleckii</i>	Strezelecki Gum	74	Large
68	<i>Eucalyptus obliqua</i>	Messmate Stringybark	76	Large
69	<i>Eucalyptus obliqua</i>	Messmate Stringybark	79	Large
70	<i>Eucalyptus obliqua</i>	Messmate Stringybark	76	Large
71	<i>Eucalyptus obliqua</i>	Messmate Stringybark	117	Large
72	<i>Eucalyptus obliqua</i>	Messmate Stringybark	71	Large
73	<i>Eucalyptus obliqua</i>	Messmate Stringybark	78	Large
74	<i>Eucalyptus obliqua</i>	Messmate Stringybark	75	Large
75	<i>Eucalyptus obliqua</i>	Messmate Stringybark	100	Large
76	<i>Eucalyptus obliqua</i>	Messmate Stringybark	113	Large

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

### 3.1.4 Significant Vegetation Communities

One threatened ecological community listed under the *EPBC Act* was identified in database searches within a five kilometre radius of the study area; the Gippsland Red Gum (*Eucalyptus tereticornis* subsp. *mediana*) Grassy Woodland and Associated Native Grassland community.

This community is not present within the study area.

## 3.2 Flora Species

### 3.2.1 Flora Species Recorded

A total of 143 vascular plants were found to occur on site during site assessments. Of these, 92 are considered to be taxa native to Victoria. *Appendix 1* displays the results of the flora survey.

### 3.2.2 Significant Flora Species

The Protected Matters Search Tool (DAWE, 2019) was used to query a five kilometre radius of the study area and identified the possible presence of the following significant flora species:

- *Amphibromus fluitans* (River Swamp Wallaby-grass);
- *Dianella amoena* (Matted Flax-lily);
- *Eucalyptus strzeleckii* (Strzelecki Gum);
- *Glycine latrobeana* (Clover Glycine);
- *Prasophyllum frenchii* (Maroon Leek-orchid);
- *Pterostylis chlorogramma* (Green-stiped Greenhood);
- *Senecio psilocarpus* (Swamp Fireweed);
- *Xerochrysum palustre* (Swamp everlasting).

The Victorian Biodiversity Atlas (DELWP, 2019e) was used to query a five kilometre radius of the study area and identified the possible presence of the following additional six state significant flora species:

- *Caladenia australis* (Southern Spider-orchid);
- *Diuris X palachila* (Broad-lip Diuris);
- *Grevillea rosmarinifolia* (Rosemary Grevillea);
- *Caladenia vulgaris* (Slender Pink-fingers);
- *Eucalyptus fulgens* (Green Scentbark); and
- *Eucalyptus ignorabilis* s.s.(Grey Scentbark).

*Appendix 2* lists the results of the flora 5 kilometres database searches using the PMST (DAWE, 2019) and the VBA (DELWP, 2019e) within a five kilometre radius of the study area. *Appendix 3* provides an assessment of the likelihood of occurrence of these flora species within the study area.

One significant flora species was identified on site within the study area; *Eucalyptus strzeleckii* (Strzelecki Gum), with five trees found in Habitat Zones 4 & 5 (*Map 1*). This species is listed as 'Vulnerable' in Victoria (DSE, 2005) and under the EPBC Act and 'threatened' under the FFG Act. Only a relatively small proportion of the 56 Moe South Road property is considered potentially suitable habitat for Strzelecki Gum with the majority of the drier Lowland Forest habitat zone not considered suitable habitat. Aside from Strzelecki Gum, the 56 Moe South Road property is not considered to

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

provide potentially suitable habitat for any of the other rare or threatened flora species listed in *Appendix 2*.

Due to its high degree of modification, the 58 Moe South property is also not considered to provide potentially suitable habitat for any of the rare or threatened flora species listed in *Appendix 6*.

### 3.3 Fauna Species

#### 3.3.1 Fauna Species Recorded

A total of 14 fauna species were found to occur on site during site assessments. Of these, 13 are considered to be taxa native to Victoria. *Appendix 4* displays the results of the fauna survey.

Evidence of the presence of burrowing crayfish (*Engaeus* sp.) was identified at the northern extent of the study area with a single "chimney" within an area of damp soils associated with site seepage.

#### 3.3.2 Significant Fauna Species

The Protected Matters Search Tool (DAWE, 2019) was used to query a five kilometre radius of the study area and identified the possible presence of 28 significant fauna species, comprised of the following:

- 18 bird species;
- 1 amphibian species;
- 6 mammal species;
- 2 fish species; and
- 1 insect species.

The Victorian Biodiversity Atlas (DELWP, 2019e) was used to query a five kilometre radius of the study area and identified the possible presence of the following additional 18 state significant fauna species:

- 14 bird species;
- 2 mammal species;
- 1 fish species and
- 1 insect species.

*Appendix 2* lists the results of the fauna database searches using the PMST (DAWE, 2019) and the VBA (DELWP, 2019e) within a five kilometre radius of the study area. *Appendix 5* provides an assessment of the likelihood of occurrence of these fauna species within the study area.

The likelihood assessment found that *Ninox strenua* (Powerful Owl), which is listed as Vulnerable on the DELWP advisory list and protected by the FFG Act, had a high likelihood of occurrence within the study area, due to a previous record from the site. All other fauna species were assessed as unlikely to occur within the study area.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

### 3.4 Species Habitat

Additional descriptions in regard to the available habitat within the study areas is provided below.

#### 56 Moe South Road

This property has been heavily modified and provides limited fauna habitat. Canopy trees within the property have no connection with surrounding areas of native vegetation and habitat and the ground layer habitat is degraded and dominated by exotic flora.

A small dam at the rear of the property, regularly accessed by stock, provides an occasional refuge for relatively common waterbirds such as *Chenonetta jubata* (Australian Wood Duck) observed during the survey. Other small ornamental ponds provide limited fauna habitat but may provide isolated breeding opportunities for common amphibian species such as *Crinia signifera* (Common Froglet).

The planted shrubs and trees along the eastern and south eastern fencelines provide an occasional stopover point and foraging location for mobile birds such as *Anthochaera carunculata* (Red Wattlebird) and the recorded *Phylidonyris novaehollandiae* (New Holland Honeyeater). The larger planted exotic trees concentrated in the eastern edge of the property are likely to support *Pseudocheirus peregrinus* (Common ring-tailed Possum) or *Trichosurus cunninghami* (Mountain Brush-tailed Possum)

Figure 8 provides an example of the fence line planted trees and shrubs described.



Figure 8: Example of planted trees and shrubs along south east fence line

#### 58 Moe South Road

Native vegetation within this property are contiguous with remnant vegetation and habitat to its north and west forming a total area of native vegetation / habitat of approximately 15 hectares. The habitat values within this property are described below.

#### **Lowland Forest (Habitat Zones 1, 3 & 5)**

These zones have a high proportion of large trees many with hollows that may be utilised by a range of fauna species from relatively common birds such as Cockatoos to arboreal mammals such as the Mountain Brush-tail Possum and possibly *Petaurus breviceps* (Sugar Glider). The relatively healthy

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

canopy layer also provides foraging opportunities for birds such as *Cormobates leucophaea* (White-throated Treecreeper). The canopy trees also provide good roosting and surveying positions for larger birds such as *Dacelo novaeguineae* (Laughing Kookaburra) and *Ninox strenua* (Powerful Owl). The Powerful Owl has been recorded onsite and a relatively short distance from the site within connected bushland to the north.

Small to medium shrubs are common throughout the understorey and provide good protective and foraging habitat for an array of forest birds such as the *Psophodes olivaceus* (Eastern Whipbird) and *Rhipidura albiscarpa* (Grey Fantail).

The ground layer has a diversity of vegetation structure from dense Forest Wire-grass patches to more open sections with scattered tussocks and coarse woody debris. The ground layer is likely to provide suitable habitat for reptiles such as *Austrelaps superbis* (Lowland Copperhead) and possibly ground dwelling mammals such as *Antechinus agilis* (Agile Antechinus).

These zones hold no permanent water or ephemeral wetland vegetation.

Figure 9 provides an example of typical habitat within the zones.



Figure 9: Example of typical habitat with EVC 16: Lowland Forest

#### Damp Forest (Habitat Zones 2 & 4)

These zones have a patchy canopy layer that is likely to provide foraging, roosting and surveying opportunities for a similar array of birds as described for *Lowland Forest-Habitat Zones*. It lacks any large trees and as a result does not provide many tree hollows for arboreal fauna to utilise.

The understorey holds scattered shrubs, dense patches of tree and ground ferns and Habitat Zone 2 has high levels of fallen logs. Being located at the upper end of a drainage line the zones are likely to

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

be visited by birds such as *Rhipidura albiscapa* (Grey Fantail) and *Sericornis frontalis* (White-browed Scrubwren) that favour slightly denser damper forest areas.

The ground layer provides habitat for reptiles and ground dwelling mammals like those likely to be found in the *Lowland Forest Habitat Zones* but is likely to be favoured more by amphibians, such as *Litoria ewingii* (Southern Brown Tree Frog) due to increased moisture levels and related moisture dependant plants.

These zones do not hold permanent water.

*Figure 10* provides an example of typical habitat within the zone.



*Figure 10: Example of typical habitat with EVC 29: Damp Forest*

## 4 Policy and Legislative Implications

### 4.1 Commonwealth – Environment Protection and Biodiversity Conservation Act 1999

The EPBC Act establishes a Commonwealth process for assessment of proposed actions that are likely to have a significant impact on Matters of National Environmental Significance (MNES) or on Commonwealth land. An action (i.e. project, development, undertaking, activity, or series of activities), unless otherwise exempt, requires approval from the Commonwealth Environment Minister if they are considered likely to have an impact on any MNES. A referral under the EPBC Act is required if a proposed action is likely to have a 'significant impact' on any of the following MNES:

- World Heritage properties;
- National heritage places;
- Ramsar wetlands of international significance;
- Threatened species and ecological communities;
- Migratory and marine species;
- Commonwealth marine area;
- Nuclear actions (including uranium mining);
- Great Barrier Reef Marine Park; and
- A water resource, in relation to coal seam gas development and large coal mining development.

#### 4.1.1 Implications (Significant Impact Criteria)

The following comments are made in regard to the study area and implications of the EPBC Act:

- No threatened ecological communities were found to occur within the study area during the site inspection;
- One threatened flora species, *Eucalyptus strzeleckii* (Strzelecki Gum) was found to occur within the study area. No impacts to Strzelecki Gums are currently proposed and tree retention zones will also be avoided. If the construction footprint is amended and impacts will occur, a targeted survey to determine total numbers and assessment of this impact against the criteria for vulnerable species under the Significant Impact Guidelines (DSEWPC, 2016) will be required;
- All other flora species identified in the database searches, within a 5 km radius, that are listed as threatened under the EPBC Act are considered unlikely to occur within the study area;
- No threatened fauna species were recorded within the study area during the site inspection; and
- All fauna species identified in the database searches, within a 5 km radius, that are listed as threatened under the EPBC Act are considered unlikely to occur or be reliant on habitat within the study area.



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## 4.2 State – Flora and Fauna Guarantee Act 1988

The *Flora and Fauna Guarantee Act 1988* (FFG Act) is the primary State legislation for the protection of native plants, native animals and ecological communities on public land and waters in Victoria. Species and ecological communities can be listed as threatened under the Act based on assessments by an independent Scientific Advisory Committee. Threatening processes may also be listed.

Under the FFG Act a permit is required from the DELWP to 'take' 'protected' flora species, 'listed communities' or 'threatened species' from public land. Removal of any protected flora taxa, listed flora species or listed communities may not be undertaken until this permit has been issued (DELWP, 2019d)

## 4.2.1 Implications

No threatened ecological communities are impacted by the proposal.

*Ninox strenua* (Powerful Owl) had a high likelihood of occurrence within the study area, with a previous record from within the site from 2013. The canopy trees scattered across all habitat zones are considered habitat for this species. The extent of impact to potential habitat for the Powerful Owl, disruption to its movements or impact upon any populations has not been assessed by this report and it is recommended that an expert be engaged to provide more specific advice in this regard.

Evidence of the presence of burrowing crayfish was found at the northern extent of the study area, however this is outside of the construction footprint proposed by Gippsland Water (03/04/2020). If the footprint is changed, further assessment by a species expert may be required to determine the species and if there are any further considerations under the FFG Act.

Twenty-four flora species were identified on site that are listed as protected under the FFG Act. Two Acacia species found on site; *Acacia dealbata* (Silver Wattle) and *Acacia melanoxylon* (Blackwood) are exempt from the requirement to obtain a permit for their removal under the FFG Act (DELWP, 2019d).

Due to this proposal being located on public land, an application for a 'Permit to Take Protected Flora' must be lodged with the DELWP. Removal of any protected flora taxa may not be undertaken until this permit has been issued. *Table 4* provides the detail on flora protected under the FFG Act that may require removal, however a count of numbers will need to occur prior to the permit application.

Table 4: Details of flora taxa protected under Flora and Fauna Guarantee Act 1988

Scientific Name	Common Name
<i>Acacia mucronate subsp. longifolia</i>	Narrow-leaf Wattle
<i>Acacia myrtifolia</i>	Myrtle Wattle
<i>Acacia verticillata</i>	Prickly Moses
<i>Blechnum cartilagineum</i>	Gristle Fern
<i>Calochlaena dubia</i>	Common Ground-fern
<i>Cassinia aculeata</i>	Common Cassinia
<i>Cassinia longifolia</i>	Shiny Cassinia
<i>Chiloglottis sp.</i>	Bird Orchid
<i>Cryptostylis sp.</i>	Tongue Orchid
<i>Cyathea australis</i>	Rough Tree-fern

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name
<i>Dipodium roseum</i>	Hyacinth Orchid
<i>Epacris impressa</i>	Common Heath
<i>Eucalyptus strzeleckii</i>	Strzelecki Gum
<i>Lindsaea linearis</i>	Screw Fern
<i>Melaleuca squarrosa</i>	Scented Paperbark
<i>Olearia lirata</i>	Snowy Daisy-bush
<i>Pterostylis pedunculata</i>	Maroonhood
<i>Senecio glomeratus</i>	Annual Fireweed
<i>Senecio hispidulus</i>	Rough Fireweed
<i>Stylidium armeria</i>	Common Trigger-plant
<i>Thelymitra ixioides</i>	Spotted Sun-orchid
<i>Thelymitra spp.</i>	Sun Orchid
<i>Thysanotus sp.</i>	Fringe Lily
<i>Xanthorrhoea minor subsp. lutea</i>	Small Grasstree

### 4.3 State – Catchment and Land Protection Act 1994

In accordance with Section 20 of the CaLP Act, landholders and managers have a responsibility to take all reasonable steps to:

- Avoid causing or contributing to land degradation which causes or may cause damage to land of another land owner;
- Eradicate regionally prohibited weeds;
- Prevent the growth and spread of regionally controlled weeds on their land; and
- Prevent the spread of, and as far as possible, eradicate established pest animals.

#### 4.3.1 Implications

Five weeds declared noxious under the *Catchment and Land Protection Act 1994* (CaLP Act) were identified on site during assessments (*Table 5*). Four of these weeds are categorised within the West Gippsland Catchment Management Authority region as 'Regionally Controlled' and one are categorised as 'Restricted' (DELWP, 2019b).

*Table 5: Declared noxious weeds proclaimed under the Catchment and Land Protection Act 1994*

Scientific Name	Common Name	Classification
<i>Cirsium vulgare</i>	Spear Thistle	Regionally controlled
<i>Genista linifolia</i>	Flax-leaf Broom	Regionally Controlled
<i>Genista monspessulana</i>	Montpellier Broom	Regionally Controlled
<i>Oxalis pes-caprae</i>	Soursob	Restricted
<i>Rubus fruticosus spp. agg.</i>	Blackberry	Regionally Controlled

To prevent the spread of noxious weeds listed in *Table 5*, Gippsland Water and the contractor engaged to carry out the works must be made aware of the presence of these weed species. Appropriate site weed hygiene practices must be employed to limit the spread of any existing noxious weeds within

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

the construction area. Similarly, vehicle hygiene practice must be employed to prevent the import or export of any noxious weeds to or from the construction area.

#### 4.4 State - Water Act 1987

Catchment Management Authorities have statutory responsibilities under Section 67 of the Water Act to monitor, manage, enforce, and administer control over all works which may impact upon designated waterways to ensure works undertaken do not adversely affect the health of those waterways.

A permit is required to undertake works on a designated waterway and can include activities such as:

- Crossings – bridges, fords, culverts;
- Deviations – waterway realignments;
- Extractions – sand, silt or gravel;
- Stabilisation – bank protection, retaining structures;
- Vegetation – fallen timber and vegetation removal, revegetation projects;
- Works – stormwater outlets, service crossings; and
- Other – jetty, river mouth opening, boardwalks.

##### 4.4.1 Implications

No water courses are present with the bounds of the assessment area, therefore there are no further considerations of any requirements under this Act is considered necessary.

#### 4.5 State – Wildlife Act 1979

The Wildlife Act 1975 provides the primary legislation for the protection and management of wildlife, the purposes of this Act are:

- To establish procedures in order to promote the protection and conservation of wildlife, the prevention of taxa of wildlife from becoming extinct and the sustainable use of and access to wildlife; and
- To prohibit and regulate the conduct of persons engaged in activities concerning or related to wildlife.

##### 4.5.1 Implications

Persons engaged to remove, salvage, hold or relocate any native fauna species during proposed construction works must have a permit under this Act to undertake such actions and ensure any actions to manage wildlife must be undertaken in accordance with the requirements of the Act or at the direction of DELWP.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

#### 4.6 State – Environmental Effects Act 1978

In Victoria, environmental impact assessments of proposed development projects are conducted through the Environmental Effects Statement (EES) process under the Environment Effects Act 1978 (EE Act). The Minister for Planning (the Minister) administers the EES process through the Ministerial Guidelines for Assessment of Environmental Effects (Ministerial Guidelines), whilst DELWP manages this process (Victorian Auditor General's Report, 2017).

A proponent should ask the Minister administering the Act whether an EES is required for projects or amended projects that could have a significant effect on the environment. If the Minister decides that an Environment Effects Statement (EES) is required, the project proponent is responsible for preparing the EES and undertaking the necessary investigations (DELWP, 2019f)

Referral criteria is based on either individual potential environmental effects or a combination of potential environmental effects.

##### 4.6.1 Implications

The total extent of proposed native vegetation clearing within habitat zones 2 & 4 is 0.226 ha of Damp Forest, an endangered EVC. The native vegetation to be cleared is unlikely to constitute a potential long-term loss of significant proportion of known remaining habitat or population of a threatened species within Victoria, however additional advice should be sought from an expert on the potential impact to Powerful Owl habitat / population.

#### 4.7 State – Planning and Environment Act 1987

##### 4.7.1 Native Vegetation

Under *Clause 52.17* of the Latrobe Planning Scheme, a planning permit is required to clear or disturb native vegetation within the study area. Native vegetation will be impacted and or require removal under the proposal and as such, application of the '*Guidelines*' to obtain a planning permit for the works is necessary. The information provided within this report and detailed specifically within Section 5 is considered to satisfy the information requirements of the Guidelines.

## 5 Victoria's Native Vegetation Permitted Clearing Regulations

The purpose of the Guidelines is to set out and describe the application of Victoria's state-wide policy in relation to assessing the impacts of removing native vegetation on biodiversity and the calculation and establishment of offsets to compensate for this loss. (DELWP, 2017)

The Guidelines also detail the three-step approach of Avoid, Minimise and Offset as a key component of the policy. This approach aims to ensure that the removal of native vegetation is restricted to only what is reasonably necessary, and that biodiversity is appropriately compensated for any removal approved.

A combination of site-based and landscape information is used to calculate the biodiversity value (being a general or species habitat score) of native vegetation to be removed. This is calculated by the extent and condition score, combined to determine the site-based measure of biodiversity value.

The assessment pathway for an application to remove native vegetation reflects its potential impact on biodiversity and is determined by combining the location and extent of the native vegetation proposed to be removed, in accordance with Table 3 of the Guidelines.

The pathways are:

**Basic** - limited impacts on biodiversity.

**Intermediate** - could impact on large trees, endangered EVC's, and sensitive wetlands and coastal areas.

**Detailed** - could impact on large trees, endangered EVC's, sensitive wetlands and coastal area and could significantly impact on habitat for rare or threatened species. (DELWP, 2017)

### 5.1 Avoiding and Minimising Impacts on Native Vegetation

Avoid and minimise principles must be applied to the project design footprint of works with regards to any proposed native vegetation removal.

Application of these principles can be achieved by avoiding the removal of native vegetation via locating or designing the project works so that native vegetation is not removed. Minimising losses to native vegetation can be achieved via minimising the design construction footprint, restricting project works to areas of native vegetation that have the least biodiversity or other values or managing the works to minimise impacts on surrounding vegetation (DELWP, 2017).

In order to avoid and minimise native vegetation removal within the five habitat zones identified design measures or modifications should aim to:

- Adequately protect and retain any tracts of the Endangered EVC *Damp Forest* habitat zones;
- Adequately protect and retain the identified *Eucalyptus strzeleckii* (Strzelecki Gum), as shown in *Map 1*;
- Adequately protect and retain any riparian habitats and associated waterways located within close proximity to the assessment site, as shown in *Map 1* and *Map 2*; and

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

- Adequately protect and retain (if possible) any significant remnant Large Trees, as shown in *Map 1* (the removal of some or all of these trees may be unavoidable).

Gippsland Water originally designed the new Clearwater storage basin on land it already owned (56 Moe South Road), containing over 10.4 hectares of native vegetation, as this land had been strategically retained to allow for future plant development. The residential property next to the treatment plant (58 Moe South Road) became available for sale during the early stages of planning for this project and Gippsland Water took the opportunity to buy the property (at a cost of approximately \$800,000) to use the site as part of the footprint for the Clearwater storage. This reduced the amount of native vegetation to be removed by approximately 50% from what was originally proposed.

The following design and construction features have been incorporated into the Clearwater storage basins current design to minimise impacts to native vegetation:

- The placement of the basin on the site takes into account the gradient of the land to minimise the footprint of the proposed infrastructure, to ensure the risk to safety and the environment are both managed;
- Stockpiling locations essential for the project have been identified that require the least extent of remnant Large Old Tree removal. This includes a large stockpile area on the 58 Moe South property, which has minimal ecological value;
- The clear water basins design and construction footprint has focused on avoiding impacts to the five Strzelecki Gums identified on site; and
- The volume of the proposed basin has been selected to allow for predicted future growth in the region and will therefore prevent the need to build another basin at the site.

A number of site restrictions limits the ability to further avoid and minimise impacts to native vegetation:

- The cleared property located to the south of the proposed basin contains a gas easement that restricts the use of this land for stockpiling and construction purposes;
- Maintaining the operations of the Moe Water Treatment Plant is crucial and places restrictions on the adjacent land for both construction and to house the completed basin; and
- It is hydraulically optimal for the placement of the clear water storage basin to be at the same relative level as the existing basin at the site. This limits where the basin can be positioned, but greatly reduces the electricity usage and noise emissions generated during the ongoing operation of the basin.

## 5.2 Assessment of Proposed Native Vegetation Losses

No other native vegetation has been approved to be removed or was removed without the required approvals, on the same property or on contiguous land in the same client ownership in the past 5 years.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Gippsland Water provided a second version of the construction footprint (03/04/2020), incorporating avoid and minimise principles (as detailed above) which was overlaid on the identified habitat zones and other ecological assets within the study area.

The canopy of large trees immediately adjacent to the construction footprint were included in the loss area, along with one large tree with greater than 10% TRZ impacts outside of the construction footprint.

Map 2 provides the location and extent of all native vegetation deemed lost under the proposed design and Table 6 summarises the vegetation losses according to type and EVC.

Table 6 - Summary of Native Vegetation Deemed Lost

Type	Description	Area (ha)	Tree Loss
Native patch	Habitat Zone 1 (EVC 16)	1.485	38
Native Patch	Habitat Zone 2 (EVC 29)	0.053	0
Native patch	Habitat Zone 4 (EVC 29)	0.173	0
Native patch	Habitat Zone 5 (EVC 16)	0.142	5
TRZ - Tree 74	<i>Eucalyptus obliqua</i> (HZ5 - EVC 16)	-	1
<b>Total</b>		<b>1.854</b>	<b>44</b>

### 5.3 Offset Requirements

A 'clearing' shapefile that outlined the extent of native vegetation deemed lost under the Project was provided to DELWP to produce a Native Vegetation Removal (NVR) report (Appendix 8).

The NVR determined the following would apply to the Project:

- The proposal falls under the 'Detailed Assessment Pathway';
- Offset requirements equate to 1.481 General Habitat Units (GHU's) with a minimum strategic biodiversity score of 0.413 and 44 Large old trees; and
- Offsets must be located within the West Gippsland Catchment Management Authority (CMA) boundary or within the Latrobe City Council municipality.

### 5.4 Offset Statement

In accordance with the DELWP's Guidelines for the removal, destruction or lopping of native vegetation an offset statement is typically required providing evidence that an offset that meets the offset requirements for the native vegetation to be removed has been identified and can be secured.

Gippsland Water has a number of offset sites protected under Section 69 of the *Conservation Forest & Land Act 1987* through the Bushbroker Landowner agreement program and proposes to offset losses with this proposal within their current offset bank.

## 6 Conclusion and Recommendations

Vegetation across the study area comprises native patches, planted treed sections and areas dominated by degraded (non-native) exotic species. Vegetation Quality Assessments (VQA) were carried out which identified native vegetation patches from two Ecological Vegetation Classes (EVC) onsite. These patches were categorised into three Lowland Forest (EVC 16) habitat zones and two Damp Forest (EVC 29) habitat zones. In addition, 62 Large Old Trees (LOT's) were recorded within patches.

Habitat Zone numbers 1 - 5 were identified and mapped as covering almost completely the entire 56 Moe South Road property (approximately 2.54 hectares), with 1.854 hectares identified as potential being removed within the study area, along with the direct removal of 43 large trees and TRZ impacts on a further one large tree.

No threatened ecological communities listed under the *Environment Protection and Biodiversity Conservation (EPBC) Act 1999* were identified within the study area nor any fauna species listed under this Act were identified during the site inspection. One flora species listed under the EPBC Act was identified on site, *Eucalyptus strzeleckii*, during the site inspection.

Two fauna species listed as rare or threatened by the Department of Environment, Land, Water & Planning (DELWP) advisory list have the potential to utilise the site, Powerful Owl and a species of Burrowing Crayfish. The following comments are made regarding the extent of impacts to potential habitat for rare or threatened species habitat under the final designs:

- No impacts to Strzelecki Gums are currently proposed and tree retention zones will be avoided. If the construction footprint is amended and impacts will occur, a targeted survey to determine total numbers and assessment of this impact against the criteria for vulnerable species under the Significant Impact Guidelines (DSEWPC, 2016) will be required;
- The canopy trees scattered across the site are considered habitat for the Powerful Owl, a species listed as Vulnerable on the DELWP advisory list and protected by the FFG Act. The extent of impact to potential habitat for the Powerful Owl, disruption to its movements or impact upon any populations has not been assessed by this report and it is recommended that an expert be engaged to provide more specific advice in this regard;
- Evidence of the presence of burrowing crayfish at the northern extent of the study area is currently outside of the proposed construction footprint. If changes are made to the footprint, further assessment by a species expert may be required to determine the actual species and if there are any considerations under the FFG Act; and
- All other rare or threatened fauna species identified in database searches within a 5 km search radius are considered unlikely to occur or be reliant on habitat within the study area.

A 'clearing' shapefile that outlined the extent of native vegetation deemed lost by this project was provided to DELWP to produce a NVR report. The NVR identified the following offset requirements that apply to the proposal:

- The proposal falls under the 'Detailed Assessment Pathway';



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

- Offset requirements amount to 1.481 General Habitat Units (GHUs) and 44 large old trees, with a minimum strategic biodiversity score of 0.413; and
- Offsets must be located within the West Gippsland Catchment Management Authority (CMA) boundary or within the Latrobe City Council municipality.

A 'Permit to Take Protected Flora' must be lodged with the DELWP that lists the twenty-four protected flora species and number of plants that require removal.

Five Declared Noxious Weeds were identified within the site, including four species categorised as 'Regionally Controlled' and one species categorised as 'Restricted'. To prevent the spread of noxious weeds appropriate site weed hygiene practices must be employed to limit the spread of any existing noxious weeds within the construction area. Similarly, vehicle hygiene practices must be employed to prevent the import or export of any noxious weeds to or from the construction area.

## References

- DAWE. (2019, November). *Protected Matters Search Tool - Environment Protection and Biodiversity Conservation Act 1999*. Retrieved November 14, 2019, from Australian Government Department of Agriculture, Water & Environment: <http://www.environment.gov.au/epbc/pmst/>
- DELWP. (2017). *Guidelines for the removal, destruction or lopping of native vegetation*. Melbourne: Department of Environment, Land, Water and Planning.
- DELWP. (2019). *Biodiversity assessment report*. Retrieved December 7, 2015, from Native Vegetation Information Management System: <http://nvim.depi.vic.gov.au/>
- DELWP. (2019a). *Ecological Vegetation Classes by Bioregion*. Retrieved November 22, 2019, from Department of Environment, Land, Water and Planning: [http://www.dse.vic.gov.au/\\_\\_data/assets/pdf\\_file/0017/241910/GipP\\_EVCs\\_combined.pdf](http://www.dse.vic.gov.au/__data/assets/pdf_file/0017/241910/GipP_EVCs_combined.pdf)
- DELWP. (2019b). *Invasive Plant Classification - West Gippsland*. Retrieved January 14, 2016, from Department of Environment and Primary Industries: <http://www.dpi.vic.gov.au/agriculture/pests-diseases-and-weeds/weeds/?a=99806>
- DELWP. (2019c). *Naturekit*. Retrieved November 22, 2019, from DELWP: <http://www.dse.vic.gov.au/about-dse/interactive-maps>
- DELWP. (2019d). *Protected flora controls*. Retrieved January 14, 2016, from Department of Environment and Primary Industries: [http://www.depi.vic.gov.au/\\_\\_data/assets/pdf\\_file/0014/315401/201510-FFG-protected-flora-list.pdf](http://www.depi.vic.gov.au/__data/assets/pdf_file/0014/315401/201510-FFG-protected-flora-list.pdf)
- DELWP. (2019e). *Victorian Biodiversity Atlas*. Retrieved November 22, 2019, from Victorian Government Department of Sustainability and Environment: <https://vba.dse.vic.gov.au/vba>
- DELWP. (2019f). *Ministerial guidelines for assessment of environmental effects under the Environment Effects Act 1978*.
- DSE. (2004). *Vegetation Quality Assessment Manual – Guidelines for applying the habitat hectares scoring method - Version 1.3. October 2004*. Melbourne: Victorian Government Department of Sustainability and Environment.
- DSE. (2005). *Advisory List of Rare or Threatened Plants in Victoria - 2005*. East Melbourne, Victoria: Victorian Department of Sustainability and Environment.
- DSE. (2011). *Native Vegetation - technical information sheet: Defining an acceptable distance for tree retention during construction works*. Melbourne: Victorian Government Department of Sustainability and Environment.
- DSEWPC. (2016, February 16). *Significant Impact Guidelines - Matters of Environmental Significance*.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Glossary

<b>Avoid</b>	Avoiding removing any native vegetation when undertaking a use or development. This can be either by not permitting or not going ahead with the use or development, or locating it elsewhere so that removing native vegetation is not required.
<b>Biodiversity</b>	The variety of all life forms, the different plants, animals and microorganisms, the genes they contain, and the ecosystems of which they form a part.
<b>Bioregion</b>	Biogeographic areas that capture the patterns of ecological characteristics in the landscape or seascape, providing a natural framework for recognising and responding to biodiversity values.
<b>Bioregional Conservation Status (BCS of an EVC)</b>	A state-wide classification of the degree of depletion in the extent and/or quality of an Ecological Conservation Class (EVC) within a bioregion in comparison to the State's estimation of its pre-1750 extent and condition.
<b>Canopy Tree</b>	A tree, greater than five meters in height, that is normally found in the upper layer of a vegetation type. A tree, greater than five meters in height, that is normally found in the upper layer of a vegetation type.
<b>Diameter at Breast Height (DBH)</b>	The diameter of the trunk of a tree measured over bark at 1.3m above ground level.
<b>Ecological Vegetation Class (EVC)</b>	A type of native vegetation classification that is described through a combination of its floristic, life form and ecological characteristics, and through an inferred fidelity to particular environmental attributes. Each EVC includes a collection of floristic communities (i.e. lower level in the classification that is based solely on groups of the same species) that occur across a biogeographic range, and although differing in species, have similar habitat and ecological processes operating.
<b>EVC Benchmark</b>	A standard vegetation-quality reference point relevant to the vegetation type that is applied in habitat hectare assessments. Represents the average characteristics of a mature and apparently long-undisturbed state of the same vegetation type.
<b>General biodiversity equivalence score/units</b>	Score or units used to quantify the relative overall contribution of a site to Victoria's biodiversity.
<b>General offset</b>	An offset that is required when a proposal to remove native vegetation is not deemed, by application of the specific-general offset test, to have a significant impact on habitat for any rare or threatened species.
<b>General provisions</b>	Operational requirements in planning schemes which are consistent across the state, relating to matters such as administrative provisions, ancillary activities and referral of applications.
<b>Habitat Hectares</b>	Combined measure of condition and extent of native vegetation. This measure is obtained by multiplying the site's condition score (measured between 0 and 1) with the area of the site (in hectares).
<b>Habitat Score</b>	The score assigned to a habitat zone that indicates the quality of the vegetation relative to the Ecological Vegetation Class (EVC) benchmark – sum of the site condition score and landscape context score usually expressed as a percentage or on a scale of zero to 1.
<b>Habitat Zone</b>	A discrete area of native vegetation consisting of a single vegetation type (EVC) with an assumed similar quality. This is the base spatial unit for conducting a habitat hectare assessment.
<b>High Threat Weed</b>	Introduced plant species (including non-indigenous 'natives') with the ability to out-compete and substantially reduce one or more indigenous life forms in the longer term, assuming on-going current site characteristics and disturbance regime.
<b>Large Old Tree (LOT)</b>	A tree with a Diameter at Breast Height equal to or greater than the large tree diameter as specified in the relevant EVC benchmark.
<b>Location risk</b>	The risk that removing native vegetation in a particular location will have an impact on the persistence of rare or threatened species.
<b>Loss</b>	Loss in the contribution to Victoria's biodiversity when native vegetation is fully or partially removed, as measured in biodiversity equivalence scores or units.
<b>Minimise</b>	Locating, designing or managing a use or development to reduce the impacts on biodiversity from the removal of native vegetation.
<b>Native vegetation</b>	Native vegetation is defined in the Victoria Planning Provisions as 'plants that are indigenous to Victoria, including trees, shrubs, herbs and grasses'.
<b>Native vegetation condition</b>	A site-based measure of how close native vegetation is to its mature natural state, as represented by a benchmark reflecting pre-settlement circumstances.
<b>Native vegetation particular provision</b>	Clause 52.17 in the Victoria Planning Provisions that relates to the removing, destroying or lopping of native vegetation.
<b>Offset</b>	Protection and management (including revegetation) of native vegetation at a site to generate a gain in the contribution that native vegetation makes to Victoria's biodiversity. An offset is used to compensate for the loss to Victoria's biodiversity from the removal of native vegetation.
<b>Permit</b>	A legal document that gives permission for a use or development on a particular piece of land.
<b>Permitted clearing</b>	Removal of native vegetation for which a planning permit has been granted to remove native vegetation.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

<b>Permitted clearing regulations</b>	The rules in the planning system that regulate permits for the removal of native vegetation.
<b>Responsible authority</b>	The authority charged with the responsibility for administering and enforcing particular aspects of a planning scheme.
<b>Scattered Trees</b>	An indigenous canopy tree that does not form part of a remnant patch of native vegetation (see definition of remnant patch of native vegetation).
<b>Security Gain</b>	This is gain from actions to enhance security of the on-going management and protection of native vegetation at the offset site, either by entering into an on-title agreement (for example under Section 173 of the <i>Planning and Environment Act 1987</i> ), or by locating the offset on land that has greater security than the clearing site, or by transferring private land to a secure public conservation reserve.
<b>Site</b>	An area of land that contains contiguous patches of native vegetation or scattered trees, within the same ownership.
<b>Species persistence</b>	The continued existence of a species into the future.
<b>Specific biodiversity equivalence score/units</b>	With reference to a specific species, a score or units used to quantify the relative contribution of a site to Victoria's biodiversity.
<b>Small Tree (ST)</b>	A tree with a Diameter at Breast Height (DBH) equal to or greater than 0.25 of the large tree diameter in the relevant EVC benchmark but less than the DBH for a medium old tree.
<b>Specific offset</b>	An offset that is targeted to a particular species (or multiple species) impacted by the removal of native vegetation.
<b>Understorey</b>	The lower layers of vegetation, including the shrub layer, grass layer and ground layer. The understorey may comprise native and non-native species.
<b>Zone</b>	A zone in the Victoria Planning Provisions is a set of permitted uses of land which are defined spatially.

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Appendices

Appendices commence on the next page.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Appendix 1: Flora survey results

Origin	Botanical Name	Common Name	EPBC	VIC. Adv.	FFG	LF Z1	DF Z2	LF Z3	DF Z4	LF Z5	58 Moe Sth Road
	<i>Acacia dealbata</i>	Silver Wattle				+	+		+	+	
*	<i>Acacia decurrens</i>	Early Black-wattle				+					
#	<i>Acacia longifolia subsp. longifolia</i>	Sallow Wattle				+				+	
	<i>Acacia melanoxylon</i>	Blackwood				+	+	+	+	+	
	<i>Acacia mucronata subsp. longifolia</i>	Narrow-leaf Wattle				+				+	
	<i>Acacia myrtifolia</i>	Myrtle Wattle				+					
	<i>Acacia verticillata</i>	Prickly Moses				+	+		+		
	<i>Acaena novae-zelandiae</i>	Bidgee-widgee				+				+	
	<i>Acrotriche serrulata</i>	Honey-pots				+	+	+	+	+	
*	<i>Agapanthus praecox subsp. orientalis</i>	Agapanthus									+
*	<i>Aira spp.</i>	Hair Grass				+					+
*	<i>Allium triquetrum</i>	Angled Onion				+					
	<i>Amperea xiphioclada var. xiphioclada</i>	Broom Spurge				+					
	<i>Amyema pendula</i>	Drooping Mistletoe				+					
*	<i>Anagallis arvensis</i>	Pimpernel									+
*	<i>Anthoxanthum odoratum</i>	Sweet Vernal-grass				+		+			+
*	<i>Arctotheca calendula</i>	Cape weed				+					+
	<i>Asperula spp.</i>	Woodruff								+	
	<i>Australina pusilla</i>	Shade Nettle				+					
	<i>Banksia spinulosa var. cunninghamii</i>	Hairpin Banksia				+					
	<i>Bauera rubioides</i>	Wiry Bauera				+					
*	<i>Bellis perennis</i>	English Daisy									+
*	<i>Billardiera heterophylla</i>	Bluebell Creeper				+					
	<i>Billardiera scandens s.l.</i>	Common Apple-berry				+	+	+		+	
	<i>Blechnum cartilagineum</i>	Gristle Fern				+					
	<i>Blechnum nudum</i>	Fishbone Water Fern					+	+	+		
	<i>Bulbine bulbosa</i>	Bulbine Lily				+					
	<i>Burchardia umbellata</i>	Milkmaids				+					
	<i>Calochlaena dubia</i>	Common Ground-fern				+	+			+	
*	<i>Cardamine spp.</i>	Flick Weed				+					
	<i>Carex appressa</i>	Tall Sedge								+	
	<i>Cassinia aculeata</i>	Common Cassinia				+	+	+		+	
	<i>Cassinia longifolia</i>	Shiny Cassinia				+		+	+	+	
*	<i>Cenchrus clandestinus</i>	Kikuyu									+
*	<i>Centaurium erythraea</i>	Common Centaury				+				+	

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Origin	Botanical Name	Common Name	EPBC	VIC. Adv.	FFG	LF Z1	DF Z2	LF Z3	DF Z4	LF Z5	58 Moe Stn Road
	<i>Chiloglottis spp.</i>	Bird Orchid				+		+		+	
*	<i>Cirsium vulgare</i>	Spear Thistle				+					+
	<i>Clematis aristata</i>	Mountain Clematis				+		+	+	+	
*	<i>Conyza spp.</i>	Fleabane									+
	<i>Coprosma quadrifida</i>	Prickly Currant-bush					+	+	+	+	
*	<i>Coprosma repens</i>	Mirror Bush					+				
*	<i>Cotoneaster spp.</i>	Cotoneaster				+					
	<i>Cotula australis</i>	Common Cotula									+
	<i>Cryptostylis subulata</i>	Large Tongue-orchid								+	
	<i>Cyathea australis</i>	Rough Tree-fern				+	+		+		
	<i>Daviesia latifolia</i>	Hop Bitter-pea				+					
	<i>Daviesia ulicifolia subsp. ulicifolia</i>	Gorse Bitter-pea				+					
	<i>Dichondra repens</i>	Kidney-weed				+	+				
	<i>Dipodium punctatum s.l.</i>	Hyacinth Orchid					+			+	
	<i>Drosera peltata s.s.</i>	Pale Sundew				+	+				
*	<i>Ehrharta calycina</i>	Perennial Veldt-grass									+
*	<i>Ehrharta erecta var. erecta</i>	Panic Veldt-grass				+					+
	<i>Epacris impressa</i>	Common Heath				+	+				
*	<i>Erigeron karvinskianus</i>	Seaside Daisy									+
	<i>Eucalyptus dives</i>	Broad-leaf Peppermint					+			+	
	<i>Eucalyptus obliqua</i>	Messmate Stringybark				+	+	+		+	
	<i>Eucalyptus radiata s.l.</i>	Narrow-leaf Peppermint				+	+	+			
	<i>Eucalyptus strzeleckii</i>	Strzelecki Gum	V	V	L				+	+	
*	<i>Euphorbia peplus</i>	Petty Spurge									+
	<i>Exocarpos cupressiformis</i>	Cherry Ballart				+	+			+	
	<i>Gahnia radula</i>	Thatch Saw-sedge				+	+	+	+	+	
*	<i>Galium aparine</i>	Cleavers				+					
*	<i>Genista linifolia</i>	Flax-leaf Broom				+					
*	<i>Genista monspessulana</i>	Montpellier Broom									+
	<i>Gonocarpus humilis</i>	Shade Raspwort					+				
	<i>Gonocarpus tetragynus</i>	Common Raspwort				+		+			
	<i>Goodenia lanata</i>	Trailing Goodenia				+					
	<i>Goodenia ovata</i>	Hop Goodenia				+	+	+	+	+	
*	<i>Hedera helix</i>	English Ivy					+				
*	<i>Holcus lanatus</i>	Yorkshire Fog									+
	<i>Hydrocotyle spp.</i>	Pennywort						+	+	+	
	<i>Hypericum gramineum spp. agg.</i>	Small St John's Wort				+					

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Origin	Botanical Name	Common Name	EPBC	VIC. Adv.	FFG	LF Z1	DF Z2	LF Z3	DF Z4	LF Z5	58 Moe Sth Road
*	<i>Hypochaeris radicata</i>	Flatweed				+	+	+	+	+	+
*	<i>Jacobaea vulgaris</i>	Ragwort				+					
	<i>Kunzea ericoides</i>	Burgan				+		+	+		
	<i>Lagenophora stipitata</i>	Common Bottle-daisy				+		+	+	+	
	<i>Laphangium luteoalbum</i>	Jersey Cudweed				+					+
	<i>Lepidosperma elatius</i>	Tall Sword-sedge				+	+			+	+
	<i>Leptospermum continentale</i>	Prickly Tea-tree				+		+	+	+	
	<i>Leptospermum myrsinoides</i>	Heath Tea-tree				+	+				
	<i>Lindsaea linearis</i>	Screw Fern				+				+	
	<i>Lomandra filiformis subsp. filiformis</i>	Wattle Mat-rush				+		+		+	
	<i>Lomandra longifolia subsp. exilis</i>	Cluster-headed Mat-rush				+					
	<i>Lomatia ilicifolia</i>	Holly Lomatia				+				+	
*	<i>Lonicera japonica</i>	Japanese Honeysuckle					+		+	+	
*	<i>Lotus corniculatus</i>	Bird's-foot Trefoil									+
*	<i>Lotus subbiflorus</i>	Hairy Bird's-foot Trefoil									+
	<i>Lythrum hyssopifolia</i>	Small Loosestrife				+				+	
	<i>Melaleuca squarrosa</i>	Scented Paperbark					+				
*	<i>Mentha pulegium</i>	Pennyroyal									+
	<i>Microlaena stipoides var. stipoides</i>	Weeping Grass				+	+	+	+	+	
	<i>Olearia lirata</i>	Snowy Daisy-bush				+	+	+	+		
	<i>Opercularia varia</i>	Variable Stinkweed				+	+				
*	<i>Oxalis incarnata</i>	Pale Wood-sorrel				+				+	+
*	<i>Oxalis pes-caprae</i>	Soursob				+					
	<i>Pandorea pandorana subsp. pandorana</i>	Wonga Vine				+	+	+	+		
*	<i>Passiflora tarminiana</i>	Banana Passion-fruit							+		
	<i>Persicaria decipiens</i>	Slender Knotweed				+					
*	<i>Pinus radiata</i>	Radiata Pine				+					
#	<i>Pittosporum undulatum</i>	Sweet Pittosporum				+	+	+	+	+	
	<i>Plantago debilis</i>	Shade Plantain				+					
	<i>Platylobium montanum</i>	Handsome Flat-pea				+				+	
*	<i>Poa annua</i>	Annual Meadow-grass									+
	<i>Poa labillardierei</i>	Common Tussock-grass				+					
	<i>Poa morrisii</i>	Soft Tussock-grass				+		+		+	
*	<i>Poa pratensis</i>	Kentucky Blue-grass									+
*	<i>Polygonum arenastrum</i>	Wireweed									+
	<i>Polyscias sambucifolia</i>	Elderberry Panax				+	+	+	+	+	



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Origin	Botanical Name	Common Name	EPBC	VIC. Adv.	FFG	LF Z1	DF Z2	LF Z3	DF Z4	LF Z5	58 Moe Sth Road
	<i>Pomaderris aspera</i>	Hazel Pomaderris				+	+		+	+	
	<i>Poranthera microphylla</i>	Small Poranthera				+					
*	<i>Prunella vulgaris</i>	Self-heal				+					
*	<i>Prunus laurocerasus</i>	Cherry Laurel				+					
*	<i>Prunus spp.</i>	Prunus				+					
	<i>Pteridium esculentum</i>	Austral Bracken				+	+	+	+	+	
	<i>Pterostylis pedunculata</i>	Maroonhood					+				
	<i>Pultenaea gunnii</i>	Golden Bush-pea					+				
	<i>Pultenaea juniperina s.l.</i>	Prickly Bush-pea				+					
	<i>Ranunculus spp.</i>	Buttercup									+
*	<i>Rubus fruticosus spp. agg.</i>	Blackberry				+	+	+	+	+	+
*	<i>Rumex obtusifolius subsp. obtusifolius</i>	Broad-leaf Dock									+
	<i>Rytidosperma spp.</i>	Wallaby Grass				+					
	<i>Schoenus apogon</i>	Common Bog-sedge				+				+	+
	<i>Senecio glomeratus</i>	Annual Fireweed				+		+		+	
	<i>Senecio hispidulus s.l.</i>	Rough Fireweed				+					
	<i>Solanum aviculare</i>	Kangaroo Apple								+	
*	<i>Solanum nigrum s.s.</i>	Black Nightshade								+	+
*	<i>Sonchus oleraceus</i>	Common Sow-thistle				+				+	+
	<i>Stylidium armeria</i>	Common Triggerplant				+					
*	<i>Taraxacum officinale spp. agg.</i>	Garden Dandelion									+
	<i>Tetrarrhena juncea</i>	Forest Wire-grass				+	+	+	+	+	
	<i>Tetradlea ciliata</i>	Pink-bells				+					
	<i>Thelymitra ixioides s.l.</i>	Spotted Sun-orchid				+					
	<i>Thelymitra spp.</i>	Sun Orchid				+					
	<i>Thysanotus spp.</i>	Fringe Lily				+					
*	<i>Trifolium dubium</i>	Suckling Clover									+
*	<i>Vicia sativa</i>	Common Vetch				+					
*	<i>Vinca major</i>	Blue Periwinkle								+	+
	<i>Viola hederacea sensu Willis (1972)</i>	Ivy-leaf Violet				+	+	+	+	+	
*	<i>Viola odorata</i>	Common Violet				+					
	<i>Wahlenbergia stricta subsp. stricta</i>	Tall Bluebell						+		+	
	<i>Xanthorrhoea minor subsp. lutea</i>	Small Grass-tree				+					
	<i>Xanthosia dissecta</i>	Cut-leaf Xanthosia				+					
*	<i>Zantedeschia aethiopica</i>	Arum Lily									+

Key to Conservation Status and Origin

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Taxon Origin	
#	Native species that may be considered alien in some circumstances
*	Exotic species

Flora and Fauna Guarantee Act 1988	
L	Listed as a Threatened in Victoria
N	Nominated for listing as Threatened in Victoria
I	Invalid or ineligible to be a Threatened species in Victoria
D	Delisted as Threatened in Victoria

Commonwealth Environment Protection and Biodiversity Conservation Act 1999	
X	Listed as Nationally Extinct
CR	Listed as Nationally Critically Endangered
E	Listed as Nationally Endangered
V	Listed as Nationally Vulnerable
CD	Listed as Conservation Dependent

Advisory List of Rare or Threatened Plants in Victoria (VROTS) (DEPI, 2014)	
x	Listed as Presumed Extinct in Victoria
rx	Listed as Regionally Extinct in a geographic range of Victoria
ew	Listed as Extinct in the Wild in Victoria
cr	Listed as Critically Endangered in Victoria
e	Listed as Endangered in Victoria
v	Listed as Vulnerable in Victoria
nt	Listed as Near Threatened in Victoria
r	Listed as Rare in Victoria
dd	Listed as Data Deficient in Victoria
k	Listed as Poorly Known in Victoria

Bilateral migratory bird agreements	
J	Japan-Australia Migratory Bird Agreement (JAMBA)
C	China-Australia Migratory Bird Agreement (CAMBA)
RO	Republic of Korea-Australia Migratory Bird Agreement (ROKAMBA)
B	Convention on the Conservation of Migratory Species of Wild Animals (Bonn Convention)
RA	Ramsar Convention on Wetlands
A	Agreement on the Conservation of Albatrosses and Petrels (ACAP)

Appendix 2: Database Search Results

EPBC Act Protected Matters Report



Australian Government  
Department of the Environment and Energy

EPBC Act Protected Matters Report

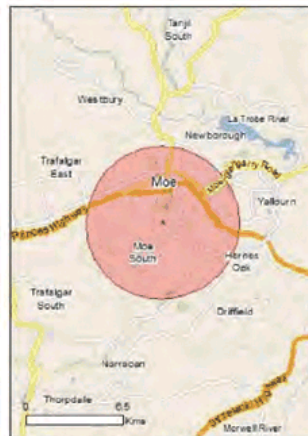
This report provides general guidance on matters of national environmental significance and other matters protected by the EPBC Act in the area you have selected.

Information on the coverage of this report and qualifications on data supporting this report are contained in the caveat at the end of the report.

Information is available about [Environment Assessments](#) and the EPBC Act including significance guidelines, forms and application process details.

Report created: 28/10/19 11:31:19

- [Summary](#)
- [Details](#)
  - [Matters of NES](#)
  - [Other Matters Protected by the EPBC Act](#)
  - [Extra Information](#)
- [Caveat](#)
- [Acknowledgements](#)



This map may contain data which are ©Commonwealth of Australia (Geoscience Australia), ©PSMA 2010

[Coordinates](#)  
Buffer: 5.0Km



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Summary

### Matters of National Environmental Significance

This part of the report summarises the matters of national environmental significance that may occur in, or may relate to, the area you nominated. Further information is available in the detail part of the report, which can be accessed by scrolling or following the links below. If you are proposing to undertake an activity that may have a significant impact on one or more matters of national environmental significance then you should consider the [Administrative Guidelines on Significance](#).

<a href="#">World Heritage Properties:</a>	None
<a href="#">National Heritage Places:</a>	None
<a href="#">Wetlands of International Importance:</a>	1
<a href="#">Great Barrier Reef Marine Park:</a>	None
<a href="#">Commonwealth Marine Area:</a>	None
<a href="#">Listed Threatened Ecological Communities:</a>	1
<a href="#">Listed Threatened Species:</a>	26
<a href="#">Listed Migratory Species:</a>	13

### Other Matters Protected by the EPBC Act

This part of the report summarises other matters protected under the Act that may relate to the area you nominated. Approval may be required for a proposed activity that significantly affects the environment on Commonwealth land, when the action is outside the Commonwealth land, or the environment anywhere when the action is taken on Commonwealth land. Approval may also be required for the Commonwealth or Commonwealth agencies proposing to take an action that is likely to have a significant impact on the environment anywhere.

The EPBC Act protects the environment on Commonwealth land, the environment from the actions taken on Commonwealth land, and the environment from actions taken by Commonwealth agencies. As heritage values of a place are part of the 'environment', these aspects of the EPBC Act protect the Commonwealth Heritage values of a Commonwealth Heritage place. Information on the new heritage laws can be found at <http://www.environment.gov.au/heritage>

A [permit](#) may be required for activities in or on a Commonwealth area that may affect a member of a listed threatened species or ecological community, a member of a listed migratory species, whales and other cetaceans, or a member of a listed marine species.

<a href="#">Commonwealth Land:</a>	None
<a href="#">Commonwealth Heritage Places:</a>	None
<a href="#">Listed Marine Species:</a>	19
<a href="#">Whales and Other Cetaceans:</a>	None
<a href="#">Critical Habitats:</a>	None
<a href="#">Commonwealth Reserves Terrestrial:</a>	None
<a href="#">Australian Marine Parks:</a>	None

### Extra Information

This part of the report provides information that may also be relevant to the area you have nominated.

<a href="#">State and Territory Reserves:</a>	3
<a href="#">Regional Forest Agreements:</a>	2
<a href="#">Invasive Species:</a>	35
<a href="#">Nationally Important Wetlands:</a>	None
<a href="#">Key Ecological Features (Marine)</a>	None

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Details

## Matters of National Environmental Significance

Wetlands of International Importance (Ramsar)	[ Resource Information ]
Name	Proximity
<a href="#">Gippsland Lakes</a>	50 - 100km upstream

## Listed Threatened Ecological Communities [ Resource Information ]

For threatened ecological communities where the distribution is well known, maps are derived from recovery plans, State vegetation maps, remote sensing imagery and other sources. Where threatened ecological community distributions are less well known, existing vegetation maps and point location data are used to produce indicative distribution maps.

Name	Status	Type of Presence
<a href="#">Gippsland Red Gum (Eucalyptus tereticornis subsp. mediana) Grassy Woodland and Associated Native Grassland</a>	Critically Endangered	Community likely to occur within area

## Listed Threatened Species [ Resource Information ]

Name	Status	Type of Presence
<b>Birds</b>		
<a href="#">Anthochaera phrygia</a> Regent Honeyeater [82338]	Critically Endangered	Foraging, feeding or related behaviour likely to occur within area
<a href="#">Botaurus poiciloptilus</a> Australasian Bittern [1001]	Endangered	Species or species habitat likely to occur within area
<a href="#">Calidris ferruginea</a> Curlew Sandpiper [856]	Critically Endangered	Species or species habitat may occur within area
<a href="#">Grantiella picta</a> Painted Honeyeater [470]	Vulnerable	Species or species habitat may occur within area
<a href="#">Hirundapus caudacutus</a> White-throated Needletail [682]	Vulnerable	Species or species habitat known to occur within area
<a href="#">Lathamus discolor</a> Swift Parrot [744]	Critically Endangered	Species or species habitat likely to occur within area
<a href="#">Numenius madagascariensis</a> Eastern Curlew, Far Eastern Curlew [847]	Critically Endangered	Species or species habitat may occur within area
<a href="#">Rostratula australis</a> Australian Painted-snipe, Australian Painted Snipe [77037]	Endangered	Species or species habitat likely to occur within area
<b>Fish</b>		
<a href="#">Galaxiella pusilla</a> Eastern Dwarf Galaxias, Dwarf Galaxias [56790]	Vulnerable	Species or species habitat known to occur within area
<a href="#">Prototroctes maraena</a> Australian Grayling [26179]	Vulnerable	Species or species

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Name	Status	Type of Presence
<b>Frogs</b>		
<u><a href="#">Litoria raniformis</a></u> Growling Grass Frog, Southern Bell Frog, Green and Golden Frog, Warty Swamp Frog [1828]	Vulnerable	Species or species habitat likely to occur within area
<b>Insects</b>		
<u><a href="#">Synemon plana</a></u> Golden Sun Moth [25234]	Critically Endangered	Species or species habitat may occur within area
<b>Mammals</b>		
<u><a href="#">Dasyurus maculatus maculatus (SE mainland population)</a></u> Spot-tailed Quoll, Spotted-tail Quoll, Tiger Quoll (southeastern mainland population) [75184]	Endangered	Species or species habitat may occur within area
<u><a href="#">Isodon obesulus obesulus</a></u> Southern Brown Bandicoot (eastern), Southern Brown Bandicoot (south-eastern) [68050]	Endangered	Species or species habitat may occur within area
<u><a href="#">Mastacomys fuscus mordicus</a></u> Broad-toothed Rat (mainland), Toarrana [87617]	Vulnerable	Species or species habitat likely to occur within area
<u><a href="#">Petauroides volans</a></u> Greater Glider [254]	Vulnerable	Species or species habitat likely to occur within area
<u><a href="#">Potorous tridactylus tridactylus</a></u> Long-nosed Potoroo (SE Mainland) [66645]	Vulnerable	Species or species habitat may occur within area
<u><a href="#">Pteropus poliocephalus</a></u> Grey-headed Flying-fox [186]	Vulnerable	Foraging, feeding or related behaviour may occur within area
<b>Plants</b>		
<u><a href="#">Amphibromus fluitans</a></u> River Swamp Wallaby-grass, Floating Swamp Wallaby-grass [19215]	Vulnerable	Species or species habitat likely to occur within area
<u><a href="#">Dianella amoena</a></u> Matted Flax-lily [64886]	Endangered	Species or species habitat likely to occur within area
<u><a href="#">Eucalyptus strzeleckii</a></u> Strzelecki Gum [55400]	Vulnerable	Species or species habitat known to occur within area
<u><a href="#">Glycine latrobeana</a></u> Clover Glycine, Purple Clover [13910]	Vulnerable	Species or species habitat likely to occur within area
<u><a href="#">Prasophyllum frenchii</a></u> Maroon Leek-orchid, Slaty Leek-orchid, Stout Leek-orchid, French's Leek-orchid, Swamp Leek-orchid [9704]	Endangered	Species or species habitat likely to occur within area
<u><a href="#">Pterostylis chlorogramma</a></u> Green-striped Greenhood [56510]	Vulnerable	Species or species habitat likely to occur within area
<u><a href="#">Senecio psilocarpus</a></u> Swamp Fireweed, Smooth-fruited Groundsel [64976]	Vulnerable	Species or species habitat likely to occur within area
<u><a href="#">Xerochrysum palustre</a></u> Swamp Everlasting, Swamp Paper Daisy [76215]	Vulnerable	Species or species habitat likely to occur within area
<b>Listed Migratory Species</b>		<b>[ Resource Information ]</b>
* Species is listed under a different scientific name on the EPBC Act - Threatened Species list.		

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Name	Threatened	Type of Presence
<b>Migratory Marine Birds</b>		
<a href="#">Apus pacificus</a> Fork-tailed Swift [678]		Species or species habitat likely to occur within area
<b>Migratory Terrestrial Species</b>		
<a href="#">Hirundapus caudacutus</a> White-throated Needletail [682]	Vulnerable	Species or species habitat known to occur within area
<a href="#">Monarcha melanopsis</a> Black-faced Monarch [609]		Species or species habitat known to occur within area
<a href="#">Motacilla flava</a> Yellow Wagtail [644]		Species or species habitat may occur within area
<a href="#">Myiagra cyanoleuca</a> Satin Flycatcher [612]		Breeding known to occur within area
<a href="#">Rhipidura rufifrons</a> Rufous Fantail [592]		Species or species habitat known to occur within area
<b>Migratory Wetlands Species</b>		
<a href="#">Actitis hypoleucos</a> Common Sandpiper [59309]		Species or species habitat may occur within area
<a href="#">Calidris acuminata</a> Sharp-tailed Sandpiper [874]		Species or species habitat may occur within area
<a href="#">Calidris ferruginea</a> Curlew Sandpiper [856]	Critically Endangered	Species or species habitat may occur within area
<a href="#">Calidris melanotos</a> Pectoral Sandpiper [858]		Species or species habitat may occur within area
<a href="#">Gallinago hardwickii</a> Latham's Snipe, Japanese Snipe [863]		Species or species habitat may occur within area
<a href="#">Numenius madagascariensis</a> Eastern Curlew, Far Eastern Curlew [847]	Critically Endangered	Species or species habitat may occur within area
<a href="#">Pandion haliaetus</a> Osprey [952]		Species or species habitat likely to occur within area

## Other Matters Protected by the EPBC Act

Listed Marine Species		[ Resource Information ]
Name	Threatened	Type of Presence
* Species is listed under a different scientific name on the EPBC Act - Threatened Species list.		
<b>Birds</b>		
<a href="#">Actitis hypoleucos</a> Common Sandpiper [59309]		Species or species habitat may occur within area
<a href="#">Apus pacificus</a> Fork-tailed Swift [678]		Species or species habitat likely to occur

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Name	Threatened	Type of Presence within area
<a href="#">Ardea alba</a> Great Egret, White Egret [59541]		Species or species habitat known to occur within area
<a href="#">Ardea ibis</a> Cattle Egret [59542]		Species or species habitat may occur within area
<a href="#">Calidris acuminata</a> Sharp-tailed Sandpiper [874]		Species or species habitat may occur within area
<a href="#">Calidris ferruginea</a> Curlew Sandpiper [856]	Critically Endangered	Species or species habitat may occur within area
<a href="#">Calidris melanotos</a> Pectoral Sandpiper [858]		Species or species habitat may occur within area
<a href="#">Gallinago hardwickii</a> Latham's Snipe, Japanese Snipe [863]		Species or species habitat may occur within area
<a href="#">Haliaeetus leucogaster</a> White-bellied Sea-Eagle [943]		Species or species habitat likely to occur within area
<a href="#">Hirundapus caudacutus</a> White-throated Needletail [682]	Vulnerable	Species or species habitat known to occur within area
<a href="#">Lathamus discolor</a> Swift Parrot [744]	Critically Endangered	Species or species habitat likely to occur within area
<a href="#">Merops ornatus</a> Rainbow Bee-eater [670]		Species or species habitat may occur within area
<a href="#">Monarcha melanopsis</a> Black-faced Monarch [609]		Species or species habitat known to occur within area
<a href="#">Motacilla flava</a> Yellow Wagtail [644]		Species or species habitat may occur within area
<a href="#">Myiagra cyanoleuca</a> Satin Flycatcher [612]		Breeding known to occur within area
<a href="#">Numenius madagascariensis</a> Eastern Curlew, Far Eastern Curlew [847]	Critically Endangered	Species or species habitat may occur within area
<a href="#">Pandion haliaetus</a> Osprey [952]		Species or species habitat likely to occur within area
<a href="#">Rhipidura rufifrons</a> Rufous Fantail [592]		Species or species habitat known to occur within area
<a href="#">Rostratula benghalensis (sensu lato)</a> Painted Snipe [889]	Endangered*	Species or species habitat likely to occur within area



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Extra Information

**State and Territory Reserves** [\[ Resource Information \]](#)

Name	State
Coalville G218 B.R	VIC
Coalville G219 B.R	VIC
Westbury N.F.S.R.	VIC

**Regional Forest Agreements** [\[ Resource Information \]](#)

Note that all areas with completed RFAs have been included.

Name	State
<a href="#">Central Highlands RFA</a>	Victoria
<a href="#">Gippsland RFA</a>	Victoria

**Invasive Species** [\[ Resource Information \]](#)

Weeds reported here are the 20 species of national significance (WoNS), along with other introduced plants that are considered by the States and Territories to pose a particularly significant threat to biodiversity. The following feral animals are reported: Goat, Red Fox, Cat, Rabbit, Pig, Water Buffalo and Cane Toad. Maps from Landscape Health Project, National Land and Water Resources Audit, 2001.

Name	Status	Type of Presence
<b>Birds</b>		
Acridotheres tristis Common Myna, Indian Myna [387]		Species or species habitat likely to occur within area
Alauda arvensis Skylark [656]		Species or species habitat likely to occur within area
Anas platyrhynchos Mallard [974]		Species or species habitat likely to occur within area
Carduelis carduelis European Goldfinch [403]		Species or species habitat likely to occur within area
Carduelis chloris European Greenfinch [404]		Species or species habitat likely to occur within area
Columba livia Rock Pigeon, Rock Dove, Domestic Pigeon [803]		Species or species habitat likely to occur within area
Passer domesticus House Sparrow [405]		Species or species habitat likely to occur within area
Passer montanus Eurasian Tree Sparrow [406]		Species or species habitat likely to occur within area

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Name	Status	Type of Presence
<i>Pycnonotus jocosus</i> Red-whiskered Bulbul [631]		Species or species habitat likely to occur within area
<i>Streptopelia chinensis</i> Spotted Turtle-Dove [780]		Species or species habitat likely to occur within area
<i>Sturnus vulgaris</i> Common Starling [389]		Species or species habitat likely to occur within area
<i>Turdus merula</i> Common Blackbird, Eurasian Blackbird [596]		Species or species habitat likely to occur within area
<i>Turdus philomelos</i> Song Thrush [597]		Species or species habitat likely to occur within area
<b>Mammals</b>		
<i>Bos taurus</i> Domestic Cattle [16]		Species or species habitat likely to occur within area
<i>Canis lupus familiaris</i> Domestic Dog [82654]		Species or species habitat likely to occur within area
<i>Felis catus</i> Cat, House Cat, Domestic Cat [19]		Species or species habitat likely to occur within area
<i>Lepus capensis</i> Brown Hare [127]		Species or species habitat likely to occur within area
<i>Mus musculus</i> House Mouse [120]		Species or species habitat likely to occur within area
<i>Oryctolagus cuniculus</i> Rabbit, European Rabbit [128]		Species or species habitat likely to occur within area
<i>Rattus rattus</i> Black Rat, Ship Rat [84]		Species or species habitat likely to occur within area
<i>Sus scrofa</i> Pig [6]		Species or species habitat likely to occur within area
<i>Vulpes vulpes</i> Red Fox, Fox [18]		Species or species habitat likely to occur within area
<b>Plants</b>		
<i>Asparagus asparagoides</i> Bridal Creeper, Bridal Veil Creeper, Smilax, Florist's Smilax, Smilax Asparagus [22473]		Species or species habitat likely to occur within area
<i>Carrichtera annua</i> Ward's Weed [9511]		Species or species habitat may occur within area
<i>Chrysanthemoides monilifera</i> Bitou Bush, Boneseed [18983]		Species or species habitat may occur within area
<i>Chrysanthemoides monilifera</i> subsp. <i>monilifera</i> Boneseed [16905]		Species or species habitat likely to occur

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Name	Status	Type of Presence
<i>Cytisus scoparius</i> Broom, English Broom, Scotch Broom, Common Broom, Scottish Broom, Spanish Broom [5934]		within area Species or species habitat likely to occur within area
<i>Genista linifolia</i> Flax-leaved Broom, Mediterranean Broom, Flax Broom [2800]		Species or species habitat likely to occur within area
<i>Genista monspessulana</i> Montpellier Broom, Cape Broom, Canary Broom, Common Broom, French Broom, Soft Broom [20126]		Species or species habitat likely to occur within area
<i>Genista</i> sp. X <i>Genista monspessulana</i> Broom [67538]		Species or species habitat may occur within area
<i>Lycium ferocissimum</i> African Boxthorn, Boxthorn [19235]		Species or species habitat likely to occur within area
<i>Olea europaea</i> Olive, Common Olive [9160]		Species or species habitat may occur within area
<i>Rubus fruticosus</i> aggregate Blackberry, European Blackberry [68406]		Species or species habitat likely to occur within area
<i>Salix</i> spp, except <i>S.babylonica</i> , <i>S.x calodendron</i> & <i>S.x reichardtii</i> Willows except Weeping Willow, Pussy Willow and Sterile Pussy Willow [68497]		Species or species habitat likely to occur within area
<i>Ulex europaeus</i> Gorse, Furze [7693]		Species or species habitat likely to occur within area

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Caveat

The information presented in this report has been provided by a range of data sources as acknowledged at the end of the report.

This report is designed to assist in identifying the locations of places which may be relevant in determining obligations under the Environment Protection and Biodiversity Conservation Act 1999. It holds mapped locations of World and National Heritage properties, Wetlands of International and National Importance, Commonwealth and State/Territory reserves, listed threatened, migratory and marine species and listed threatened ecological communities. Mapping of Commonwealth land is not complete at this stage. Maps have been collated from a range of sources at various resolutions.

Not all species listed under the EPBC Act have been mapped (see below) and therefore a report is a general guide only. Where available data supports mapping, the type of presence that can be determined from the data is indicated in general terms. People using this information in making a referral may need to consider the qualifications below and may need to seek and consider other information sources.

For threatened ecological communities where the distribution is well known, maps are derived from recovery plans, State vegetation maps, remote sensing imagery and other sources. Where threatened ecological community distributions are less well known, existing vegetation maps and point location data are used to produce indicative distribution maps.

Threatened, migratory and marine species distributions have been derived through a variety of methods. Where distributions are well known and if time permits, maps are derived using either thematic spatial data (i.e. vegetation, soils, geology, elevation, aspect, terrain, etc) together with point locations and described habitat; or environmental modelling (MAXENT or BIOCLIM habitat modelling) using point locations and environmental data layers.

Where very little information is available for species or large number of maps are required in a short time-frame, maps are derived either from 0.04 or 0.02 decimal degree cells; by an automated process using polygon capture techniques (static two kilometre grid cells, alpha-hull and convex hull); or captured manually or by using topographic features (national park boundaries, islands, etc). In the early stages of the distribution mapping process (1999-early 2000s) distributions were defined by degree blocks, 100K or 250K map sheets to rapidly create distribution maps. More reliable distribution mapping methods are used to update these distributions as time permits.

Only selected species covered by the following provisions of the EPBC Act have been mapped:

- migratory and
- marine

The following species and ecological communities have not been mapped and do not appear in reports produced from this database:

- threatened species listed as extinct or considered as vagrants
- some species and ecological communities that have only recently been listed
- some terrestrial species that overfly the Commonwealth marine area
- migratory species that are very widespread, vagrant, or only occur in small numbers

The following groups have been mapped, but may not cover the complete distribution of the species:

- non-threatened seabirds which have only been mapped for recorded breeding sites
- seals which have only been mapped for breeding sites near the Australian continent

Such breeding sites may be important for the protection of the Commonwealth Marine environment.

## Coordinates

-38.200882 146.260031,-38.201498 146.257188,-38.199794 146.257821,-38.199685 146.258078,-38.199651 146.25826,-38.199702 146.25855,-38.199837 146.25884,-38.199955 146.259022,-38.200098 146.25899,-38.20025 146.259237,-38.200385 146.259151,-38.200874 146.259999,-38.200882 146.260031

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Acknowledgements

This database has been compiled from a range of data sources. The department acknowledges the following custodians who have contributed valuable data and advice:

- [Office of Environment and Heritage, New South Wales](#)
- [Department of Environment and Primary Industries, Victoria](#)
- [Department of Primary Industries, Parks, Water and Environment, Tasmania](#)
- [Department of Environment, Water and Natural Resources, South Australia](#)
- [Department of Land and Resource Management, Northern Territory](#)
- [Department of Environmental and Heritage Protection, Queensland](#)
- [Department of Parks and Wildlife, Western Australia](#)
- [Environment and Planning Directorate, ACT](#)
- [Birdlife Australia](#)
- [Australian Bird and Bat Banding Scheme](#)
- [Australian National Wildlife Collection](#)
- Natural history museums of Australia
- [Museum Victoria](#)
- [Australian Museum](#)
- [South Australian Museum](#)
- [Queensland Museum](#)
- [Online Zoological Collections of Australian Museums](#)
- [Queensland Herbarium](#)
- [National Herbarium of NSW](#)
- [Royal Botanic Gardens and National Herbarium of Victoria](#)
- [Tasmanian Herbarium](#)
- [State Herbarium of South Australia](#)
- [Northern Territory Herbarium](#)
- [Western Australian Herbarium](#)
- [Australian National Herbarium, Canberra](#)
- [University of New England](#)
- [Ocean Biogeographic Information System](#)
- [Australian Government, Department of Defence Forestry Corporation, NSW](#)
- [Geoscience Australia](#)
- [CSIRO](#)
- [Australian Tropical Herbarium, Cairns](#)
- [eBird Australia](#)
- [Australian Government – Australian Antarctic Data Centre](#)
- [Museum and Art Gallery of the Northern Territory](#)
- [Australian Government National Environmental Science Program](#)
- [Australian Institute of Marine Science](#)
- [Reef Life Survey Australia](#)
- [American Museum of Natural History](#)
- [Queen Victoria Museum and Art Gallery, Inveresk, Tasmania](#)
- [Tasmanian Museum and Art Gallery, Hobart, Tasmania](#)
- Other groups and individuals

The Department is extremely grateful to the many organisations and individuals who provided expert advice and information on numerous draft distributions.

Please feel free to provide feedback via the [Contact Us](#) page.

© Commonwealth of Australia  
 Department of the Environment  
 GPO Box 787  
 Canberra ACT 2601 Australia  
 +61 2 6274 1111

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## VBA Results - Fauna

Scientific Name	Common Name	Victorian Advisory List	Conservation Status	Count of Sightings	Last Record
<i>Accipiter novaehollandiae</i>	Grey Goshawk	Vulnerable	vu L	2	14/11/2000
<i>Acrodipsas brisbanensis</i>	Large Ant Blue Butterfly	Endangered	en L	1	01/01/1760
<i>Ardea alba modesta</i>	Eastern Great Egret	Vulnerable	vu L	1	26/03/1999
<i>Aythya australis</i>	Hardhead	Vulnerable	vu	20	1/01/2006
<i>Biziura lobata</i>	Musk Duck	Vulnerable	vu	16	18/04/2001
<i>Ceyx azureus</i>	Azure Kingfisher	Near threatened	nt	1	27/06/2015
<i>Dasyurus maculatus maculatus</i>	Spot-tailed Quoll	Endangered	EN en L	1	1/08/1962
<i>Dromaius novaehollandiae</i>	Emu	Near threatened	nt	1	20/09/1999
<i>Egretta garzetta</i>	Little Egret	Endangered	en L	1	29/11/1999
<i>Falco subniger</i>	Black Falcon	Vulnerable	vu L	3	16/10/2004
<i>Galaxiella pusilla</i>	Dwarf Galaxis	Endangered	VU en L	5	26/03/2012
<i>Hirundapus caudacutus</i>	White-throated Needletail	Vulnerable	VU vu L	1	1/01/1977
<i>Lewinia pectoralis</i>	Lewin's Rail	Vulnerable	vu L	1	8/04/2019
<i>Litoria raniformis</i>	Growling Grass Frog	Endangered	VU en L	1	01/01/1788
<i>Miniopterus schreibersii</i> GROUP	Common Bent-wing Bat		L	2	18/12/1971
<i>Ninox strenua</i>	Powerful Owl	Vulnerable	vu L	1	24/07/2013
<i>Oxyura australis</i>	Blue-billed Duck	Endangered	en L	15	18/04/2001
<i>Phalacrocorax varius</i>	Pied Cormorant	Near threatened	nt	1	23/04/1999
<i>Phascogale tapoatafa</i>	Brush-tailed Phascogale	Vulnerable	vu L	1	17/01/1930
<i>Platalea regia</i>	Royal Spoonbill	Near threatened	nt	6	13/02/2001
<i>Pteropus poliocephalus</i>	Grey-headed Flying-fox	Vulnerable	VU vu L	1	8/04/2019
<i>Spatula rhynchotis</i>	Australasian Shoveler	Vulnerable	vu	15	6/04/2000
<i>Tandanus tandanus</i>	Freshwater Catfish	Endangered	en L	1	1/03/1993

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## VBA Results - Flora

Scientific Name	Common Name	Victorian Advisory List	Conservation Status	Count of Sightings	Last Record
<i>Caladenia australis</i>	Southern Spider-orchid	Poorly known	k	1	1/10/1947
<i>Diuris X palachila</i>	Broad-lip Diuris	Rare	r	1	7/09/1947
<i>Grevillea rosmarinifolia</i>	Rosemary Grevillea	All infraspecific taxa included in Advisory List	P #	1	2/09/2013
<i>Caladenia vulgaris</i>	Slender Pink-fingers	Rare	r	1	7/12/2004
<i>Eucalyptus strzeleckii</i>	Strzelecki Gum	Vulnerable	VU vu L	4	1/07/2011
<i>Eucalyptus fulgens</i>	Green Scentbark	Rare	r	1	7/12/2004
<i>Eucalyptus ignorabilis</i> s.s.	Grey Scentbark	Rare	r	1	24/05/2012

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Appendix 3: Summary of the assessment of likelihood of presence for rare or threatened flora species identified within 5km database searches

Taxon Name	Taxon Common Name	Conservation Status			Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing						
<b>Listed Threatened Ecological Communities</b>										
<i>Gippsland Red Gum (Eucalyptus tereticornis subsp. Mediana) Grassy Woodland and Associated Native Grassland</i>		Critically Endangered						DAWE	Unlikely	Unlikely to be present on site
<b>Flora</b>										
<i>Amphibromus fluitans</i>	River Swamp Wallaby-grass	Vulnerable					Natural and man-made water-bodies, including swamps, lagoons, billabongs and dams (DSEWPC 2016a).	DAWE	Unlikely	No records found in the local area in the past 25 years. No suitable habitat present. Unlikely to be present on site.
<i>Caladenia australis</i>	Southern Spider-orchid		Poorly Known		1	1/10/1947	Confined to the southern foothills of the Great Dividing Range between the Latrobe Valley and Kilmore, with an isolated record from Anglesea. Relatively common in moist, often grassy forest or woodland, often in shaded habitats (RBG 2016n)	VBA	Unlikely	No records found in the local area in the past 25 years. Unlikely to be present on site.
<i>Caladenia vulgaris</i>	Slender Pink-fingers		Rare		1	7/12/2004	Scattered across southern Victoria where sometimes locally common in heathland and coastal scrub on moisture-retentive sandy soil (RBG 2017a)	VBA	Unlikely	No suitable habitat present. Unlikely to be present on site.
<i>Dianella amoena</i>	Matted Flax-lily	Endangered	Endangered	Listed			Grassland and grassy woodland habitats, on well drained to seasonally wet fertile sandy loams to heavy cracking clay soils derived from Silurian or Tertiary sediments, or from volcanic geology (DEE 2019k)	DAWE	Unlikely	No records found in the local area in the past 25 years. No suitable habitat present. Unlikely to be present on site.
<i>Diuris X palachila</i>	Broad-lip Diuris		Rare		1	7/09/1947	Grassy Dry Forest, Valley Grassy Forest, Escarpment Shrubland (NLC 2016a)	VBA	Unlikely	No records found in the local area in the past 25 years. No suitable habitat present. Unlikely to be present on site.



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Taxon Name	Taxon Common Name	Conservation Status			Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing						
<i>Eucalyptus fulgens</i>	Green Scentbark		Rare		1	7/12/2004	Occurs east from Healesville and Woori Yallock to the Latrobe Valley near Driffield. (RBG 2016w)	VBA	Low	Marginal habitat present on site
<i>Eucalyptus ignorabilis</i>	Grey Scentbark		Rare		1	24/05/2012	Occurring sporadically, east from Erica, mainly on sandy, well-watered soils. (RBG 2017c)	VBA	Unlikely	No suitable habitat present. Not recorded on site during assessment.
<i>Eucalyptus kitsoniana</i>	Bog Gum		Rare			1/09/2003	Victorian endemic. Occurring on coastal lowlands from Yarram -west to Cape Otway and Mt. Richmond near Portland. It also occurs on top of Mt. Oberon (Wilson's Promontory) and on nearby Snake Island (RBG 2019h)	VBA	Unlikely	Records found within 600m of the site. No suitable habitat on site. Unlikely to be present on site.
<i>Eucalyptus strzeleckii</i>	Strzelecki Gum	Vulnerable	Vulnerable	Listed	4	1/07/2011	<i>Eucalyptus strzeleckii</i> is a large forest tree component of Herb-rich Foothill Forest and Gippsland Plains Grassy Woodland Ecological Vegetation Classes (John Davies, DPI, pers. comm) of the Strzelecki Ranges. It also occurs on flatter terrain at the edges of the Strzelecki Ranges, where it is largely restricted to the banks of watercourses or on river flats where soils are seasonally waterlogged (DSE 2010b).	VBA / DAWE	Present	Species has been confirmed as present on site during field work. Multiple records found 4-5km north and west of the study site.
<i>Glycine latrobeana</i>	Clover Glycine	Vulnerable	Vulnerable	Listed			Grassland and grassy woodland habitats, less often in dry forests, and only rarely in heathland. Occur on a range of soil types including alluvial soils, and those derived from sandstones, mudstones, granite and basalt. Soils are usually clay but may also have high loam content (DSE 2010c).	DAWE	Unlikely	No records found in the local area in the past 25 years. No suitable habitat present. Unlikely to be present on site.
<i>Grevillea rosmarinifolia</i>	Rosemary Grevillea		All infraspecific taxa included in Advisory List	Protected	1	2/09/2013	Woodland, Mallee and shrubland from the central west of New South Wales to central and western Victoria. (ANPSA 2016a)	VBA	Unlikely	Records found in Ed Hunter Reserve 1km north of the study site. No suitable habitat present. Not recorded on site during assessment.
<i>Prasophyllum frenchii</i>	Maroon Leek-orchid	Endangered	Endangered	Listed			Grassland and grassy woodland habitats, on sandy to black clay loams that are generally damp but well drained, although some sites are seasonally waterlogged (DSE 2010e).	DAWE	Unlikely	No records found in the local area in the past 25 years. No suitable habitat present. Unlikely to be present on site.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Taxon Name	Taxon Common Name	Conservation Status			Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing						
<i>Pterostylis chlorogramma</i>	Green-striped Greenhood	Vulnerable					Grows in moist areas of heathy and shrubby forest on well-drained soils (RBG 2019ab)	DAWE	Unlikely	No records found in the local area in the past 25 years. No suitable habitat present. Unlikely to be present on site.
<i>Senecio psilocarpus</i>	Swamp Fireweed	Vulnerable					Occurs on high quality herb-rich wetlands on plains. During winter such sites can be inundated with up to 60cm or more of water but are almost dry in summer. A tree canopy is absent from most sites or rarely, River Red Gum is the overstory species in a woodland formation. (DEE 2019f)	DAWE	Unlikely	No records found in the local area in the past 25 years. No suitable habitat present. Unlikely to be present on site.
<i>Xerochrysum palustre</i>	Swamp Everlasting	Vulnerable	Vulnerable	Listed			Swamp Everlasting grows in wetlands including sedge-swamps and shallow freshwater marshes, often on heavy black clay soils. (DEE 2019j)	DAWE	Unlikely	No records found in the local area in the past 25 years. No suitable habitat present. Unlikely to be present on site.

## References

SPECIES	TAG	Title	Detail
<i>Amphibromus fluitans</i>	DSEWPC 2016a	Amphibromus fluitans- River Swamp Wallaby-grass	<a href="http://www.environment.gov.au/biodiversity/threatened/species/pubs/19215-conservation-advice.pdf">http://www.environment.gov.au/biodiversity/threatened/species/pubs/19215-conservation-advice.pdf</a>
<i>Caladenia australis</i>	DEE 2016b	Southern Spider-orchid	<a href="https://www.environment.gov.au/resource/national-recovery-plan-twelve-threatened-spider-orchid-caladenia-r-br-taxa-victoria-and">https://www.environment.gov.au/resource/national-recovery-plan-twelve-threatened-spider-orchid-caladenia-r-br-taxa-victoria-and</a>
<i>Caladenia vulgaris</i>	RBG 2017a	Slender Pink-fingers	<a href="https://vicflora.rbg.vic.gov.au/flora/taxon/971eb2fe-3234-48d8-8208-de38474a9374">https://vicflora.rbg.vic.gov.au/flora/taxon/971eb2fe-3234-48d8-8208-de38474a9374</a>
<i>Corymbia maculata</i>	FB 2016a	Spotted Gum	<a href="http://www.florabank.org.au/lucid/key/Species%20Navigator/Media/Html/Corymbia_maculata.htm">http://www.florabank.org.au/lucid/key/Species%20Navigator/Media/Html/Corymbia_maculata.htm</a>
<i>Dianella amoena</i>	DEE 2019k	National Recovery Plan for the Matted Flax-lily <i>Dianella amoena</i>	<a href="https://www.environment.gov.au/biodiversity/threatened/recovery-plans/national-recovery-plan-matted-flax-lily-dianella%20amoena">https://www.environment.gov.au/biodiversity/threatened/recovery-plans/national-recovery-plan-matted-flax-lily-dianella%20amoena</a>
<i>Diuris X palachila</i>	NLC 2016a	Broad-lip Diuris	<a href="http://www.nillumbiklandcare.org.au/orchid/broad-tip-diuris">http://www.nillumbiklandcare.org.au/orchid/broad-tip-diuris</a>
<i>Eucalyptus fulgens</i>	RBG 2016w	Green Scentbark	<a href="https://vicflora.rbg.vic.gov.au/flora/taxon/813261d1-5b47-4ed1-bfd0-4974356fd4af">https://vicflora.rbg.vic.gov.au/flora/taxon/813261d1-5b47-4ed1-bfd0-4974356fd4af</a>
<i>Eucalyptus ignorabilis</i>	RBG 2017c	Grey Scentbark	<a href="https://vicflora.rbg.vic.gov.au/flora/taxon/92c11315-ab8b-485b-a42f-31517c6bbe93">https://vicflora.rbg.vic.gov.au/flora/taxon/92c11315-ab8b-485b-a42f-31517c6bbe93</a>
<i>Eucalyptus kitsoniana</i>	RBG 2019h	Bog Gum	<a href="https://vicflora.rbg.vic.gov.au/flora/taxon/e9aa87a9-41f4-4287-8404-0befbe488a7">https://vicflora.rbg.vic.gov.au/flora/taxon/e9aa87a9-41f4-4287-8404-0befbe488a7</a>
<i>Eucalyptus strzeleckii</i>	DEE 2019l	National Recovery Plan for the Strzelecki Gum <i>Eucalyptus strzeleckii</i>	<a href="https://www.environment.gov.au/biodiversity/threatened/recovery-plans/national-recovery-plan-strzelecki-gum-eucalyptus-strzeleckii">https://www.environment.gov.au/biodiversity/threatened/recovery-plans/national-recovery-plan-strzelecki-gum-eucalyptus-strzeleckii</a>

65

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

<i>SPECIES</i>	<i>TAG</i>	<i>Title</i>	<i>Detail</i>
<i>Glycine latrobeana</i>	DEE 2019m	National Recovery Plan for the Clover Glycine Glycine latrobeana	<a href="https://www.environment.gov.au/resource/national-recovery-plan-clover-glycine-glycine-latrobeana">https://www.environment.gov.au/resource/national-recovery-plan-clover-glycine-glycine-latrobeana</a>
<i>Grevillea rosmarinifolia</i>	ANPSA 2016a	Rosemary Grevillea	<a href="http://anpsa.org.au/g-ros.html">http://anpsa.org.au/g-ros.html</a>
<i>Prasophyllum frenchii</i>	DEE 2019n	National Recovery Plan for the Maroon Leek-orchid ( <i>Prasophyllum frenchii</i> )	<a href="https://www.environment.gov.au/biodiversity/threatened/recovery-plans/national-recovery-plan-maroon-leek-orchid-prasophyllum-frenchii">https://www.environment.gov.au/biodiversity/threatened/recovery-plans/national-recovery-plan-maroon-leek-orchid-prasophyllum-frenchii</a>
<i>Pterostylis chlorogramma</i>	RBG 2019ab	Green-striped Greenhood	<a href="https://vicflora.rbg.vic.gov.au/flora/taxon/c78519e2-4099-4eb7-8007-35dde25e13e6">https://vicflora.rbg.vic.gov.au/flora/taxon/c78519e2-4099-4eb7-8007-35dde25e13e6</a>
<i>Senecio psilocarpus</i>	DEE 2019f	Swamp Fireweed	<a href="http://www.environment.gov.au/biodiversity/threatened/species/pubs/64976-conservation-advice.pdf">http://www.environment.gov.au/biodiversity/threatened/species/pubs/64976-conservation-advice.pdf</a>
<i>Xerochrysum palustre</i>	DEE 2019j	Swamp Everlasting	<a href="https://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=76215">https://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=76215</a>

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Key to Conservation

Origin	
*	Exotic species
#	Native but some stands may be alien

Flora and Fauna Guarantee Act 1988	
L	Listed as a Threatened in Victoria
P	Protected Flora in Victoria
N	Nominated for listing as Threatened in Victoria
I	Invalid or Ineligible for listing.
D	Delisted as Threatened in Victoria

Commonwealth Environment Protection and Biodiversity Conservation (EPBC) Act 1999	
VU	Listed as Nationally Vulnerable
EN	Listed as Nationally Endangered
EX	Listed as Nationally Extinct
CR	Listed as Nationally Critically Endangered

Advisory List of Threatened Plants in Victoria (DEPI 2014)	
x	Presumed Extinct in Victoria
e	Listed as Endangered in Victoria
v	Listed as Vulnerable in Victoria
r	Listed as Rare in Victoria
k	Listed as Poorly Known in Victoria

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Appendix 4: Fauna Survey Results

ORIGIN	Zoological Name	Common Name	EPBC	VIC. Adv.	FFG	TREATY
	<i>Anthochaera carunculata</i>	Red Wattlebird				
	<i>Calyptorhynchus funereus</i>	Yellow-tailed Black-Cockatoo				
	<i>Chenonetta jubata</i>	Australian Wood Duck				
	<i>Corvus coronoides</i>	Australian Raven				
	<i>Eolophus roseicapilla</i>	Galah				
	<i>Motacilla alba</i>	White Wagtail				CAMBA
	<i>Pachycephala rufiventris</i>	Rufous Whistler				
	<i>Phylidonyris novaehollandiae</i>	New Holland Honeyeater				
	<i>Platycercus elegans</i>	Crimson Rosella				
	<i>Psophodes olivaceus</i>	Eastern Whipbird				
	<i>Rhipidura albiscarpa</i>	Grey Fantail				
	<i>Sericornis frontalis</i>	White-browed Scrubwren				
*	<i>Turdus merula</i>	Common Blackbird				
	<i>Vombatus ursinus</i>	Common Wombat				

## Key to Conservation Status and Origin

Origin	
*	Introduced
*?	Introduced but there is doubt that the taxon has ever been established in Victoria
?	There is doubt that the taxon has ever been established in Victoria
<b>Flora and Fauna Guarantee Act 1988</b>	
IR	Rejected, Invalid or Ineligible for listing as Threatened in Victoria
L	Listed as a Threatened in Victoria
N	Nominated for listing as Threatened in Victoria
<b>Commonwealth Environment Protection and Biodiversity Conservation (EPBC) Act 1999</b>	
C	Listed as Nationally Critically Endangered
E	Listed as Nationally Endangered
V	Listed as Nationally Vulnerable
X	Listed as Nationally Extinct
<b>Advisory List of Threatened Vertebrate Fauna in Victoria (DSE, 2007)</b>	
C	Critically Endangered in Victoria
DD	Data Deficient - insufficient data exists to determine whether the taxon is secure
E	Endangered in Victoria
NT	Near Threatened in Victoria

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

<b>R</b>	Rare in Victoria
<b>V</b>	Vulnerable in Victoria
<b>XP</b>	Presumed Extinct in Victoria
<b>XR</b>	Regionally Extinct
<b>XW</b>	Extinct in the Wild in Victoria

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Appendix 5: Summary of the assessment of likelihood of presence for rare or threatened fauna species identified within 5km database searches

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<b>Birds</b>											
<i>Accipiter novaehollandiae</i>	Grey Goshawk		Vulnerable	Listed		2	14/11/2000	Found in most forest types, especially tall closed forests (BIB 2016a).	VBA	Unlikely	No suitable habitat on site. Unlikely but may be an occasional visitor on site.
<i>Actitis hypoleucos</i>	Common Sandpiper	Threatened	Vulnerable		CAMBA JAMBA ROKAMBA BONN			Found in coastal or inland wetlands, both saline or fresh. It is found mainly on muddy edges or rocky shores (BIB 2016b).	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Anthochaera phrygia</i>	Regent Honeyeater	Critically Endangered	Critically Endangered	Listed				Occur mainly in dry box ironbark open-forest and woodland areas, feeding on the nectar from eucalypts such as the Mugga Ironbark, White Box and Yellow Box, and Blakeley's Red Gum on which they are reliant (DSEWPC 2016b).	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Apus pacificus</i>	Fork-tailed Swift	Threatened						They mostly occur over dry or open habitats, including riparian woodland and tea-tree swamps, low scrub, heathland or saltmarsh. They are also found at treeless grassland and sandplains covered with spinifex, open farmland and inland and coastal sand-dunes XX (DEE 2016b)	DAWE	Unlikely	Highly mobile species – unlikely to be more than a very rare visitor.
<i>Ardea modesta</i>	Eastern Great Egret		Vulnerable	Listed	CAMBA JAMBA	1	26/03/1999	Prefer shallow water, particularly when flowing, but may be seen on any watered area, including damp grasslands (DSE 2010a).	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<i>Aythya australis</i>	Hardhead		Vulnerable			20	1/01/2006	Found in freshwater swamps and wetlands and occasionally in sheltered estuaries. They prefer deep, fresh open water and densely vegetated wetlands for breeding (BiB 2016f).	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Biziura lobata</i>	Musk Duck		Vulnerable			16	18/04/2001	Found in deep freshwater lagoons, with dense reed beds (Birdlife 2016b).	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Botaurus poiciloptilus</i>	Australasian Bittern	Endangered	Endangered	Listed			Frequents reedbeds, and other vegetation in water such as cumbungi, lignum and sedges. The nest is a shallow structure of dry or green reeds, within a clump of reeds in water or a swamp (SA-MDB 2016).	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.	
<i>Calidris acuminata</i>	Sharp-tailed Sandpiper	Threatened					Prefers muddy edges of shallow fresh or brackish wetlands, with inundated or emergent sedges, grass, saltmarsh or other low vegetation. This includes lagoons, swamps, lakes and pools near the coast, and dams, waterholes, soaks, bore drains and bore swamps, salt pans and hypersaline salt lakes inland. They also occur in saltworks and sewage farms (DEE 2019g)	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.	
<i>Calidris ferrunginea</i>	Curlew Sandpiper	Critically Endangered	Endangered				Found on intertidal mudflats of estuaries, lagoons, mangroves, as well as beaches, rocky shores and around lakes, dams and floodwaters (BL 2016a)	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.	
<i>Calidris melanotos</i>	Pectoral Sandpiper	Threatened			BONN JAMBA ROKAMBA		Found in coastal or near coastal habitat but occasionally found further inland. It prefers wetlands that have open fringing mudflats and low, emergent or fringing vegetation, such as grass or samphire (DEE 2019h)	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.	



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<i>Ceyx azureus</i>	Azure Kingfisher		Near Threatened			1	27/06/2015	The Azure Kingfisher is never far from water, preferring freshwater rivers and creeks as well as billabongs, lakes, swamps and dams, usually in shady overhanging vegetation. It occurs in parks on rivers, as well as duck ponds in urban areas. (Birdlife 2019b)	VBA	Unlikely	1 record found approximately 1km north of the study site in Ed Hunter Reserve. Marginal suitable habitat present. Possible very occasional visitor to site.
<i>Dromaius novaehollandiae</i>	Emu		Near Threatened			1	20/09/1999	Habitat varies widely; arid inland plains, tropical woodlands, heathland, coastal dunes (Day and Simpson 2010).	VBA	Unlikely	Marginal suitable habitat on site. Unlikely to be present on site.
<i>Egretta garzetta</i>	Little Egret		Endangered	Listed		1	29/11/1999	Frequents tidal mudflats, saltwater and freshwater wetlands, and mangroves (Day and Simpson 2010).	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Falco subniger</i>	Black Falcon		Vulnerable			3	16/10/2004	Found along tree-lined watercourses and in isolated woodlands, mainly in arid and semi-arid areas. It roosts in trees at night and often on power poles by day (BiB 2016i).	VBA	Unlikely	Multiple records found 2-3kms north, east and west of the study site. Marginal habitat present. Species may occur rarely or as an opportunistic visitor to the area
<i>Gallinago hardwickii</i>	Latham's Snipe	Threatened	Near Threatened		CAMBA JAMBA ROKAMBA BONN			Found in small groups or singly in freshwater wetlands on or near the coast, generally among dense cover. They are found in any vegetation around wetlands, in sedges, grasses, lignum, reeds and rushes and also in saltmarsh and creek edges on migration. They also use crops and pasture (BiB 2016j).	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<i>Grantiella picta</i>	Painted Honeyeater	Vulnerable	Vulnerable	Listed			Found in dry open forests and woodlands and is strongly associated with mistletoe. It may also be found along rivers, on plains with scattered trees and on farmland with remnant vegetation. It has been seen in urban parks and gardens where large eucalypts are available (BiB 2016m).	DAWE	Unlikely	No records found in the past 25 years in the local area. Marginal suitable habitat on site. Unlikely to be present on site.	
<i>Hirundapus caudacutus</i>	White-throated Needle-tail	Vulnerable	Vulnerable	Listed	CAMBA JAMBA ROKAMBA	1	1/01/1977	In Australia, the White-throated Needle-tail is almost exclusively aerial, from heights of less than 1 m up to more than 1000 m above the ground. Because they are aerial, it has been stated that conventional habitat descriptions are inapplicable (Cramp 1985). Although they occur over most types of habitat, they are probably recorded most often above wooded areas, including open forest and rainforest, and may also fly between trees or in clearings, below the canopy, but they are less commonly recorded flying above woodland (Higgins 1999). (DSEWPC).	VBA / DAWE	Unlikely	Highly mobile species – unlikely to be more than a very rare visitor.
<i>Lathamus discolor</i>	Swift Parrot	Critically Endangered	Endangered	Listed			Found in dry sclerophyll forests and woodlands, suburban parks and gardens and flowering fruit trees (BiB 2016t).	DAWE	Unlikely	No records found in the past 25 years in the local area. Unlikely to be present on site.	
<i>Lewinia pectoralis pectoralis</i>	Lewin's Rail		Vulnerable	Listed		1	8/04/2019	Lewin's Rails inhabit permanent to ephemeral, fresh to saline wetlands that have dense emergent or fringing vegetation. They also use artificial habitats with similar structural features (SA-DEH 2016).	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<i>Monarcha melanopsis</i>	Black-faced Monarch	Threatened					Mainly occurs in rainforest ecosystems, including semi-deciduous vine-thickets, complex notophyll vine-forest, tropical (mesophyll) rainforest, subtropical (notophyll) rainforest, mesophyll (broadleaf) thicket/shrubland, warm temperate rainforest (DEE 2016c)	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.	
<i>Motacilla flava</i>	Yellow Wagtail	Threatened					Occurs in mainly salt works, paddocks, marshes, grassy wetlands (Day and Simpson 2010)	DAWE	Unlikely	No records found in the past 25 years in the local area. Unlikely to be present on site.	
<i>Myiagra cyanoleuca</i>	Satin Flycatcher	Threatened					Occurs mainly in wetter, denser forests often at high elevations (Day and Simpson 2010)	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.	
<i>Ninox strenua</i>	Powerful Owl		Vulnerable	Listed		1	24/07/2013	Home range of 400-1450 ha. Found in open forests and woodlands, as well as along sheltered gullies in wet forests with dense understoreys, especially along watercourses. Will sometimes be found in open areas near forests such as farmland, parks and suburban areas, as well as in remnant bushland patches. Needs old growth trees to nest (Day and Simpson 2010).	VBA	High	1 record found within the study site in 2013. Suitable habitat present. Species may occur or as an opportunistic visitor to the area.
<i>Numenius madagascariensis</i>	Eastern Curlew	Critically Endangered	Vulnerable		CAMBA JAMBA ROKAMBA BONN			Found on intertidal mudflats and sandflats, often with beds of seagrass, on sheltered coasts, especially estuaries, mangrove swamps, bays, harbours and lagoons (BiB 2016x).	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Oxyura australis</i>	Blue-billed Duck		Endangered	Listed		15	18/04/2001	Found mainly in deep freshwater marshes with dense vegetation. More open water in non-breeding season (Day and Simpson 2010)	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<i>Pandion haliaetus</i>	Osprey	Threatened					Mainly occurs in mangroves, rivers and estuaries, inshore seas, coastal islands (Day and Simpson 2010)	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.	
<i>Phalacrocorax varius</i>	Pied Cormorant		Near Threatened			1	23/04/1999	Found in marine habitats, including estuaries, harbours and bays. It is also found in mangroves and on large inland wetlands in eastern Australia. Breeds in colonies on coastal islands, flooded tree plains, mangroves and sometimes on artificial structures such as beacons (BiB 2016z).	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Platalea regia</i>	Royal Spoonbill		Near Threatened			6	13/02/2001	Found in shallow freshwater and saltwater wetlands, intertidal mud flats and wet grasslands. Will also use artificial wetlands such as sewage lagoons, salt fields, dams and reservoirs (BiB 2016aa).	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Rhipidura rufifrons</i>	Rufous Fantail	Threatened			BONN			Mainly inhabits wet sclerophyll forests, often in gullies dominated by eucalypts, usually with a dense shrubby understorey often including ferns. (DEE 2016d)	DAWE	Unlikely	No records found in the past 25 years in the local area. Unlikely to be present on site.
<i>Rostratula australis</i>	Australian Painted Snipe	Endangered	Critically Endangered	Listed	CAMBA			Inhabits inland and coastal shallow freshwater wetlands, occurring in both ephemeral and permanent wetlands, particularly where there is grass. Individuals have been spotted in artificial dams, sewage ponds and waterlogged grasslands (DSEWPC 2016o).	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Spatula rhynchotis</i>	Australasian Shoveler		Vulnerable			15	6/04/2000	All kinds of wetlands, preferring large undisturbed heavily vegetated freshwater swamps. It is also found on open waters and occasionally along the coast. Nests are built on the ground in dense vegetation, sometimes on a stump or hollow of a tree that is standing in water (Birdlife 2019a).	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<b>Amphibians and Reptiles</b>											
<i>Litoria raniformis</i>	Growling Grass Frog	Vulnerable	Endangered	Listed		1	01/01/1788	This species is found mostly amongst emergent vegetation including Typha sp. (bullrush), Phragmites sp. (reeds) and Eleocharis sp.(sedges), in or at the edges of still or slow-flowing water bodies such as lagoons, swamps, lakes, ponds and farm dams. The Growling Grass Frog can be found floating in warmer waters in temperatures between 18–25°C. (DEE 2019u)	VBA / DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<b>Mammals</b>											
<i>Dasyurus maculatus maculatus</i>	Spot-tailed Quoll	Endangered	Endangered	Listed		1	1/08/1962	Home range 100 to 200 ha. Trees with hollows, hollow logs on the ground, rocky outcrops, caves or rock crevices (Menkhorst, Knight 2010).	VBA / DAWE	Unlikely	No records found in the past 25 years in the local area. Unlikely to be present on site
<i>Isodon obesulus obesulus</i>	Southern Brown Bandicoot	Endangered	Near Threatened	Listed				Home range 1 to 6 ha. Eucalypt woodlands and forests that have a dense shrubby understorey. Bandicoots often inhabit blackberry thickets (Menkhorst, Knight 2010).	DAWE	Unlikely	No records found in the past 25 years in the local area. Unlikely to be present on site
<i>Mastacomys fuscus mordicus</i>	Broad-toothed Rat	Vulnerable	Endangered	Listed				Occur in a wide range of environments from alpine herbfields to coastal tussock grassland (Menkhorst, Knight 2010)	DAWE	Unlikely	No records found in the past 25 years in the local area. Unlikely to be present on site
<i>Miniopterus schreibersii</i>	Common Bent-wing Bat			Listed		2	18/12/1971	Caves are the primary roosting habitat, but also use derelict mines, storm-water tunnels, buildings and other man-made structures. Hunt in forested areas, catching flying insects above the tree-tops (Menkhorst, Knight 2010).	VBA	Unlikely	Marginal suitable habitat found on site. No records found in the past 25 years in the local area. Unlikely to be found on site

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<i>Petauroides volans</i>	Greater Glider	Vulnerable	Vulnerable				The greater glider is an arboreal nocturnal marsupial, largely restricted to eucalypt forests and woodlands. It is primarily folivorous, with a diet mostly comprising eucalypt leaves, and occasionally flowers. The distribution may be patchy even in suitable habitat (Kavanagh 2000). The greater glider favours forests with a diversity of eucalypt species, due to seasonal variation in its preferred tree species (Kavanagh 1984) (Menkhorst, Knight 2010).	DAWE	Unlikely	Marginal suitable habitat found on site. No records found in the past 25 years in the local area. Unlikely to be found on site	
<i>Phascogale tapoafata</i>	Brush-tailed Phascogale		Vulnerable	Listed		1	17/01/1930		VBA	Unlikely	No records found in the past 25 years in the local area. No suitable habitat on site. Unlikely to be present on site.
<i>Potorous tridactylus tridactylus</i>	Long-nosed Potoroo	Vulnerable	Near Threatened	Listed				Home range 2 to 4 ha. Requires open, floristically diverse areas for foraging in conjunction with dense, complex shrubby vegetation for shelter from predators (Menkhorst, Knight 2010).	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Pteropus poliocephalus</i>	Grey-headed Flying-fox	Vulnerable	Vulnerable	Listed		1	8/04/2019	Roosting camps are generally located within 20 km of a regular food source and are commonly found in gullies, close to water, in vegetation with a dense canopy (Menkhorst, Knight 2010).	VBA / DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<b>Fish</b>											

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<i>Galaxiella pusilla</i>	Dwarf Galaxias	Vulnerable	Endangered	Listed		5	26/03/2012	Dwarf Galaxias has broad habitat requirements and occurs in slow flowing and still, shallow, permanent and temporary freshwater habitats such as swamps, drains and the backwaters of streams and creeks, often (but not always) containing dense aquatic macrophytes and emergent plants. Wetlands connected to a more permanent waterbody (such as river or creek) may also be vital to their long-term survival (particularly during extended dry conditions) and must therefore be considered as part of the habitat requirement critical to survival (DSEWPC 2016u)	VBA / DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Prototroctes mareana</i>	Australian Grayling	Vulnerable	Vulnerable	Listed				Inhabit cool, clear, freshwater streams with gravel substrate and areas alternating between pools and riffle zones. The species has been found over 100 km upstream from the sea (DSEWPC 2016v)		Unlikely	No suitable habitat on site. Unlikely to be present on site.
<i>Tandanus tandanus</i>	Freshwater Catfish		Endangered	Listed		1	1/03/1993	The species inhabits a diverse range of freshwater environments including rivers, creeks, lakes, billabongs and lagoons. It prefers clear, sluggish or still waters, but can also be found in flowing streams with turbid waters. Substrates range from mud to gravel and rock. (DEPI-NSW 2016)	VBA	Unlikely	No suitable habitat on site. Unlikely to be present on site.
<b>Insects</b>											
<i>Acrodipsas brisbanensis</i>	Large Ant Blue Butterfly		Endangered	Listed		1	1/01/1760	Confined to remnants of open forest and woodland in central Victoria including Broadford and Mansfield. (DEE 2019t)	VBA	Unlikely	Unlikely to be present on site.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Scientific Name	Common Name	Conservation Status			Treaty	Count of Sightings	Date of Last Record	Preferred Habitat Notes	Database Source	Likelihood of occurrence	Comments
		EPBC Listing	Victorian Advisory List	FFG Act Listing							
<i>Synemon plana</i>	Golden Sun Moth	Critically Endangered		Listed			Native temperate grassland and open grassy woodlands dominated by wallaby grass (DEC 2007). While previous studies suggested that the species prefers grasslands which have a greater than 40% coverage of wallaby grass over a given area (O'Dwyer & Attiwill 1999), more recent studies show a broader tolerance for other species compositions, including degraded grasslands dominated by exotic Chilean Needlegrass (DEE 2016a)	DAWE	Unlikely	No suitable habitat on site. Unlikely to be present on site.	

## References

SPECIES	TAG	Title	Detail
<b>Birds</b>			
<i>Accipiter novaehollandiae</i>	BIB 2016a	Grey Goshawk	<a href="http://www.birdsinbackyards.net/species/Accipiter-novaehollandiae">http://www.birdsinbackyards.net/species/Accipiter-novaehollandiae</a>
<i>Actitis hypoleucos</i>	BIB 2016b	Common Sandpiper	<a href="http://www.birdsinbackyards.net/species/Actitis-hypoleucos">http://www.birdsinbackyards.net/species/Actitis-hypoleucos</a>
<i>Anthochaera phrygia</i>	DSEWPC 2016b	Regent Honeyeater	<a href="https://www.environment.gov.au/biodiversity/threatened/publications/factsheet-regent-honeyeater-xanthomyza-phrygia">https://www.environment.gov.au/biodiversity/threatened/publications/factsheet-regent-honeyeater-xanthomyza-phrygia</a>
<i>Apus pacificus</i>	DEE 2016b	Fork-tailed Swift	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=678">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=678</a>
<i>Ardea modesta</i>	DSE 2010a	Action Statement No 120	<a href="http://www.depi.vic.gov.au/_data/assets/pdf_file/0004/251185/Great_Egret_Ardea-alba.pdf">http://www.depi.vic.gov.au/_data/assets/pdf_file/0004/251185/Great_Egret_Ardea-alba.pdf</a>
<i>Aythya australis</i>	BiB 2016f	Hardhead	<a href="http://www.birdsinbackyards.net/species/Aythya-australis">http://www.birdsinbackyards.net/species/Aythya-australis</a>
<i>Biziura lobata</i>	Birdlife 2016b	Musk Duck	<a href="http://www.birdlife.org/datazone/speciesfactsheet.php?id=363">http://www.birdlife.org/datazone/speciesfactsheet.php?id=363</a>
<i>Botaurus poiciloptilus</i>	SA-MDB 2016	Australasian Bittern	<a href="http://root.ala.org.au/bdrs-core/mdnrm/fieldguide/taxon.htm?id=29026">http://root.ala.org.au/bdrs-core/mdnrm/fieldguide/taxon.htm?id=29026</a>
<i>Calidris acuminata</i>	DEE 2019g	Sharp-tailed Sandpiper	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=874">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=874</a>
<i>Calidris ferrunginea</i>	Birdlife 2016e	Curlew Sandpiper	<a href="http://birdlife.org.au/bird-profile/curlew-sandpiper">http://birdlife.org.au/bird-profile/curlew-sandpiper</a>
<i>Calidris melanotos</i>	DEE 2019h	Pectoral Sandpiper	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=858">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=858</a>

79



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

SPECIES	TAG	Title	Detail
<i>Ceyx azureus</i>	Birdlife 2019b	Azure Kingfisher	<a href="http://www.birdlife.org.au/bird-profile/azure-kingfisher">http://www.birdlife.org.au/bird-profile/azure-kingfisher</a>
<i>Dromaius novaehollandiae</i>	Day and Simpson 2010	Field Guide to the Birds of Australia	
<i>Egretta garzetta</i>	Day and Simpson 2010	Field Guide to the Birds of Australia	
<i>Falco subniger</i>	BIB 2016i	Black Falcon	<a href="http://www.birdsinbackyards.net/species/Falco-subniger">http://www.birdsinbackyards.net/species/Falco-subniger</a>
<i>Gallinago hardwickii</i>	BIB 2016j	Latham's Snipe	<a href="http://www.birdsinbackyards.net/species/Gallinago-hardwickii">http://www.birdsinbackyards.net/species/Gallinago-hardwickii</a>
<i>Grantiella picta</i>	BIB 2016m	Painted Honeyeater	<a href="http://www.birdsinbackyards.net/species/Grantiella-picta">http://www.birdsinbackyards.net/species/Grantiella-picta</a>
<i>Hirundapus caudacutus</i>	DSEWPC 2016j	White-throated Needletail	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=682">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=682</a>
<i>Lathamus discolor</i>	BiB 2016t	Swift Parrot	<a href="http://www.birdsinbackyards.net/species/Lathamus-discolor">http://www.birdsinbackyards.net/species/Lathamus-discolor</a>
<i>Lewinia pectoralis pectoralis</i>	SA-DEH 2016	Lewina pectoralis pectoralis	Threatened Species Profile- South Australia- Department for Environment and Heritage
<i>Monarcha melanopsis</i>	DEE 2016c	Black-faced Monarch	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=609">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=609</a>
<i>Motacilla flava</i>	Day and Simpson 2010	Field Guide to the Birds of Australia	
<i>Myiagra cyanoleuca</i>	Day and Simpson 2010	Field Guide to the Birds of Australia	
<i>Ninox strenua</i>	Day and Simpson 2010	Field Guide to the Birds of Australia	
<i>Numenius madagascariensis</i>	BiB 2016w	Eastern Curlew	<a href="http://www.birdsinbackyards.net/species/Numenius-madagascariensis">http://www.birdsinbackyards.net/species/Numenius-madagascariensis</a>
<i>Oxyura australis</i>	Day and Simpson 2010	Field Guide to the Birds of Australia	
<i>Pandion haliaetus</i>	Day and Simpson 2010	Field Guide to the Birds of Australia	
<i>Phalacrocorax varius</i>	BiB 2016z	Pied Cormorant	<a href="http://www.birdsinbackyards.net/species/Phalacrocorax-varius">http://www.birdsinbackyards.net/species/Phalacrocorax-varius</a>
<i>Platalea regia</i>	BiB 2016aa	Royal Spoonbill	<a href="http://www.birdsinbackyards.net/species/Platalea-regia">http://www.birdsinbackyards.net/species/Platalea-regia</a>
<i>Rhipidua rufifrons</i>	DEE 2016d	Rufous Faintail	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=592">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=592</a>
<i>Rostratula australis</i>	DSEWPC 2016o	Australian Painted Snipe	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=77037">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=77037</a>
<i>Spatula rhynchotis</i>	Birdlife 2019a	Australasian Shoveler	<a href="http://datazone.birdlife.org/species/factsheet/22680243">http://datazone.birdlife.org/species/factsheet/22680243</a>
<b>Amphibians &amp; Reptiles</b>			
<i>Litoria raniformis</i>	DEE 2019u	Growling Grass Frog	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?showprofile=Y&amp;taxon_id=1828">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?showprofile=Y&amp;taxon_id=1828</a>
<b>Mammals</b>			

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

SPECIES	TAG	Title	Detail
<i>Dasyurus maculatus maculatus</i>	Menkhorst, Knight 2010	A Field Guide to the Mammals of Australia, Third Edition, 2010. Oxford University Press.	
<i>Isoodon obesulus obesulus</i>	Menkhorst, Knight 2010	A Field Guide to the Mammals of Australia, Third Edition, 2010. Oxford University Press.	
<i>Mastacomys fuscus mordicus</i>	Menkhorst, Knight 2010	A field Guide to the Mammals of Australia, Third Edition, 2010. Oxford University Press.	
<i>Miniopterus schreibersii</i>	Menkhorst, Knight 2010	A Field Guide to the Mammals of Australia, Third Edition, 2010. Oxford University Press.	
<i>Petauroides volans</i>	Menkhorst, Knight 2010	A Field Guide to the Mammals of Australia, Third Edition, 2010. Oxford University Press.	
<i>Phascagale tapoafata</i>	Menkhorst, Knight 2010	A Field Guide to the Mammals of Australia, Third Edition, 2010. Oxford University Press.	
<i>Potorous tridactylus tridactylus</i>	Menkhorst, Knight 2010	A Field Guide to the Mammals of Australia, Third Edition, 2010. Oxford University Press.	
<i>Pteropus poliocephalus</i>	Menkhorst, Knight 2010	A Field Guide to the Mammals of Australia, Third Edition, 2010. Oxford University Press.	
<b>Fish</b>			
<i>Galaxiella pusilla</i>	DSEWPC 2016u	Dwarf Galaxias	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=56790">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=56790</a>
<i>Prototroctes mareana</i>	DSEWPC 2016v	Australian Grayling	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=26179">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=26179</a>
<i>Tandanus tandanus</i>	DEPI -NSW 2016	Freshwater Catfish	<a href="http://www.dpi.nsw.gov.au/_data/assets/pdf_file/0005/635918/primefact-eel-tailed-catfish-population-in-the-murray-darling-basin.pdf">http://www.dpi.nsw.gov.au/_data/assets/pdf_file/0005/635918/primefact-eel-tailed-catfish-population-in-the-murray-darling-basin.pdf</a>
<b>Insects</b>			
<i>Acrodipsas brisbanensis</i>	DEE 2019t	Large Ant Blue Butterfly	<a href="https://www.environment.vic.gov.au/_data/assets/pdf_file/0017/32516/Large_Ant-blue_Butterfly_Acrodipsas_brisbanensis.pdf">https://www.environment.vic.gov.au/_data/assets/pdf_file/0017/32516/Large_Ant-blue_Butterfly_Acrodipsas_brisbanensis.pdf</a>
<i>Synemon plana</i>	DEE 2016a	Golden Sun Moth	<a href="http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=25234">http://www.environment.gov.au/cgi-bin/sprat/public/publicspecies.pl?taxon_id=25234</a>

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Conservation Status Key

Origin	
*	Exotic species
Flora and Fauna Guarantee Act 1988	
L	Listed as a Threatened in Victoria
P	Protected Flora in Victoria
N	Nominated for listing as Threatened in Victoria
I	Invalid or Ineligible for listing.
D	Delisted as Threatened in Victoria
	C
Commonwealth Environment Protection and Biodiversity Conservation (EPBC) Act 1999	
VU	Listed as Nationally Vulnerable
EN	Listed as Nationally Endangered
EX	Listed as Nationally Extinct
CR	Listed as Nationally Critically Endangered
Advisory List of Threatened Vertebrate Fauna in Victoria (DEPI 2013), Advisory List of Threatened Invertebrate Fauna in Victoria (DSE 2009).	
EX	Listed as Extinct in Victoria
RX	Listed as Regionally Extinct in Victoria
EW	Listed as Extinct in the Wild
CR	Listed as Critically Endangered
EN	Listed as Endangered
VU	Listed as Vulnerable
NT	Listed as Near Threatened
DD	Listed as Data Deficient

Appendix 6: Property Report



**Property Report** from [www.land.vic.gov.au](http://www.land.vic.gov.au) on 25 November 2019 02:01 PM

**Address:** 56 MOE SOUTH ROAD MOE SOUTH 3825  
**Lot and Plan Number:** This property has 2 parcels. See table below.  
**Standard Parcel Identifier (SPI):** See table below.  
**Local Government (Council):** LATROBE Council **Property Number:** 43060  
**Directory Reference:** VicRoads 97 F5

**This property is in a designated bushfire prone area. Special bushfire construction requirements apply. Planning provisions may apply.**  
 Further information about the building control system and building in bushfire prone areas can be found in the Building Commission section of the Victorian Building Authority website [www.vba.vic.gov.au](http://www.vba.vic.gov.au)

**Site Dimensions**

All dimensions and areas are approximate. They may not agree with the values shown on a title or plan.



**Area:** 151525 sq. m (15.2 ha)  
**Perimeter:** 2384 m

**For this property:**  
 — Site boundaries  
 — Road frontages

Dimensions for individual parcels require a separate search, but dimensions for individual units are generally not available.

9 dimensions shorter than 21m not displayed

Calculating the area from the dimensions shown may give a different value to the area shown above - which has been calculated using all the dimensions.

For more accurate dimensions get copy of plan at [Title and Property Certificates](#)

**Copyright © - State Government of Victoria**  
**Disclaimer:** This content is provided for information purposes only. No claim is made as to the accuracy or authenticity of the content. The Victorian Government does not accept any liability to any person for the information provided. Read the full disclaimer at [www.land.vic.gov.au/home/copyright-and-disclaimer](http://www.land.vic.gov.au/home/copyright-and-disclaimer)

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

**Parcel Details**

Letter in first column identifies parcel in diagram above

	Lot/Plan or Crown Description	SPI
A	Lot 2 LP55896	2\LP55896
B	Lot 2 PS400699	2\PS400699

**State Electorates**

Legislative Council: EASTERN VICTORIA

Legislative Assembly: NARRACAN

**Utilities**

Rural Water Corporation: Southern Rural Water

Urban Water Corporation: Gippsland Water

Melbourne Water: outside drainage boundary

Power Distributor: AUSNET ([Information about choosing an electricity retailer](#))

**Planning Zone Summary**

Planning Zones: PUBLIC USE ZONE - SERVICE AND UTILITY (PUZ1)  
 SCHEDULE TO THE PUBLIC USE ZONE - SERVICE AND UTILITY (PUZ1)  
 RURAL LIVING ZONE (RLZ)  
 RURAL LIVING ZONE - SCHEDULE 1 (RLZ1)

Planning Overlays: BUSHFIRE MANAGEMENT OVERLAY (BMO)  
 DESIGN AND DEVELOPMENT OVERLAY (DDO)  
 DESIGN AND DEVELOPMENT OVERLAY - SCHEDULE 1 (DDO1)

**Areas of Aboriginal Cultural Heritage Sensitivity:**

All or part of this property is an 'area of cultural heritage sensitivity'.

Planning information continued on next page

**Copyright © - State Government of Victoria**

**Disclaimer:** This content is provided for information purposes only. No claim is made as to the accuracy or authenticity of the content. The Victorian Government does not accept any liability to any person for the information provided. Read the full disclaimer at [www.land.vic.gov.au/home/copyright-and-disclaimer](http://www.land.vic.gov.au/home/copyright-and-disclaimer)

56-MOE-SOUTH-ROAD-MOE-SOUTH-DETAILED-PROPERTY-REPORT

Page 2 of 4

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



Planning scheme data last updated on 21 November 2019.

A **planning scheme** sets out policies and requirements for the use, development and protection of land.

This report provides information about the zone and overlay provisions that apply to the selected land.

Information about the State and local policy, particular, general and operational provisions of the local planning scheme that may affect the use of this land can be obtained by contacting the local council or by visiting [Planning Schemes Online](#)

This report is NOT a **Planning Certificate** issued pursuant to Section 199 of the *Planning and Environment Act 1987*.

It does not include information about exhibited planning scheme amendments, or zonings that may affect the land.

To obtain a Planning Certificate go to [Titles and Property Certificates](#)

The Planning Property Report includes separate maps of zones and overlays

For details of surrounding properties, use this service to get the Reports for properties of interest

To view planning zones, overlay and heritage information in an interactive format visit [Planning Maps Online](#)

For other information about planning in Victoria visit [www.planning.vic.gov.au](http://www.planning.vic.gov.au)

#### Areas of Aboriginal Cultural Heritage Sensitivity

'Areas of cultural heritage sensitivity' are defined under the Aboriginal Heritage Regulations 2018, and include registered Aboriginal cultural heritage places and land form types that are generally regarded as more likely to contain Aboriginal cultural heritage.

Under the Aboriginal Heritage Regulations 2018, 'areas of cultural heritage sensitivity' are one part of a two part trigger which require a 'cultural heritage management plan' be prepared where a listed 'high impact activity' is proposed.

If a significant land use change is proposed (for example, a subdivision into 3 or more lots), a cultural heritage management plan may be triggered. One or two dwellings, works ancillary to a dwelling, services to a dwelling, alteration of buildings and minor works are examples of works exempt from this requirement.

Under the Aboriginal Heritage Act 2006, where a cultural heritage management plan is required, planning permits, licences and work authorities cannot be issued unless the cultural heritage management plan has been approved for the activity.

For further information about whether a Cultural Heritage Management Plan is required go to

<http://www.aav.nms.net.au/aavQuestion1.aspx>

More information, including links to both the Aboriginal Heritage Act 2006 and the Aboriginal Heritage Regulations 2018, can also be found here - <https://www.vic.gov.au/aboriginalvictoria/heritage/planning-and-heritage-management-processes.html>

#### Copyright © - State Government of Victoria

**Disclaimer:** This content is provided for information purposes only. No claim is made as to the accuracy or authenticity of the content. The Victorian Government does not accept any liability to any person for the information provided.

Read the full disclaimer at [www.land.vic.gov.au/home/copyright-and-disclaimer](http://www.land.vic.gov.au/home/copyright-and-disclaimer)

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



Area Map



**Copyright © - State Government of Victoria**  
**Disclaimer:** This content is provided for information purposes only. No claim is made as to the accuracy or authenticity of the content. The Victorian Government does not accept any liability to any person for the information provided. Read the full disclaimer at [www.land.vic.gov.au/home/copyright-and-disclaimer](http://www.land.vic.gov.au/home/copyright-and-disclaimer)

56-MOE-SOUTH-ROAD-MOE-SOUTH-DETAILED-PROPERTY-REPORT

Page 4 of 4

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



### Property Report

from [www.land.vic.gov.au](http://www.land.vic.gov.au) on 30 October 2019 02:39 PM

Address: 58 MOE SOUTH ROAD MOE SOUTH 3825

Lot and Plan Number: Lot 1 PS400699

Standard Parcel Identifier (SPI): 1\PS400699

Local Government (Council): LATROBE Council Property Number: 43227

Directory Reference: VicRoads 97 F5

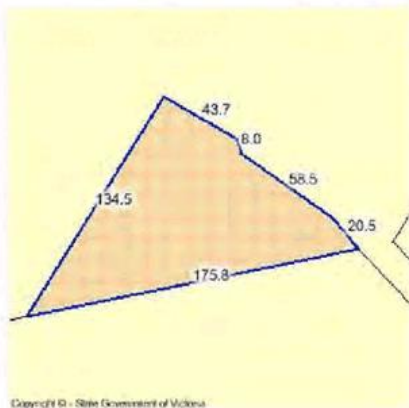
**This property is in a designated bushfire prone area.**

**Special bushfire construction requirements apply. Planning provisions may apply.**

Further information about the building control system and building in bushfire prone areas can be found in the Building Commission section of the Victorian Building Authority website [www.vba.vic.gov.au](http://www.vba.vic.gov.au)

#### Site Dimensions

All dimensions and areas are approximate. They may not agree with the values shown on a title or plan.



Area: 8955 sq. m

Perimeter: 441 m

For this property:

— Site boundaries

— Road frontages

Dimensions for individual parcels require a separate search, but dimensions for individual units are generally not available.

For more accurate dimensions get copy of plan at [Title and Property Certificates](#)

Copyright © - State Government of Victoria

#### State Electorates

Legislative Council: EASTERN VICTORIA

Legislative Assembly: NARRACAN

#### Utilities

Rural Water Corporation: Southern Rural Water

Urban Water Corporation: Gippsland Water

Melbourne Water: outside drainage boundary

Power Distributor: AUSNET (Information about [choosing an electricity retailer](#))

Planning information continued on next page

Copyright © - State Government of Victoria

**Disclaimer:** This content is provided for information purposes only. No claim is made as to the accuracy or authenticity of the content. The Victorian Government does not accept any liability to any person for the information provided. Read the full disclaimer at [www.land.vic.gov.au/home/copyright-and-disclaimer](http://www.land.vic.gov.au/home/copyright-and-disclaimer)

58-MOE-SOUTH-ROAD-MOE-SOUTH-DETAILED-PROPERTY-REPORT

Page 1 of 2



Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



**Planning Zone Summary**

- Planning Zone: [RURAL LIVING ZONE \(RLZ\)](#)  
[RURAL LIVING ZONE - SCHEDULE 3 \(RLZ3\)](#)
- Planning Overlays: [BUSHFIRE MANAGEMENT OVERLAY \(BMO\)](#)  
[DESIGN AND DEVELOPMENT OVERLAY \(DDO\)](#)  
[DESIGN AND DEVELOPMENT OVERLAY - SCHEDULE 1 \(DDO1\)](#)

Planning scheme data last updated on 23 October 2019.

A **planning scheme** sets out policies and requirements for the use, development and protection of land. This report provides information about the zone and overlay provisions that apply to the selected land. Information about the State and local policy, particular, general and operational provisions of the local planning scheme that may affect the use of this land can be obtained by contacting the local council or by visiting [Planning Schemes Online](#). This report is NOT a **Planning Certificate** issued pursuant to Section 199 of the *Planning and Environment Act 1987*. It does not include information about exhibited planning scheme amendments, or zonings that may affect the land. To obtain a Planning Certificate go to [Titles and Property Certificates](#). The Planning Property Report includes separate maps of zones and overlays. For details of surrounding properties, use this service to get the Reports for properties of interest. To view planning zones, overlay and heritage information in an interactive format visit [Planning Maps Online](#). For other information about planning in Victoria visit [www.planning.vic.gov.au](http://www.planning.vic.gov.au)

**Area Map**



**Copyright © - State Government of Victoria**  
**Disclaimer:** This content is provided for information purposes only. No claim is made as to the accuracy or authenticity of the content. The Victorian Government does not accept any liability to any person for the information provided. Read the full disclaimer at [www.land.vic.gov.au/home/copyright-and-disclaimer](http://www.land.vic.gov.au/home/copyright-and-disclaimer)

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Appendix 7: Vegetation Quality Assessment

Department of Sustainability and Environment

### Vegetation Quality Field Assessment Sheet

Version 1.3 - October 2004

Site Name/No. MWTP Location Moe WSP Date 19.11.19  
 Assessor(s) A. FURBERMAN Map Name/No. Zone 1 AMG/MGA H21  
 Tenure Public GW EVC 16 LF Bioregion SP2 Warragoona

**'Site Condition Score'**

1.59 ha 1.5901 **Score** 10

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
None present	0	0	0
> 0 to 20% of the benchmark number of large trees/ha	3	2	1
> 20% to 40% of the benchmark number of large trees/ha	4	3	2
> 40% to 70% of the benchmark number of large trees/ha	6	5	4
> 70% to 100% of the benchmark number of large trees/ha	8	7	6
<u>&gt; the benchmark number of large trees/ha</u>	<u>10</u>	9	8

Large trees are defined by diameter at breast height (dbh) - see EVC benchmark.  
 \* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).  
 $28 \times 1.59 \text{ ha} = 23.6$   
 $23.6 \div 20 = 1.19 = 119\%$

**Tree Canopy Cover** 30% **Score** 5

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
< 10% of benchmark cover	0	0	0
< 50% or > 150% of benchmark cover	3	2	1
<u>&gt; 50% or &lt; 150% of benchmark cover</u>	<u>5</u>	4	3

Tree canopy is defined as those canopy tree species reaching  $\geq 80\%$  of mature height - see EVC benchmark description.  
 \* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).

**Lack of Weeds** **Score** 11

Category & Description	'high threat' weeds*		
	None	$\leq 50\%$	> 50%
> 50% cover of weeds	4	2	0
25 - 50% cover of weeds	7	6	4
5 - 25% cover of weeds	11	9	7
<u>&lt; 5% cover of weeds**</u>	15	13	<u>11</u>

\* proportion of weed cover due to 'high threat' weeds - see EVC benchmark for guide.  
 'high threat' weed species are defined as those introduced species (including non-indigenous 'natives') with the ability to out-compete and substantially reduce one or more indigenous life forms in the longer term assuming on-going current site characteristics and disturbance regime.  
 The EVC benchmark lists typical weed species for the EVC in the bioregion and provides an estimate of their 'invasiveness' and 'impact'. In general, those weed species considered to have a high impact are considered high threat regardless of their invasiveness.  
 \*\* If total weed cover is negligible (<1%) and high threat weed species are present then score '13'.


**Understorey Life forms** 14 13 1

LF Code from EVC benchmark	# spp observed / Benchmark spp.	% cover observed / Benchmark % cover	Present (✓)	Modified (✓)
IT	2 / 1	5 / 5	✓	-
T	4 / 2	8 / 10	✓	-
MS	17 / 8	20 / 35	✓	-
SS	19 / 4	8 / 10	✓	-
PS	9 / 1	1 / 1	✓	-
MH	14 / 6	5 / 10	✓	-
SH	6 / 3	1 / 5	✓	-
LDG	4 / 3	1 / 10	✓	-
LNG	2 / 2	10 / 10	✓	-
MTG	10 / 3	5 / 5	✓	-
MAG	3 / 2	5 / 5	✓	-
EF	3 / 2	5 / 5	✓	✓
SC	3 / 3	5 / 5	✓	-
RL	na / na	5 / 10	✓	-
	1	1	✓	-
	1	1	✓	-

For life forms with benchmark cover of < 10%, considered 'present' if:  
 • any specimens are observed.  
 For life forms with benchmark cover of  $\geq 10\%$ , considered 'present' if:  
 • the life form occupies at least 10% of benchmark cover.  
 For life forms with benchmark cover of < 10%, then considered substantially 'modified' if the life form has either:  
 • < 50% of the benchmark species diversity; or  
 • no reproductively-mature specimens are observed.  
 For life forms with benchmark cover of  $\geq 10\%$ , then considered substantially 'modified' if the life form has either:  
 • < 50% of benchmark cover; or  
 • < 50% of benchmark species diversity; or  
 •  $\geq 50\%$  of benchmark cover due largely to immature canopy specimens but the cover of reproductively-mature specimens is < 10% of the benchmark cover.

**Understorey** **Score** 20

Category & Description	Score
All strata and Life forms effectively absent	0
Up to 50% of life forms present	5
> 50% to 90% of Life forms present	10
• of those present, $\geq 50\%$ substantially modified	15
• of those present, < 50% substantially modified	15
<u><math>\geq 90\%</math> of Life forms present</u>	15
• of those present, $\geq 50\%$ substantially modified	20
• of those present, < 50% substantially modified	20
• of those present, none substantially modified	25



Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Department of Sustainability and Environment

### Vegetation Quality Field Assessment Sheet

Version 1.3 - October 2004

#### Recruitment

Score 6

Category & Description		High diversity**	Low diversity**
No evidence of a recruitment 'cohort'	within EVC not driven by episodic events	0	0
	within EVC driven by episodic events	5	5
Evidence of at least one recruitment 'cohort' in at least one life-form	clear evidence of appropriate episodic event	0	0
	no clear evidence of appropriate episodic event	5	5
	proportion of native woody species present that have adequate recruitment*	< 30% <span style="border: 1px solid black; border-radius: 50%; padding: 2px;">30 - 70%</span> ≥ 70%	3 <span style="border: 1px solid black; border-radius: 50%; padding: 2px;">6</span> 10

\* 'cohort' refers to a group of woody plants established in a single episode (can include suppressed canopy species individuals).  
^ refer to EVC benchmark for clarification.  
\* treat multiple eucalypt canopy species as one species.  
\*\* high diversity defined as ≥ 50% of benchmark woody species diversity.

#### Species Recruitment

Score 25    Adequate Recruitment 17

Woody species recorded in habitat zone	Adequate Recruitment
Eucalypt canopy (combined species)	(17)
<i>P. aspera</i>	✓
<i>P. vitifolia</i>	✓
<i>P. ssp. sp.</i>	✓
<i>A. acuminata</i>	✓
<i>S. cuneata</i>	✓
<i>G. ovata</i>	✓
<i>K. eucalyptus</i>	✓
<i>T. cili</i>	✓
<i>C. acuminata</i>	✓
<i>B. scandens</i>	✓
<i>L. imbricaria</i>	✓

number of woody spp. in EVC benchmark (SS and taller) *B. scop - 15*

\* present if large log length is ≥ 25% of EVC benchmark log length.  
# absent if large log length is < 25% of EVC benchmark log length.

#### Organic Litter

Score 5

Category & Description	Dominated by native organic litter	Dominated by non-native organic litter
< 10% of benchmark cover	0	0
< 50% or > 150% of benchmark cover	3	2
≥ 50% or ≤ 150% of benchmark cover	<span style="border: 1px solid black; border-radius: 50%; padding: 2px;">5</span>	4

\* present if large log length is ≥ 25% of EVC benchmark log length.  
# absent if large log length is < 25% of EVC benchmark log length.

*186/159 = 11.7    11.7/20 = 58.5%    11.7/159 = 0.7/10*

#### 'Landscape Context Score'

#### Patch Size

Score 6

Category & Description	Score
< 2 ha	1
Between 2 and 5 ha	2
Between 5 and 10 ha	4
<span style="border: 1px solid black; border-radius: 50%; padding: 2px;">Between 10 and 20 ha</span>	<span style="border: 1px solid black; border-radius: 50%; padding: 2px;">6</span>
≥ 20 ha, but 'significantly disturbed'	8
≥ 20 ha, but not 'significantly disturbed'	10

\* 'significantly disturbed' defined as per RFA 'Old Growth' analyses eg. roading, coupes, grazing etc. - effectively most patches within fragmented landscapes.

#### Distance to Core Area

Score 3

Distance	Core Area not significantly disturbed*	Core Area significantly disturbed*
> 5 km	0	0
1 to 5 km	2	1
<span style="border: 1px solid black; border-radius: 50%; padding: 2px;">&lt; 1 km</span>	4	<span style="border: 1px solid black; border-radius: 50%; padding: 2px;">3</span>
contiguous	5	4

\* defined as per RFA 'Old Growth' analyses.

#### Neighbourhood

Score 3

Radius from site	% Native vegetation*	Weighting	
100 m	80	0.03	2.4
1 km	40	0.04	1.6
5 km	20	0.03	0.6
subtract 2 if the neighbourhood is 'significantly disturbed'			4.6 - 2 = 2.6
Add Values and 'round-off'			<span style="border: 1px solid black; border-radius: 50%; padding: 2px;">3</span>

\* to nearest 20%.  
Multiply % native vegetation x Weighting for each radius from the zone (eg. 40% x 0.03 = 1.2); then add values to obtain final Neighbourhood Value.

#### Final Habitat Score

Component	'Site Condition Score'						'Landscape Context Score'		Total		
	Large Trees	Tree Canopy Cover	Lack of Weeds	Understorey	Recruitment	Organic Litter	Logs	Patch Size		Neighbourhood	Distance to Core Area
Score	10	5	11	20	6	5	4	6	3	3	73

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Department of Sustainability and Environment

### Vegetation Quality Field Assessment Sheet

Version 1.3 - October 2004

Site Name/No. MWTP Location Moe WTP Date 19/11/19 & 21/2/2020

Assessor(s) TB&WD, BI Map Name/No. Zone 2 AMG / MGA H22

Tenure 19201CW PRIVATE EVC 9a: Damp Forest Bioregion Six Ranges

---

#### 'Site Condition Score'

90cm dbh 20h  
**Large Trees** 1 in 0.242 **Score** 3

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
None present	0	0	0
> 0 to 20% of the benchmark number of large trees/ha	3	2	1
> 20% to 40% of the benchmark number of large trees/ha	4	3	2
> 40% to 70% of the benchmark number of large trees/ha	6	5	4
> 70% to 100% of the benchmark number of large trees/ha	8	7	6
≥ the benchmark number of large trees/ha	10	9	8

Large trees are defined by diameter at breast height (dbh) - see EVC benchmark.  
 \* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).  
 $1 \div 0.242 = 4.13$   
 $4.13 \div 20 = 0.2 = 20\%$

**Tree Canopy Cover** 20-40% **Score** 3

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
< 10% of benchmark cover	0	0	0
< 50% or > 150% of benchmark cover	3	2	1
≥ 50% or ≤ 150% of benchmark cover	5	4	3

Tree canopy is defined as those canopy tree species reaching ≥ 80% of mature height - see EVC benchmark description.  
 \* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).

**Lack of Weeds** 2% HT 95% **Score** 13

Category & Description	'high threat' weeds*		
	None	≤ 50%	> 50%
> 50% cover of weeds	4	2	0
25 - 50% cover of weeds	7	6	4
5 - 25% cover of weeds	11	9	7
< 5% cover of weeds**	15	13	11

\* proportion of weed cover due to 'high threat' weeds - see EVC benchmark for guide.  
 'High threat' weed species are defined as those introduced species (including non-indigenous 'natives') with the ability to out-compete and substantially reduce one or more indigenous life forms in the longer term assuming on-going current site characteristics and disturbance regime.  
 The EVC benchmark lists typical weed species for the EVC in the bioregion and provides an estimate of their 'invasiveness' and 'impact'. In general, those weed species considered to have a high impact are considered high threat regardless of their invasiveness.  
 \*\* If total weed cover is negligible (<1%) and high threat weed species are present then score '13'.

#### Understorey Life forms


LF Code from EVC benchmark	# spp observed / Benchmark spp.	% cover observed / Benchmark % cover	Present (✓)	Modified (✗)
IT	3/1	20/5	✓	✗
J	5/4	10/20	✓	✗
MS	7/6	25/30	✓	✗
SS	8/1	1/1	✓	✗
LH	2/2	2/1	✓	✗
MH	3/8	5/10	✓	✗
SH	4/1	2/1	✓	✗
LTG	1/1	1/1	✓	✗
LNG	-/1	-/5	-	-
MTG	-/3	-/10	-	-
MNG	3/2	8/5	✓	✗
CF	3/3	10/10	✓	✗
TRF	1/1	5/5	✓	✗
SC	1/3	2/5	✓	✗
BL	na/na	12/20	✓	✗
	1	1	13/15	2/13

For life forms with benchmark cover of < 10%, considered 'present' if:  
 • any specimens are observed.  
 For life forms with benchmark cover of ≥ 10%, considered 'present' if:  
 • the life form occupies at least 10% of benchmark cover.  
 For life forms with benchmark cover of < 10%, then considered substantially 'modified' if the life form has either:  
 • < 50% of the benchmark species diversity; or  
 • no reproductively-mature specimens are observed.  
**Modified** (apply only where life form is 'present')  
 For life forms with benchmark cover of ≥ 10%, then considered substantially 'modified' if the life form has either:  
 • < 50% of benchmark cover; or  
 • < 50% of benchmark species diversity; or  
 • ≥ 50% of benchmark cover due largely to immature canopy specimens but the cover of reproductively-mature specimens is < 10% of the benchmark cover.

#### Understorey

**Score** 15

Category & Description	Score
All strata and Life forms effectively absent	0
Up to 50% of life forms present	5
≥ 50% to 90% of Life forms present	10
• of those present, ≥ 50% substantially modified	
• of those present, < 50% substantially modified	15
≥ 90% of Life forms present	15
• of those present, ≥ 50% substantially modified	
• of those present, < 50% substantially modified	20
• of those present, none substantially modified	25



Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

**Vegetation Quality Field Assessment Sheet**  
Version 1.3 - October 2004

Depart.  
Sustainability  
Environme.

**Recruitment** **Score** 6

Category & Description		High diversity**	Low diversity**
No evidence of a recruitment 'cohort'	within EVC not driven by episodic events	0	0
	within EVC driven by episodic events <sup>^</sup>	0	0
	clear evidence of appropriate episodic event	5	5
Evidence of at least one recruitment 'cohort' in at least one life-form	proportion of native woody species present that have adequate recruitment <sup>o</sup>	< 30% 30 - 70% ≥ 70%	3 5 10

+ 'cohort' refers to a group of woody plants established in a single episode (can include suppressed canopy species individuals).  
^ refer to EVC benchmark for clarification.  
o treat multiple eucalypt canopy species as one species.  
\*\* high diversity defined as ≥ 50% of benchmark woody species diversity.

**Organic Litter** **Score** 5

50%

Category & Description	Dominated by native organic litter	Dominated by non-native organic litter
< 10% of benchmark cover	0	0
> 50% or > 150% of benchmark cover	3	2
≥ 50% or ≤ 150% of benchmark cover	5	4

**Species Recruitment**

Woody species recorded in habitat zone	Adequate Recruitment
Eucalypt canopy (combined species)	✓
COO DVA	✓
ACA MEL	✓
MEL SGW	✓
MU SAM	✓
AE LIR	✓
EPA IMP	✓
LEPT MYR	✓
ACA VEAT	✓
CAS ACU	✓
EO CLP	6/18
PER SER	✓
PUL GUN	✓
number of woody spp. in EVC benchmark (SS and taller)	12

**Logs** **Score** 5

Category & Description	Large logs present*	Large logs absent*
< 10% of benchmark length	0	0
< 50% of benchmark length	3	2
≥ 50% of benchmark length	5	4

Large logs defined as those with diameter ≥ 0.5 of benchmark large tree dbh.  
\* present if large log length is ≥ 25% of EVC benchmark log length.  
# absent if large log length is < 25% of EVC benchmark log length.  
72 = 0.10%  
90 = 30 = 3 30%

**'Landscape Context Score'**

**Patch Size** **Score** 6

Category & Description	Score
< 2 ha	1
Between 2 and 5 ha	2
Between 5 and 10 ha	4
Between 10 and 20 ha	6
≥ 20 ha, but 'significantly disturbed'	8
≥ 20 ha, but not 'significantly disturbed'	10

\* 'significantly disturbed' defined as per RFA 'Old Growth' analyses eg. roading, coupes, grazing etc. - effectively most patches within fragmented landscapes.

**Distance to Core Area** **Score** 3

Distance	Core Area not significantly disturbed*	Core Area significantly disturbed*
> 5 km	0	0
1 to 5 km	2	1
< 1 km	4	3
contiguous	5	4

\* defined as per RFA 'Old Growth' analyses.

**Neighbourhood** **Score** 3

Radius from site	% Native vegetation*	Weighting	Score
100 m	80	0.03	2.4
1 km	60	0.04	1.6
5 km	20	0.03	0.6
subtract 2 if the neighbourhood is 'significantly disturbed'			4.6 - 2
Add Values and 'round-off'			2.6
			3

\* to nearest 20%.  
Multiply % native vegetation x Weighting for each radius from the zone (eg. 40% x 0.03 = 1.2); then add values to obtain final Neighbourhood Value.

www.dse.vic.gov.au

**Final Habitat Score**

Component	'Site Condition Score'						'Landscape Context Score'		Total		
	Large Trees	Tree Canopy Cover	Lack of Weeds	Understorey	Recruitment	Organic Litter	Logs	Patch Size		Neighbourhood	
Score	3	3	13	15	6	5	5	6	3	3	62

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Department of Sustainability and Environment

### Vegetation Quality Field Assessment Sheet

Version 1.3 - October 2004

Site Name/No. TB & WD Location Moe Date 21/2/20  
 Assessor(s) Moe WTP Map Name/No. Zone 3 AMG / MGA \_\_\_\_\_  
 Tenure Private EVC Lowland Forest Bioregion Grz/R Bioregion

---

**'Site Condition Score'**

**Large Trees** 0.16 ha 8 lots **Score** 10

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
None present	0	0	0
> 0 to 20% of the benchmark number of large trees/ha	3	2	1
> 20% to 40% of the benchmark number of large trees/ha	4	3	2
> 40% to 70% of the benchmark number of large trees/ha	6	5	4
> 70% to 100% of the benchmark number of large trees/ha	8	7	6
≥ the benchmark number of large trees/ha	10	9	8

Large trees are defined by diameter at breast height (dbh) - see EVC benchmark.  
 \* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).  
 $8 \div 0.16 = 50$   
 $50 \div 20 = 2.5 = 250\%$

**Understorey Life forms**

LF Code from EVC benchmark	# spp observed / Benchmark spp.	% cover observed / Benchmark % cover	Present (✓)	Modified (✗)
IT	2/1	2/5	✓	-
T	1/2	4/10	✓	✓
MS	10/8	15/35	✓	✓
SS	4/4	5/10	✓	-
PS	3/1	<1/1	✓	-
MH	5/6	5/10	✓	-
SH	4/3	2/5	✓	-
LIG	0/3	0/10	-	-
LNG	2/2	5/10	✓	-
MTG	2/3	<1/5	✓	-
MNG	3/2	2/5	✓	-
GF	2/2	15/15	✓	-
SC	2/3	1/5	✓	-
BL	NA/NA	5/10	✓	-
	1	1		
	1	1	13/14	2/13

For life forms with benchmark cover of < 10%, considered 'present' if:  
 • any specimens are observed.  
 For life forms with benchmark cover of ≥ 10%, considered 'present' if:  
 • the life form occupies at least 10% of benchmark cover.  
 For life forms with benchmark cover of < 10%, then considered substantially 'modified' if the life form has either:  
 • < 50% of the benchmark species diversity; or  
 • no reproductively-mature specimens are observed.  
 Modified (apply only where life form is 'present')  
 For life forms with benchmark cover of ≥ 10%, then considered substantially 'modified' if the life form has either:  
 • < 50% of benchmark cover; or  
 • < 50% of benchmark species diversity; or  
 • ≥ 50% of benchmark cover due largely to immature canopy specimens but the cover of reproductively-mature specimens is < 10% of the benchmark cover.

**Tree Canopy Cover** BM 30% **Score** 5

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
< 10% of benchmark cover	0	0	0
< 50% or > 150% of benchmark cover	3	2	1
≥ 50% or ≤ 150% of benchmark cover	5	4	3

Tree canopy is defined as those canopy tree species reaching ≥ 80% of mature height - see EVC benchmark description.  
 \* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).

**Understorey** **Score** 20

Category & Description	Score
All strata and Life forms effectively absent	0
Up to 50% of life forms present	5
≥ 50% to 90% of Life forms present	<ul style="list-style-type: none"> <li>• of those present, ≥ 50% substantially modified: 10</li> <li>• of those present, &lt; 50% substantially modified: 15</li> </ul>
≥ 90% of Life forms present	<ul style="list-style-type: none"> <li>• of those present, ≥ 50% substantially modified: 15</li> <li>• of those present, &lt; 50% substantially modified: <span style="border: 1px solid black; border-radius: 50%; padding: 2px;">20</span></li> <li>• of those present, none substantially modified: 25</li> </ul>

**Lack of Weeds** **Score** 11

Category & Description	'high threat' weeds*		
	None	≤ 50%	> 50%
> 50% cover of weeds	4	2	0
25 - 50% cover of weeds	7	6	4
5 - 25% cover of weeds	11	9	7
< 5% cover of weeds**	15	13	11

\* proportion of weed cover due to 'high threat' weeds - see EVC benchmark for guide.  
 'High threat' weed species are defined as those introduced species (including non-indigenous 'natives') with the ability to out-compete and substantially reduce one or more indigenous life forms in the longer term assuming on-going current site characteristics and disturbance regime.  
 The EVC benchmark lists typical weed species for the EVC in the bioregion and provides an estimate of their 'invasiveness' and 'impact'. In general, those weed species considered to have a high impact are considered high threat regardless of their invasiveness.  
 \*\* If total weed cover is negligible (<1%) and high threat weed species are present then score '13'.

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

**Vegetation Quality Field Assessment Sheet**  
Version 1.3 - October 2004

Dept.  
Sustainabil  
Environ.

**Recruitment** **Score** 6

Category & Description		High diversity*	Low diversity**
No evidence of a recruitment 'cohort'†	within EVC not driven by episodic events	0	0
	within EVC driven by episodic events^	0	0
	clear evidence of appropriate episodic event no clear evidence of appropriate episodic event	5	5
Evidence of at least one recruitment 'cohort' in at least one life-form	proportion of native woody species present that have adequate recruitment‡	< 30%	3
		30 - 70%	6
		≥ 70%	10

† 'cohort' refers to a group of woody plants established in a single episode (can include suppressed canopy species individuals).  
^ refer to EVC benchmark for clarification.  
‡ treat multiple eucalypt canopy species as one species.  
\* high diversity defined as ≥ 50% of benchmark woody species diversity.

**Organic Litter** **Score** 5

40%

Category & Description	Dominated by native organic litter	Dominated by non-native organic litter
< 10% of benchmark cover	0	0
< 50% or > 150% of benchmark cover	3	2
≥ 50% or ≤ 150% of benchmark cover	5	4

**Species Recruitment**

Woody species recorded in habitat zone	Adequate Recruitment
Eucalypt canopy (combined species)	✓
Ara. Mel	✓
Billy shear	✓
Lea. cane	✓
Clear linc	✓
Cass. acc	✓
Good. ara	✓
Pop. querc	✓
Kia. Peri	✓
Bil. SCW	✓
	6/10
number of woody spp. in EVC benchmark (SS and taller)	15

**Logs** **Score** 5

Category & Description	Large logs present*	Large logs absent†
< 10% of benchmark length	0	0
< 50% of benchmark length	3	2
≥ 50% of benchmark length	5	4

Large logs defined as those with diameter ≥ 0.5 of benchmark large tree dbh.  
\* present if large log length is ≥ 25% of EVC benchmark log length.  
† absent if large log length is < 25% of EVC benchmark log length.  
28 ÷ 0.16 = 175  
23.75 ÷ 20 = 1.18  
118%  
20 ÷ 0.16 = 125  
125/10 = 12.5 LLogs

**'Landscape Context Score'**

**Patch Size** **Score** 6

Category & Description	Score
< 2 ha	1
Between 2 and 5 ha	2
Between 5 and 10 ha	4
Between 10 and 20 ha	5
≥ 20 ha, but 'significantly disturbed'*	8
≥ 20 ha, but not 'significantly disturbed'*	10

\* 'significantly disturbed' defined as per RFA 'Old Growth' analyses eg. roading, coupes, grazing etc. - effectively most patches within fragmented landscapes.

**Distance to Core Area** **Score** 3

Distance	Core Area not significantly disturbed*	Core Area significantly disturbed*
> 5 km	0	0
1 to 5 km	2	1
< 1 km	4	3
contiguous	5	4

\* defined as per RFA 'Old Growth' analyses.

**Neighbourhood** **Score** 3

Radii from site	% Native vegetation	Weighting	Score
100 m	80	0.03	2.4
1 km	40	0.04	1.6
5 km	20	0.03	0.6
subtract 2 if the neighbourhood is 'significantly disturbed'			4.6 - 2 = 2.6
Add Values and 'round-off'			3

\* to nearest 20%.  
Multiply % native vegetation x Weighting for each radius from the zone (eg. 40% x 0.03 = 1.2); then add values to obtain final Neighbourhood Value.

www.dse.vic.gov.au

**Final Habitat Score**

Component	'Site Condition Score'						'Landscape Context Score'		Total		
	Large Trees	Tree Canopy Cover	Lack of Weeds	Understorey	Recruitment	Organic Litter	Logs	Patch Size		Neighbourhood	Distance to Core Area
Score	10	5	11	20	6	5	5	6	3	3	74

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Department of Sustainability and Environment

### Vegetation Quality Field Assessment Sheet

Version 1.3 - October 2004

Site Name/No. TBAND Location Moe Date 21/2/20  
 Assessor(s) Moe WTP Map Name/No. Zone 4 AMG / MGA \_\_\_\_\_  
 Tenure Private EVC Open Forest 19 Bioregion Strz Ranges

---

**'Site Condition Score'**

**Large Trees** 0.31 ha OLT **Score** 0

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
None present	0	0	0
> 0 to 20% of the benchmark number of large trees/ha	3	2	1
> 20% to 40% of the benchmark number of large trees/ha	4	3	2
> 40% to 70% of the benchmark number of large trees/ha	6	5	4
> 70% to 100% of the benchmark number of large trees/ha	8	7	6
≥ the benchmark number of large trees/ha	10	9	8

Large trees are defined by diameter at breast height (dbh) - see EVC benchmark.  
\* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).

**Understorey Life forms**

LF Code from EVC benchmark	# spp observed / Benchmark spp.	% cover observed / Benchmark % cover	Present (✓)	Modified (✗)
IT	0/1	0/5	✗	-
T	3/4	15/20	✓	-
MS	8/6	30/30	✓	-
SS	4/1	2/1	✓	-
LH	-/2	0/1	✗	-
MH	-/8	0/10	✗	-
SH	4/1	2/1	✓	-
LTG	1/1	1/1	✓	-
LNG	1/1	2/5	✓	-
MTG	-/3	0/10	✗	-
MNG	1/2	2/5	✓	-
GF	2/3	5/10	✓	-
TRF	1/1	1/5	✓	-
SC	2/3	2/5	✓	-
BL	10/NA	10/20	✓	-
	1	1	11/5	-

For life forms with benchmark cover of < 10%, considered 'present' if:  
• any specimens are observed.  
For life forms with benchmark cover of ≥ 10%, considered 'present' if:  
• the life form occupies at least 10% of benchmark cover.  
For life forms with benchmark cover of < 10%, then considered substantially 'modified' if the life form has either:  
• < 50% of the benchmark species diversity; or  
• no reproductively-mature specimens are observed.  
**Modified** (apply only where life form is 'present')  
For life forms with benchmark cover of ≥ 10%, then considered substantially 'modified' if the life form has either:  
• < 50% of benchmark cover; or  
• < 50% of benchmark species diversity; or  
• ≥ 50% of benchmark cover due largely to immature canopy specimens but the cover of reproductively-mature specimens is < 10% of the benchmark cover.

---

**Tree Canopy Cover** BM 30% **Score** 0

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
< 10% of benchmark cover	0	0	0
< 50% or > 150% of benchmark cover	3	2	1
≥ 50% or ≤ 150% of benchmark cover	5	4	3

Tree canopy is defined as those canopy tree species reaching ≥ 80% of mature height - see EVC benchmark description.  
\* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).

---

**Lack of Weeds** **Score** 7

Category & Description	high threat* weeds**		
	None	≤ 50%	> 50%
> 50% cover of weeds	4	2	0
25 - 50% cover of weeds	7	6	4
5 - 25% cover of weeds	11	9	7
< 5% cover of weeds**	15	13	11


\* proportion of weed cover due to 'high threat' weeds - see EVC benchmark for guide.  
High threat\* weed species are defined as those introduced species (including non-indigenous 'natives') with the ability to out-compete and substantially reduce one or more indigenous life forms in the longer term assuming on-going current site characteristics and disturbance regime.  
The EVC benchmark lists typical weed species for the EVC in the bioregion and provides an estimate of their 'invasiveness' and 'impact'. In general, those weed species considered to have a high impact are considered high threat regardless of their invasiveness.  
\*\* if total weed cover is negligible (< 1%) and high threat weed species are present then score '13'.

---

**Understorey** **Score** 15

Category & Description	Score
All strata and Life forms effectively absent	0
Up to 50% of life forms present	5
≥ 50% to 90% of Life forms present	10
≥ 90% of Life forms present	15

• of those present, ≥ 50% substantially modified  
• of those present, < 50% substantially modified  
• of those present, ≥ 50% substantially modified  
• of those present, < 50% substantially modified  
• of those present, none substantially modified





Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

De.  
Sustaina.  
Enviro.

### Vegetation Quality Field Assessment Sheet

Version 1.3 - October 2004

**Score** 6

#### Recruitment

Category & Description		High diversity**	Low diversity**
No evidence of a recruitment 'cohort'	within EVC not driven by episodic events	0	0
	within EVC driven by episodic events^	0	0
Evidence of at least one recruitment 'cohort' in at least one life-form	clear evidence of appropriate episodic event	0	0
	no clear evidence of appropriate episodic event	5	5
	proportion of native woody species present that have adequate recruitment*	< 30%	3
		30 - 70%	(6)
		≥ 70%	10

+ 'cohort' refers to a group of woody plants established in a single episode (can include suppressed canopy species individuals).  
^ refer to EVC benchmark for clarification.  
\* treat multiple eucalypt canopy species as one species.  
\*\* high diversity defined as ≥ 50% of benchmark woody species diversity.

#### Species Recruitment

Woody species recorded in habitat zone	Adequate Recruitment (✓)
Eucalypt canopy (combined species)	—
Ar deal	✓
Bum app	✓
Clc lir	✓
Ac vert	✓
Rh eri	✓
Coa ava	✓
Coa quod	✓
Rh sp	✓
Ar mel	✓
Cass long	4/11
Lept cont	✓
#	12

number of woody spp. in EVC benchmark (55 and taller)

#### Organic Litter

EM 50%

**Score** 5

Category & Description	Dominated by native organic litter	Dominated by non-native organic litter
< 10% of benchmark cover	0	0
< 50% or > 150% of benchmark cover	3	2
≥ 50% or ≤ 150% of benchmark cover	(5)	4

#### Logs

30m/0.1ha

**Score** 2

Category & Description	Large logs present*	Large logs absent*
< 10% of benchmark length	0	0
< 50% of benchmark length	3	(2)
≥ 50% of benchmark length	5	4

Large logs defined as those with diameter ≥ 0.5 of benchmark large tree dbh.  
\* present if large log length is ≥ 25% of EVC benchmark log length.  
# absent if large log length is < 25% of EVC benchmark log length.

10:03l 3:22/0.1ha      3.22/30 = 0.10 = 10%

#### 'Landscape Context Score'

#### Patch Size

**Score** 6

Category & Description	Score
< 2 ha	1
Between 2 and 5 ha	2
Between 5 and 10 ha	4
Between 10 and 20 ha	(6)
≥ 20 ha, but 'significantly disturbed'	8
≥ 20 ha, but not 'significantly disturbed'	10

\* 'significantly disturbed' defined as per RFA 'Old Growth' analyses eg. roading, coupes, grazing etc. - effectively most patches within fragmented landscapes.

#### Distance to Core Area

**Score** 3

Distance	Core Area not significantly disturbed*	Core Area significantly disturbed*
> 5 km	0	0
1 to 5 km	2	1
< 1 km	4	(3)
contiguous	5	4

\* defined as per RFA 'Old Growth' analyses.

#### Neighbourhood

**Score** 3

Radius from site	% Native vegetation*	Weighting	Score
100 m	80	0.03	2.4
1 km	40	0.04	1.6
5 km	20	0.03	0.6
subtract 2 if the neighbourhood is 'significantly disturbed'			4.6 - 2 = 2.6
Add Values and 'round-off'			3

\* to nearest 20%.  
Multiply % native vegetation x Weighting for each radius from the zone (eg. 40% x 0.03 = 1.2); then add values to obtain final Neighbourhood Value.

#### Final Habitat Score

Component	'Site Condition Score'							'Landscape Context Score'	Total			
	Large Trees	Tree Canopy Cover	Lack of Weeds	Understorey	Recruitment	Organic Litter	Logs	Patch Size		Neighbourhood	Distance to Core Area	
Score	0	0	7	1	5	6	5	2	6	3	3	47

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Department of Sustainability and Environment

### Vegetation Quality Field Assessment Sheet

Version 1.3 - October 2004

Site Name/No. MWTP Location Moe WTP Date 14/11/20 & 21/2/2020

Assessor(s) B. TBAUD Map Name/No. Zone 25 AMG / MGA H25

Tenure 1921 CW Private EVC 16: Lowland Forest Bioregion Suz Range

---

**'Site Condition Score'**

**Large Trees** 7cm dbh 13 in 0.343 ha **Score** 10

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
None present	0	0	0
> 0 to 20% of the benchmark number of large trees/ha	3	2	1
> 20% to 40% of the benchmark number of large trees/ha	4	3	2
> 40% to 70% of the benchmark number of large trees/ha	6	5	4
> 70% to 100% of the benchmark number of large trees/ha	8	7	6
≥ the benchmark number of large trees/ha	<u>10</u>	9	8

Large trees are defined by diameter at breast height (dbh) - see EVC benchmark.  
\* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).  
 $13 \div 0.343 = 37.9$   
 $37.9 \div 20 = 1.89 = 1.9$

**Understorey Life forms**

LF Code from EVC benchmark	# spp observed / Benchmark spp.	% cover observed / Benchmark % cover	Present (✓)	Modified (✗)
IT	3/1	5/5	✓	✗
T	3/2	5/10	✓	-
MS	10/8	25/35	✓	-
SS	12/4	7/10	✓	-
PS	6/1	1/1	✓	✗
MH	9/6	5/10	✓	-
SH	7/3	1/5	✓	✗
LTA	1/3	<1/10	✗	✓
LNG	2/2	5/10	✓	-
MTA	3/3	1/5	✓	✗
MNG	3/2	5/5	✓	✗
GF	3/2	7/15	✓	✓
SE	1/3	3/5	✓	✓
BL	n/a	5/10	✓	-
	1	1	13/14	2/13

For life forms with benchmark cover of < 10%, considered 'present' if:  
• any specimens are observed.  
For life forms with benchmark cover of ≥ 10%, considered 'present' if:  
• the life form occupies at least 10% of benchmark cover.  
For life forms with benchmark cover of < 10%, then considered substantially 'modified' if the life form has either:  
• < 50% of the benchmark species diversity; or  
• no reproductively-mature specimens are observed.  
**Modified** (apply only where life form is 'present'):  
For life forms with benchmark cover of ≥ 10%, then considered substantially 'modified' if the life form has either:  
• < 50% of benchmark cover; or  
• < 50% of benchmark species diversity; or  
• ≥ 50% of benchmark cover due largely to immature canopy specimens but the cover of reproductively-mature specimens is < 10% of the benchmark cover.

---

**Tree Canopy Cover** BM 30% **Score** 5

Category & Description	% Canopy Health*		
	> 70%	30-70%	< 30%
< 10% of benchmark cover	0	0	0
< 50% or > 150% of benchmark cover	3	2	1
≥ 50% or ≤ 150% of benchmark cover	<u>5</u>	4	3

Tree canopy is defined as those canopy tree species reaching ≥ 80% of mature height - see EVC benchmark description.  
\* Estimate proportion of an expected healthy canopy cover that is present (i.e. not missing due to tree death or decline, or mistletoe infestation).

**Understorey** **Score** 20

Category & Description	Score
All strata and Life forms effectively absent	0
Up to 50% of life forms present	5
≥ 50% to 90% of Life forms present	10
≥ 90% of Life forms present	15
• of those present, ≥ 50% substantially modified	15
• of those present, < 50% substantially modified	10
• of those present, ≥ 50% substantially modified	15
• of those present, < 50% substantially modified	<u>20</u>
• of those present, none substantially modified	25

---


**Lack of Weeds** **Score** 11

Category & Description	'high threat' weeds*		
	None	≤ 50%	> 50%
> 50% cover of weeds	4	2	0
25 - 50% cover of weeds	7	6	4
5 - 25% cover of weeds	11	9	7
< 5% cover of weeds**	15	13	<u>11</u>

\* proportion of weed cover due to 'high threat' weeds - see EVC benchmark for guide.  
'High threat' weed species are defined as those introduced species (including non-indigenous 'natives') with the ability to out-compete and substantially reduce one or more indigenous life forms in the longer term assuming on-going current site characteristics and disturbance regime.  
The EVC benchmark lists typical weed species for the EVC in the bioregion and provides an estimate of their 'invasiveness' and 'impact'. In general, those weed species considered to have a 'high impact' are considered 'high threat' regardless of their invasiveness.  
\*\* If total weed cover is negligible (< 1%) and high threat weed species are present then score '13'.

**Understorey** **Score** 20

Category & Description	Score
All strata and Life forms effectively absent	0
Up to 50% of life forms present	5
≥ 50% to 90% of Life forms present	10
≥ 90% of Life forms present	15
• of those present, ≥ 50% substantially modified	15
• of those present, < 50% substantially modified	10
• of those present, ≥ 50% substantially modified	15
• of those present, < 50% substantially modified	<u>20</u>
• of those present, none substantially modified	25



Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Depart.  
Sustainability  
Environme.

### Vegetation Quality Field Assessment Sheet

Version 1.3 - October 2004

6

#### Recruitment

Category & Description		Score	
		High diversity*	Low diversity**
No evidence of a recruitment 'cohort'	within EVC not driven by episodic events	0	0
	within EVC driven by episodic events <sup>A</sup>	0	0
Evidence of at least one recruitment 'cohort' in at least one life-form	clear evidence of appropriate episodic event	0	0
	no clear evidence of appropriate episodic event	5	5
	proportion of native woody species present that have adequate recruitment <sup>B</sup>		
	< 30%	3	1
	30 - 70%	6	3
	≥ 70%	10	5

\* 'cohort' refers to a group of woody plants established in a single episode (can include suppressed canopy species individuals).  
<sup>A</sup> refer to EVC benchmark for clarification.  
<sup>B</sup> treat multiple eucalypt canopy species as one species.  
 \*\* high diversity defined as ≥ 50% of benchmark woody species diversity.

#### Species Recruitment

Woody species recorded in habitat zone	Adequate Recruitment (✓)
Eucalypt canopy (combined species)	
<i>Eucalypt</i>	
<i>Pom asp</i>	✓
<i>Ac Mel</i>	✓
<i>Ac Muc</i>	
<i>Polys</i>	✓
<i>Cass ac</i>	
<i>Cop guad</i>	✓
<i>Lept cont</i>	✓
<i>Cass long</i>	
<i>Kunz Eric</i>	✓
<i>Ac serr</i>	
<i>Plat Fern</i>	
number of woody spp. in EVC benchmark (SS and taller)	15

*Ac deal / Bill scow  
Solaum / Lem ilic*

6/16

#### Organic Litter

Category & Description	Score	
	Dominated by native organic litter	Dominated by non-native organic litter
< 10% of benchmark cover	0	0
< 50% or > 150% of benchmark cover	3	2
≥ 50% or ≤ 150% of benchmark cover	5	4

#### Logs

Category & Description	Score	
	Large logs present*	Large logs absent*
< 10% of benchmark length	0	0
< 50% of benchmark length	3	2
≥ 50% of benchmark length	5	4

Large logs defined as those with diameter ≥ 0.5 of benchmark large tree dbh.  
 \* present if large log length is ≥ 25% of EVC benchmark log length.  
 # absent if large log length is < 25% of EVC benchmark log length.  
 $70 \div 0.18 \text{ ha} = 3888\%$      $3888 \div 20 = 194.4$   
 $194.4\%$   
 $LL \text{ is } 0.18$      $6.1/0.18 \text{ ha}$

#### 'Landscape Context Score'

6      3

#### Patch Size

Category & Description	Score
< 2 ha	1
Between 2 and 5 ha	2
Between 5 and 10 ha	4
Between 10 and 20 ha	6
≥ 20 ha, but 'significantly disturbed'	8
≥ 20 ha, but not 'significantly disturbed'	10

\* 'significantly disturbed' defined as per RFA 'Old Growth' analyses eg. roading, coupes, grazing etc. - effectively most patches within fragmented landscapes.

#### Distance to Core Area

Distance	Score	
	Core Area not significantly disturbed*	Core Area significantly disturbed*
> 5 km	0	0
1 to 5 km	2	1
< 1 km	4	3
contiguous	5	4

\* defined as per RFA 'Old Growth' analyses.

#### Neighbourhood

Radius from site	% Native vegetation	Weighting	Score
100 m	80	0.03	2.4
1 km	40	0.04	1.6
5 km	20	0.03	0.6
subtract 2 if the neighbourhood is 'significantly disturbed'			4.6 - 2
Add Values and 'round-off'			2.6
			3

\* to nearest 20%.  
 Multiply % native vegetation x Weighting for each radius from the zone (eg. 40% x 0.03 = 1.2); then add values to obtain final Neighbourhood Value.

#### Final Habitat Score

Component	'Site Condition Score'							'Landscape Context Score'		Total	
	Large Trees	Tree Canopy Cover	Lack of Weeds	Understorey	Recruitment	Organic Litter	Logs	Patch Size	Neighbourhood		Distance to Core Area
Score	10	5	11	20	6	5	4	6	3	3	73

www.dse.vic.gov.au

Appendix 8: NVR Report



Native vegetation removal report

This report provides information to support an application to remove, destroy or lop native vegetation in accordance with the *Guidelines for the removal, destruction or lopping of native vegetation*. The report is **not an assessment by DELWP** of the proposed native vegetation removal. Native vegetation information and offset requirements have been determined using spatial data provided by the applicant or their consultant.

Date of issue: 13/05/2020  
Time of issue: 3:43 pm

Report ID: IND\_2020\_008

Project ID	HabZones_VICGRID94_v2
------------	-----------------------

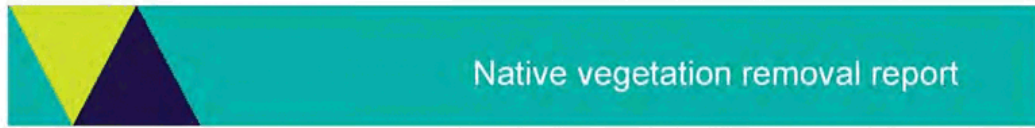
Assessment pathway

Assessment pathway	Detailed Assessment Pathway
Extent including past and proposed	1.854 ha
Extent of past removal	0.000 ha
Extent of proposed removal	1.854 ha
No. Large trees proposed to be removed	44
Location category of proposed removal	Location 2 The native vegetation is in an area mapped as an endangered Ecological Vegetation Class (as per the statewide EVC map). Removal of less than 0.5 hectares of native vegetation in this location will not have a significant impact on any habitat for a rare or threatened species.

1. Location map



## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



### Offset requirements if a permit is granted

Any approval granted will include a condition to obtain an offset that meets the following requirements:

<b>General offset amount<sup>1</sup></b>	1.481 general habitat units
Vicinity	West Gippsland Catchment Management Authority (CMA) or Latrobe City Council
Minimum strategic biodiversity value score <sup>2</sup>	0.413
Large trees	44 large trees

NB: values within tables in this document may not add to the totals shown above due to rounding

Appendix 1 includes information about the native vegetation to be removed

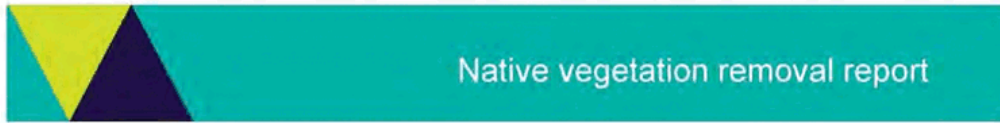
Appendix 2 includes information about the rare or threatened species mapped at the site.

Appendix 3 includes maps showing native vegetation to be removed and extracts of relevant species habitat importance maps

<sup>1</sup> The general offset amount required is the sum of all general habitat units in Appendix 1.

<sup>2</sup> Minimum strategic biodiversity score is 80 per cent of the weighted average score across habitat zones where a general offset is required

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020



## Native vegetation removal report

## Next steps

Any proposal to remove native vegetation must meet the application requirements of the Detailed Assessment Pathway and it will be assessed under the Detailed Assessment Pathway.

If you wish to remove the mapped native vegetation you are required to apply for a permit from your local council. Council will refer your application to DELWP for assessment, as required. **This report is not a referral assessment by DELWP.**

This *Native vegetation removal report* must be submitted with your application for a permit to remove, destroy or lop native vegetation.

Refer to the *Guidelines for the removal, destruction or lopping of native vegetation* (the Guidelines) for a full list of application requirements. This report provides information that meets the following application requirements:

- The assessment pathway and reason for the assessment pathway
- A description of the native vegetation to be removed (partly met)
- Maps showing the native vegetation and property (partly met)
- Information about the impacts on rare or threatened species.
- The offset requirements determined in accordance with section 5 of the Guidelines that apply if approval is granted to remove native vegetation.

Additional application requirements must be met including:

- Topographical and land information
- Recent dated photographs
- Details of past native vegetation removal
- An avoid and minimise statement
- A copy of any Property Vegetation Plan that applies
- A defensible space statement as applicable
- A statement about the Native Vegetation Precinct Plan as applicable
- A site assessment report including a habitat hectare assessment of any patches of native vegetation and details of trees
- An offset statement that explains that an offset has been identified and how it will be secured.

© The State of Victoria Department of Environment, Land, Water and Planning Melbourne 2020

This work is licensed under a Creative Commons Attribution 4.0 International licence. You are free to re-use the work under that licence, on the condition that you credit the State of Victoria as author. The licence does not apply to any images, photographs or branding, including the Victorian Coat of Arms, the Victorian Government logo and the Department of Environment, Land, Water and Planning logo. To view a copy of this licence, visit <http://creativecommons.org/licenses/by/34.0/au/deed.en>

Authorised by the Victorian Government, 8 Nicholson Street, East Melbourne.

For more information contact the DELWP Customer Service Centre 136 186

[www.delwp.vic.gov.au](http://www.delwp.vic.gov.au)

**Disclaimer**

This publication may be of assistance to you but the State of Victoria and its employees do not guarantee that the publication is without flaw of any kind or is wholly appropriate for your particular purposes and therefore disclaims all liability for any error, loss or other consequence which may arise from you relying on any information in this publication.

Obtaining this publication does not guarantee that an application will meet the requirements of Clauses 52.16 or 52.17 of the Victoria Planning Provisions and Victorian planning schemes or that a permit to remove native vegetation will be granted.

Notwithstanding anything else contained in this publication, you must ensure that you comply with all relevant laws, legislation, awards or orders and that you obtain and comply with all permits, approvals and the like that affect, are applicable or are necessary to undertake any action to remove, lop or destroy or otherwise deal with any native vegetation or that apply to matters within the scope of Clauses 52.16 or 52.17 of the Victoria Planning Provisions and Victorian planning schemes.

## Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Appendix 1: Description of native vegetation to be removed

The species-general offset test was applied to your proposal. This test determines if the proposed removal of native vegetation has a proportional impact on any rare or threatened species habitats above the species offset threshold. The threshold is set at 0.005 per cent of the mapped habitat value for a species. When the proportional impact is above the species offset threshold a species offset is required. This test is done for all species mapped at the site. Multiple species offsets will be required if the species offset threshold is exceeded for multiple species.

Where a zone requires species offset(s), the species habitat units for each species in that zone is calculated by the following equation in accordance with the Guidelines:

$$\text{Species habitat units} = \text{extent} \times \text{condition} \times \text{species landscape factor} \times 2, \text{ where the species landscape factor} = 0.5 + (\text{habitat importance score}/2)$$

The species offset amount(s) required is the sum of all species habitat units per zone

Where a zone does not require a species offset, the general habitat units in that zone is calculated by the following equation in accordance with the Guidelines:

$$\text{General habitat units} = \text{extent} \times \text{condition} \times \text{general landscape factor} \times 1.5, \text{ where the general landscape factor} = 0.5 + (\text{strategic biodiversity value score}/2)$$

The general offset amount required is the sum of all general habitat units per zone.

## Native vegetation to be removed

Information provided by or on behalf of the applicant in a GIS file							Information calculated by EnSym					
Zone	Type	BioEVC	BioEVC conservation status	Large tree(s)	Partial removal	Condition score	Polygon Extent	Extent without overlap	SBV score	HI score	Habitat units	Offset type
1-A	Patch	strz0016	Vulnerable	38	no	0.730	1.485	1.485	0.510		1.228	General
2-A	Patch	strz0029	Endangered	0	no	0.620	0.053	0.053	0.510		0.037	General
4-A	Patch	strz0029	Endangered	0	no	0.470	0.173	0.173	0.510		0.092	General
5-A	Patch	strz0016	Vulnerable	6	no	0.730	0.142	0.142	0.592		0.124	General

Page 8

## Appendix 2: Information about impacts to rare or threatened species' habitats on site

This table lists all rare or threatened species' habitats mapped at the site.

Species common name	Species scientific name	Species number	Conservation status	Group	Habitat impacted	% habitat value affected
Strzelecki Gum	<i>Eucalyptus strzeleckii</i>	504558	Vulnerable	Dispersed	Habitat importance map	0.0014
Bog Gum	<i>Eucalyptus kitsoniana</i>	501290	Rare	Dispersed	Habitat importance map	0.0003
Powerful Owl	<i>Ninox strenua</i>	10246	Vulnerable	Dispersed	Habitat importance map	0.0000
Black Falcon	<i>Falco subniger</i>	10238	Vulnerable	Dispersed	Habitat importance map	0.0000
White-throated Needletail	<i>Hirundapus caudacutus</i>	10334	Vulnerable	Dispersed	Habitat importance map	0.0000
Lace Monitor	<i>Varanus varius</i>	12283	Endangered	Dispersed	Habitat importance map	0.0000
Greater Glider	<i>Petauroides volans</i>	11133	Vulnerable	Dispersed	Habitat importance map	0.0000

## Habitat group

- Highly localised habitat means there is 2000 hectares or less mapped habitat for the species
- Dispersed habitat means there is more than 2000 hectares of mapped habitat for the species

## Habitat impacted

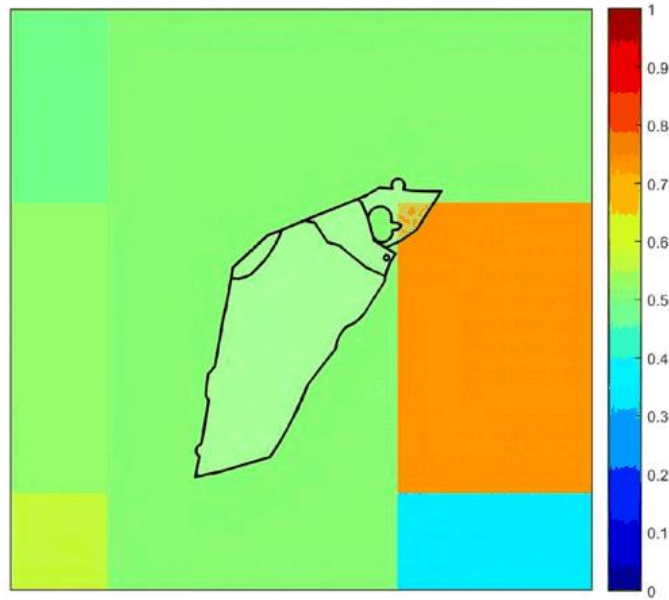
- Habitat importance maps are the maps defined in the Guidelines that include all the mapped habitat for a rare or threatened species
- Top ranking maps are the maps defined in the Guidelines that depict the important areas of a dispersed species habitat, developed from the highest habitat importance scores in dispersed species habitat maps and selected VBA records
- Selected VBA record is an area in Victoria that represents a large population, roosting or breeding site etc.

Page 8

Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Appendix 3 – Images of mapped native vegetation

2. Strategic biodiversity values map



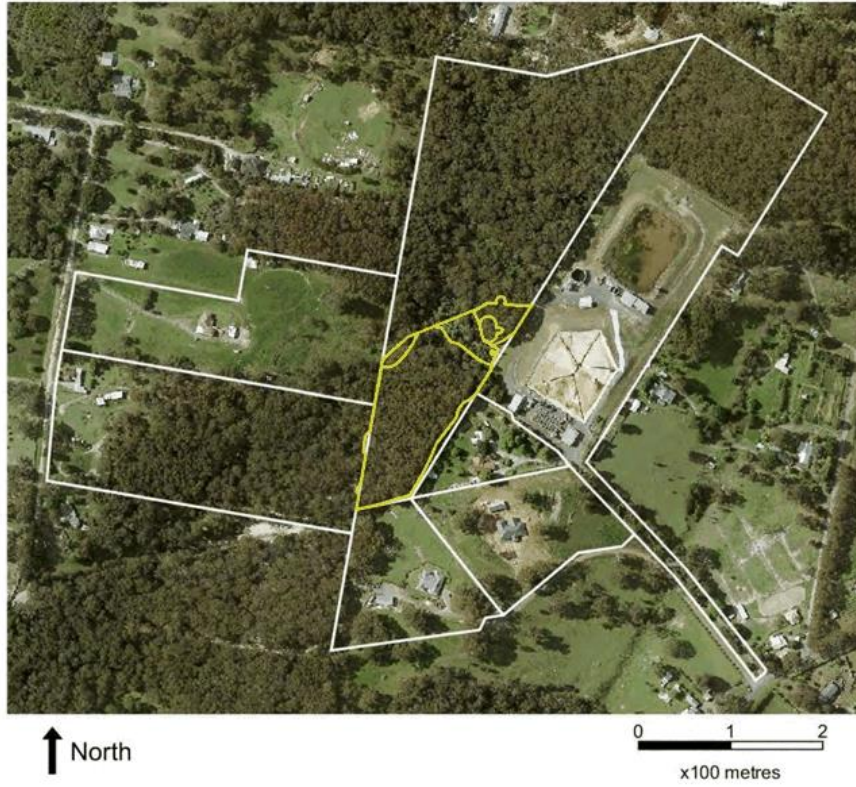
3. Aerial photograph showing mapped native vegetation





Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

4. Map of the property in context



Yellow boundaries denote areas of proposed native vegetation removal.

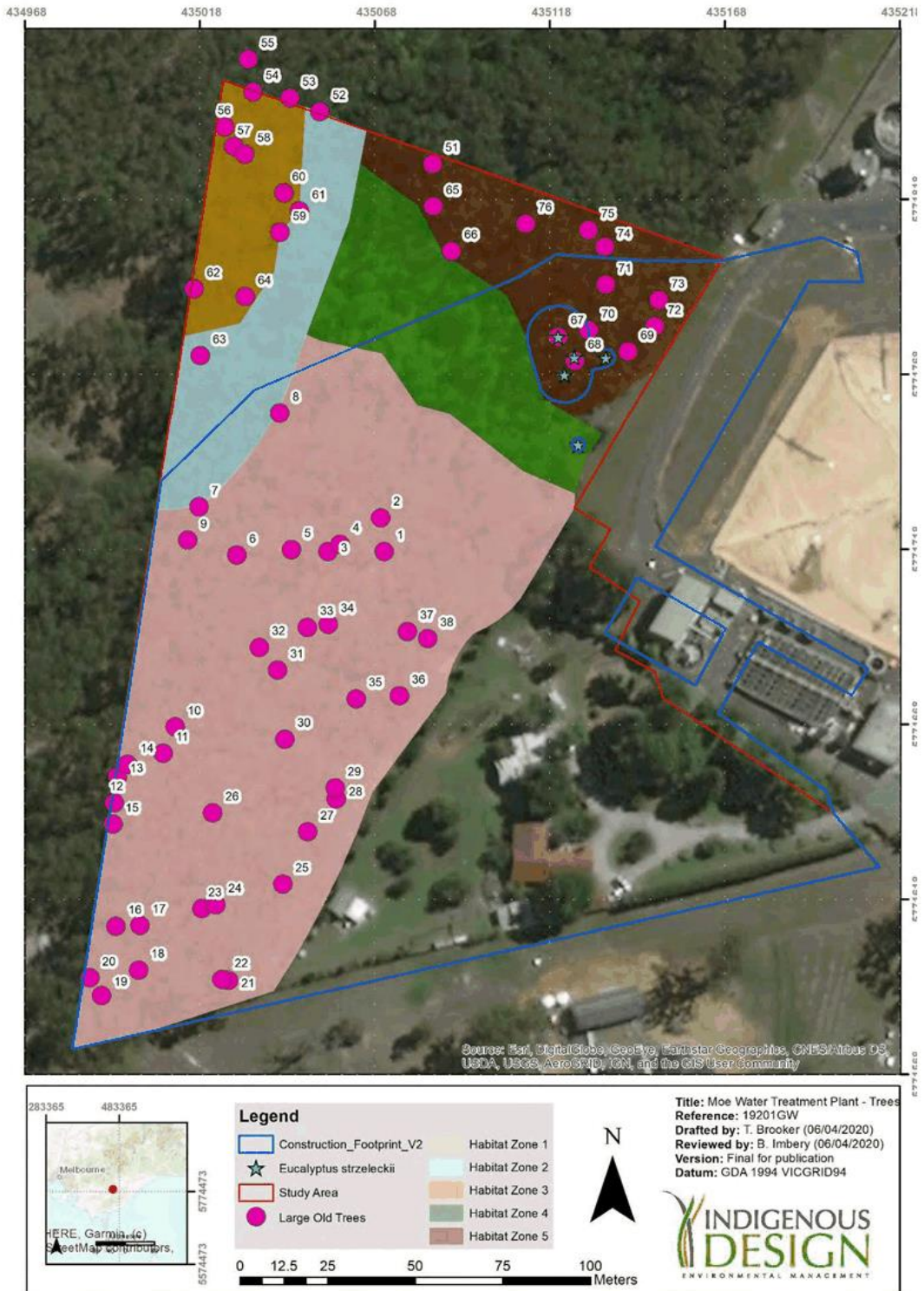
Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

## Maps

Maps commence on the next page.

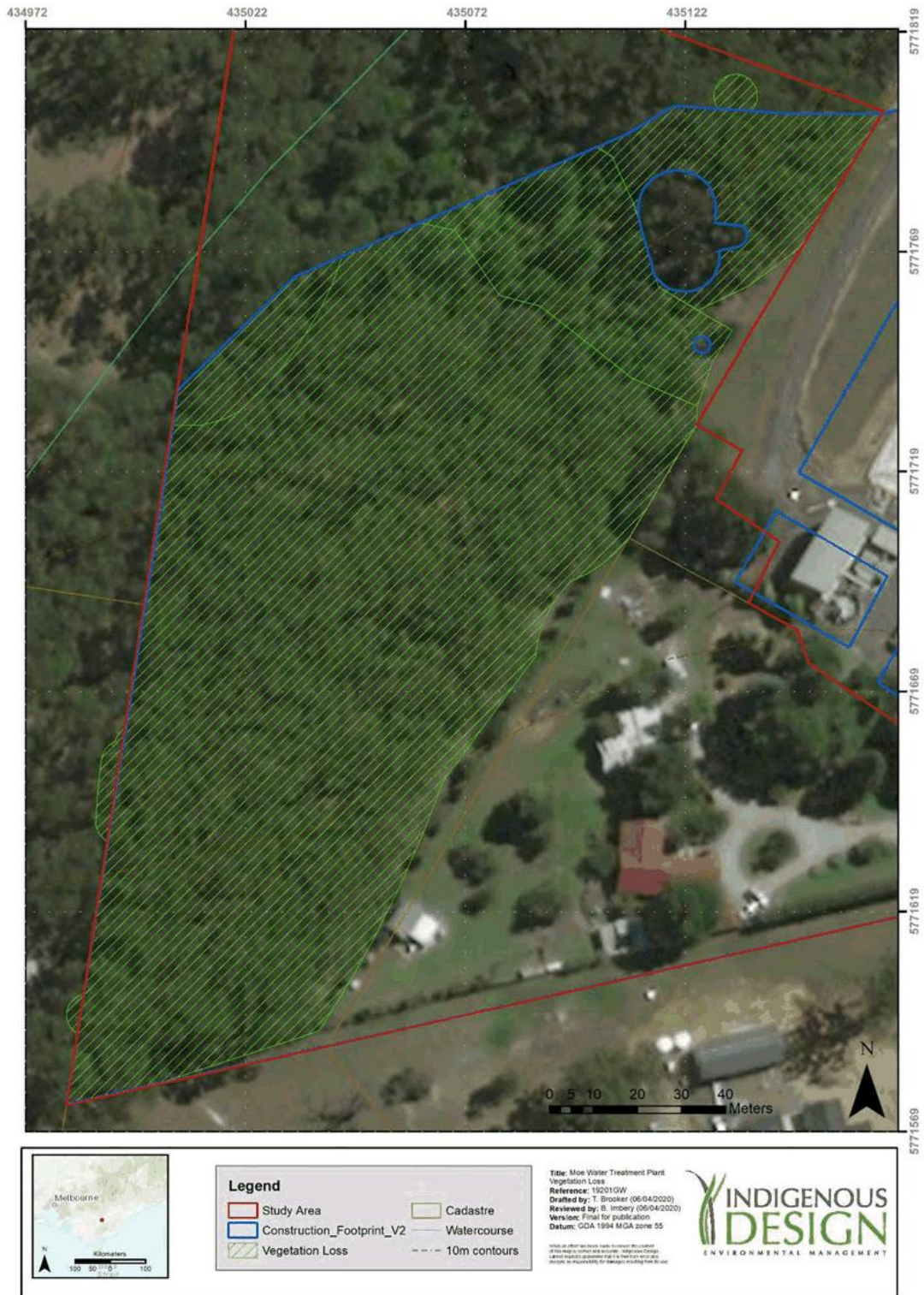
Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Map 1 - Habitat Zones, Scattered and Large Trees



Ecological Assessment - Moe Water Treatment Plant CWS Basin | May 2020

Map 2 – Location and extent of native vegetation losses under the proposal





**INDIGENOUS DESIGN**

1635 Main Rd, Research, VIC, 3095  
Melbourne | Morwell | Wonthaggi

P (03) 9437 0555  
E [nicole@iddesign.com.au](mailto:nicole@iddesign.com.au)

ABN: 64 081 044 144

[www.iddesign.com.au](http://www.iddesign.com.au)

## **Appendix D – Powerful Owl assessments**

# Gippsland Water – Moe Treatment Plant Assessment of Habitat and Survey for Powerful Owl



Report to Indigenous Design

Environmental Management  
March 2020



E. McNabb

Ninox Pursuits Environmental Services  
PO Box 135  
Gembrook Victoria 3783

## Contents

Acknowledgements .....	ii
Summary .....	iii
1 Introduction .....	1
2 Methods .....	2
2.1 Review of existing information .....	2
2.2 Dusk watch .....	2
2.3 Call Playback .....	2
2.4 Spotlighting .....	3
2.5 Daytime searches .....	3
3 Data reporting .....	4
4 Results .....	6
4.1 Existing information .....	6
4.2 Dusk watch .....	6
4.3 Call Playback .....	6
4.4 Spotlighting .....	6
4.5 Daytime searching .....	6
5 Discussion .....	7
6 Conclusion .....	9
7 Preliminary Recommendations .....	10
References .....	11
Appendix 1 .....	12
Appendix 2 .....	12
Appendix 3 .....	12

**Cover photo:** Grassy Woodland at survey site 1, Gippsland Water treatment plant, Moe. (Photo Ninnox Pursuits).



## **Acknowledgements**

Thanks to Indigenous Design for their invitation to conduct this project.

Thanks to Jake Whitelaw (Gippsland Water) for support during fieldwork.

Figure 1 was created using Google Earth Pro.

## Summary

Targeted surveys for the *threatened* Powerful Owl at or near, Gippsland Water's water treatment plant in Moe, failed to detect the species or evidence of current occurrence. A deceased specimen found within the property was reported in 2013. Obsolete habitat modelling suggests that the area provides suitable habitat for the Powerful Owl. Subjective assessment suggests that the project area may provide a proportion of a broader foraging habitat although no potential nest sites (i.e. large hollow bearing trees) were identified.

A preferred prey item, Common Ringtail Possum is abundant across the local landscape.

Further investigation closer to the breeding season (May – June) is recommended to provide a higher level of certainty about the breeding status of the owls.

No other *threatened* nocturnal bird species were detected. One non-threatened nocturnal bird, the Southern Boobook was detected during playback survey.

The 15.6-hectare site currently contributes approximately 10.4 hectares of remnant bushland along the western and northern flanks of the infrastructure areas. These bushland areas potentially contribute as foraging and roosting areas.

The proposed development may excise approximately 2.6 hectares from the above bushland. Other, suitable roosting and foraging habitat outside of the study area was recognised including the Edward Hunter Reserve to the north. The Powerful Owl may range over the broader landscape including the study area although at this time, no such activity or evidence of presence was found.

Further investigation during May when Powerful Owls usually become highly reactive to call playback is recommended.

The proposed extension to the water treatment facility is not expected to negatively impact the Powerful Owl.

## 1 Introduction

Gippsland Water propose to extend its water storage/treatment facility onto currently forested land adjacent to and abutting its water treatment facility at Moe South. This extension will require clearing of approximately 2.6 ha of relatively unmodified forest (Figure 1).

One *threatened* nocturnal bird species, the Powerful Owl *Ninox strenua* has been recorded on the property, less than 100 metres from the perimeter of the proposed work area in July 2013 (DELWP 2020). This record was of a deceased bird and the nearest other record of Powerful Owl is 11.7 kilometres to the north-east, within Moondarra State Park (DELWP 2020).

The Flora & Fauna Guarantee Act (DSE 1988) requires Gippsland Water to meet compliance with the protection of native fauna at the subject site. Consequently, Gippsland Water recognise their obligation to assess the status of the Powerful Owl at the facility and reduce negative impacts on the species if possible.

Ninox Pursuits was invited to investigate the status of the Powerful Owl on the property, to identify potential impacts and recommend preliminary mitigation strategies where appropriate, which may be associated with the proposed extension project.

## 2 Methods

### 2.1 Review of existing information

The Department of Environment, Land and Water's Nature Kit website (DELWP 2020) was interrogated to provide information on threatened nocturnal bird species on and near the subject site.

### 2.2 Dusk watch

Dusk watch was used to detect owls calling at these times to reveal the roost location. If an owl was heard during dusk watch, compass bearings would be used to guide a daytime search for a roost site. Where a tree hollow was identified near a dusk watch site, it would be watched for owls or other hollow-dwelling fauna which may emerge.

### 2.3 Call Playback

Call playback. Pre-recorded digital (mp3) territorial calls broadcast at natural volume through a 10watt amplifier to elicit an audible or visual response from owls. Playback was conducted on two nights, one week apart, commencing one hour after sunset. Listening is continued after playback whilst a spotlight walk is conducted to search for owls that may have responded by flying quietly to the playback site and record other fauna (potential prey).

The playback sequence included four *threatened* species: Powerful Owl, Barking Owl *N. commivens*, Sooty Owl *Tyto tenebricosa* and Masked Owl *T. novaehollandiae* and Southern Boobook punctuated with listening periods between each species.

Playback sites were selected to provide strategic audio coverage of the subject site.

When an owl vocalises, compass bearing and an estimate of distance is noted to allow an estimate of position of calling owl. This response can direct subsequent area for on foot investigation.

Call playback involves a degree of disturbance. Hence, care was taken to avoid excessive use of call playback at individual sites. If unsolicited calling is noted, play back of the relevant species is omitted unless necessary to determine detailed information.

#### *2.4 Spotlighting*

Each playback session was followed by a spotlight search over approximately one Ha, of 10 minutes duration. These searches extend the listening period to check for owls that may call in response or fly in silently to the playback area. Arboreal mammals (i.e. prey) and other mammals were noted.

#### *2.5 Daytime searches*

A daytime search involved either:

- Searching an area determined by compass bearings (triangulation) to a calling owl.
- Searching selected areas on foot to look for roosting owls or signs such as regurgitated pellets and/or faeces.

### **3 Data reporting**

All fauna data collected during surveys to be submitted to the Victorian Biodiversity Atlas.

Figure 1. Gippsland Water Treatment site, Moe. Owl survey map March 2020



## 4 Results

### 4.1 Existing information

For the one-minute grid block containing the water treatment plant and proposed extension site, the Nature Kit website revealed one record in 2013 of Powerful Owl (DELWP 2020; Figure 1). This record was of a dead bird reported by Shannon Dwyer near the interface between remnant forest and the cleared water treatment plant (Figure 1). There are no records of other threatened nocturnal birds in the grid block with nearest record of Powerful Owl 11.7 kilometres to the north-east in Moondarra State Park, .

### 4.2 Dusk watch

Dusk watch was conducted at sites one and three on 16<sup>th</sup> and 23<sup>rd</sup> March 2020 respectively (Figure 1). No large forest owls were detected during these dusk watches.

### 4.3 Call Playback

Call playback was conducted on sites one and two on 16<sup>th</sup> March 2020 and sites three, four and five on 23<sup>rd</sup> March 2020 (Figure 1). No threatened owl species were detected and one non-threatened owl, the Southern Boobook responded vocally to playback at site 3.

### 4.4 Spotlighting

A total of 12 Common Ringtail Possums *Pseudocheirus peregrinus* were detected during spotlighting of the five sites following playback. One Common Brushtail Possum *Trichosurus vulpecula* was detected at site five (in Edward Hunter Reserve) and two Southern Bobucks, *T. cunninghamii* were detected at site four, within the treatment plant property.

### 4.5 Daytime searching

A daylight search of the forested areas was conducted on the 16<sup>th</sup> March followed by a further search of the proposed extension area on 23 March 2020. No owls or evidence of owls was found. Further, no large hollow bearing trees (potential nest sites) were seen.



## 5 Discussion

Powerful Owls are known to occupy large home ranges. For example, recent work in Gippsland by Bilney (2013) showed an adult female to range over an area of between 871 and 1589 hectares depending upon the method of home range analysis. Although no Powerful Owl or evidence of one, was revealed during this study, a possibility remains that at some time, Powerful Owls may forage, roost or nest on the Gippsland Water treatment site at Moe. At the time of writing, no such evidence has come to light and it should be recognised that the one 2013 atlas record was of a dead individual, not a fit, resident bird.

Powerful Owls in Victoria breed during winter. Courting and nest selection occurs during late autumn and eggs are usually laid in early June (McNabb 1996). Powerful Owls are generally most responsive to call playback during late autumn when they defend their nesting territory from intruding conspecifics. The survey conducted herein should be considered to be preliminary. A brief playback survey in May is recommended to provide improved surety about the status of the Powerful Owl in the area.

The preferred prey of the Powerful Owl in Victoria is the Common Ringtail Possum (McNabb 1996). Although such prey numbers have been depleted across the broader landscape by the recent decade of drought and severe summers (McNabb *et al.* 2012), the landscape across the study site appears to support an abundant population of this prey species. Therefore, breeding should not be curtailed by lack of food.

Since the 2009 Black Saturday wildfires, prescribed burning targets have been increased with the aim to mitigate wildfire and protect communities and assets. Such planned burns in many cases, have led to destruction of hollow den and nest trees (E. McN. pers. obs.). Prey such as possums, gliders etc. is negatively impacted by loss of middle storey food plants and dens. Land managers should therefore consider such impacts if planning to burn and adopt strategies to protect sensitive owl and prey habitat.

This study has found that although a major proportion, 2.64 hectares (25%) of the 10.35 hectares of remnant habitat on the property may be lost due to the extension, negative impact on the Powerful Owl over the broader landscape should be minimal due to an apparent shortage of suitable nest sites and the abundance of favoured prey species, ringtail and brushtail possums.

Further survey work during May, close to the owls' breeding season may provide more conclusive evidence although it must be stressed that absence cannot be proven.

Construction of the proposed extension at the south end of the property, although 2.64 hectares of potential habitat may be lost, is not expected to negatively impact the status of the Powerful Owl in the area.

## 6 Conclusion

- Powerful Owls are not currently considered to be resident in the landscape including and surrounding the Gippsland Water Treatment site at Moe South.
- There is no record of a live Powerful Owl on or near the site.
- No breeding site has been identified on or near the site.
- The creation and maintenance the proposed extension area is not expected to negatively impact the owls because the owls have not been seen to forage, roost or nest within the mapped (Figure 1) property.
- The proposed works operation may negatively impact on unknown owl roost sites, although it is considered that the existence of large tracts of nearby habitat will provide alternative roost sites.
- Current land management practices have preserved habitat outside the proposed extension area.
- Future management should continue to consider impacts of future works on foraging, roosting and breeding sites.

## 7 Preliminary Recommendations

- A call playback survey of the area for Powerful Owl in May is recommended when resident owls become most territorial. If a Powerful Owl is detected during above survey, make effort to determine potential impact if any, of the planned works on the Gippsland Water treatment site.

## References

- Bilney, R.J. (2013). Home-range, diet and breeding of a Powerful Owl *Ninox strenua* in East Gippsland, Victoria. *Aust. Field Ornithology* 30: 40-46.
- DELWP (2020) <http://maps.biodiversity.vic.gov.au/viewer/?viewer=NatureKit>
- DSE (1988). *Flora & Fauna Guarantee Act*. Dept. Sustainability and Environment.
- DSE (2013). *Advisory List of Threatened Vertebrate Fauna in Victoria*. Dept. Sustainability and Environment.
- McNabb, E.G. (1996). Observations on the biology of the Powerful Owl *Ninox strenua* in Southern Victoria. *Aust. Bird Watcher* 16: 267-294.
- McNabb, E.G., Cheers, G.C. and R. H. Loyn. (2012). *Persistence of owls and arboreal mammals after severe wildfire in the Goulburn Broken Catchment*. Unpubl. Report to Caring for Our Country and Goulburn Broken Catchment Authority. Arthur Rylah Institute for Environmental Research, Dept. Sustainability and Environment.
- Webster, A., Humphries, R., and Lowe, K. (2004). Powerful Owl *Ninox strenua*. Action Statement No. 92, Flora and Fauna Guarantee Act (1988). Dept. Sustainability and Environment.

### Appendix 1.

Co-ordinates of owl survey points on or near Moe Water Treatment Plant in March 2020. DW=Duskwatch; PB=Call playback; SL= Spotlighting, 10 min/1ha. (\*offsite. Zone 55, Map Datum GDA94).

Date	Site No	east	south	Notes
16.03.20	1	435344	5771933	DW;PB;SL
16.03.20	2	435086	5771681	PB;SL
23.03.20	3	435140	5771750	DW;PB;SL
23.03.20	4	435330	5771936	PB;SL
23.03.20	5*	435268	5772307	PB;SL

### Appendix 2.

Victorian Biodiversity Atlas record of Powerful Owl at Moe Water Treatment Plant, July 2013. (Zone 55, Map Datum GDA94)

Species	east	north	Date
Powerful Owl (deceased)	435205	5771869	2013

### Appendix 3.

Nocturnal fauna observed during surveys on or near Moe Water Treatment Plant in March 2020 (\*offsite).

Site	<i>Ninox novaeseelandiae</i>	<i>Trichosurus vulpecula</i>	<i>T. cunninghami</i>	<i>Pseudochierus peregrinus</i>	<i>Vulpes vulpes</i>
1				1	
2	1			3	
3				2	
4			2	1	
5*		1		5	1



8<sup>th</sup> May 2020

**Jake Whitelaw**

Environmental Officer  
Gippsland Water  
55 Hazelwood Drive, Traralgon 3844  
Jake.whitelaw@gippswater.com.au

Dear Jake,

**RE: Further Assessment of Habitat and Survey for Powerful Owl - Moe Water Treatment Plant**

Please see supplementary report to Ninox Pursuits Environmental Managements Powerful Owl survey of the Moe Water Treatment plant completed in early May 2020.

This report completes the recommendation from the previous report (Ninox Pursuits, March 2020) to “..complete a call playback survey of the area for Powerful Owl in May when resident owls become most territorial. If a Powerful Owl is detected during this survey, make effort to determine potential impact if any, of the planned works on the Gippsland Water treatment site”.

No evidence of Powerful Owl occurrence was found in the landscape surrounding and including the Moe Water Treatment plant and there was no detection of the owl through call playback at this time, close to breeding season which provides confidence that no owls currently occupy the area.

Nothing further is required for the planning permit and approvals process in regard to recommendations made in the Indigenous Design's Report *Ecological Assessment - Moe Water Treatment Plant CWS Basin* (Imbery, Fuhrmann & Brooker, April 2020).

Please feel free to contact me if you require anything further.

Regards,

A handwritten signature in blue ink that reads 'Tania Brooker'.

Tania Brooker  
Consulting Manager

INDIGENOUS DESIGN  
95 Tramway Road, Morwell VIC 3840  
Melbourne | Morwell | Wonthaggi

ABN: 64 081 044 144

P: (03) 5134 3159  
M: 0437 713 030  
E: [tania@iddesign.com.au](mailto:tania@iddesign.com.au)

[www.iddesign.com.au](http://www.iddesign.com.au)

Supplementary report: May 2020

**Gippsland Water – Moe Treatment Plant  
Further Assessment of Habitat  
and  
Survey for  
Powerful Owl**

Report to Indigenous Design  
Environmental Management  
May 2020



E. McNabb

Ninox Pursuits Environmental Services  
PO Box 135  
Gembrook Victoria 3783



## Contents

Acknowledgements .....	i
Summary .....	ii
1 Introduction .....	1
2 Methods .....	2
2.1 Call Playback .....	2
3 Data reporting .....	3
3 Results .....	5
3.1 Dusk watch .....	5
3.2 Call Playback .....	5
3.3 Spotlighting .....	5
3.4 Daytime searching .....	5
4 Conclusion .....	6
Appendix 1. ....	7

## **Acknowledgements**

Thanks again to Indigenous Design Environmental Management.

Thanks again to Jake Whitelaw for field support.

Susie Dewar-McNabb assisted with field survey.

**Summary**

Additional targeted survey for the *Threatened* Powerful at or near, Gippsland Water's water treatment plant in Moe, failed to detect the species or evidence of current occurrence.

## 1 Introduction

Further investigation, closer to breeding season, into the status of the threatened Powerful Owl *Ninox strenua* was recommended by Ninox Pursuit in their March 2020 Report to Indigenous Design. This supplement reports on the recommended further investigation in May 2020.

## 2 Methods

Methods applied were as described in above report with modification of call playback (see below).

### 2.1 Call Playback

Call playback. Pre-recorded digital (mp3) territorial calls were broadcast at natural volume through a 10watt amplifier to elicit an audible or visual response from owls. Playback was conducted on one night (3<sup>rd</sup> May 2020), commencing one hour after sunset.

The playback sequence targeted only one species, the *threatened* Powerful Owl. Calls of this species were played for a period of six minutes followed by a ten-minute spotlighting search over approximately one hectare to search for and listen for, an owl which may have arrived silently. Arboreal mammals were also noted.

Playback sites were selected to provide strategic audio coverage of the subject site.

### **3 Data reporting**

All fauna data collected during surveys to be submitted to the Victorian Biodiversity Atlas.

Figure 1. Gippsland Water Treatment site, Moe. Owl survey map May 2020



### 3 Results

#### 3.1 Dusk watch

Dusk watch was conducted simultaneously at sites 6 and 7 on 3<sup>rd</sup> May 2020 (Figure 1). No owls were detected during these dusk watches.

#### 3.2 Call Playback

Call playback was conducted on sites 5, 8 and 9 respectively on 3<sup>rd</sup> May 2020. No owls were detected.

#### 3.3 Spotlighting

One Common Ringtail Possum *Pseudocheirus peregrinus* and two Common Brushtail Possums *Trichosurus vulpecula* were detected during spotlighting within the treatment plant property. Two Common Ringtail Possums were detected after playback at the Edward Hunter Reserve. No owls were detected.

#### 3.4 Daytime searching

No Powerful Owls or evidence of their occurrence was found during daylight on foot searching of the property. One (non-threatened) Southern Boobook *Ninox novaeseelandiae* was flushed from its roost during this searching.



#### **4 Conclusion**

- No evidence of Powerful Owl occurrence was found in the landscape surrounding and including the Gippsland Water Treatment plant.
- Absence cannot be proven. However, lack of detection through call playback at this time, close to breeding season when the owls a highly territorial, provides confidence that no owls currently occupy the area.
- There is no record of a live Powerful Owl on or near the site.
- No evidence of breeding was identified on or near the site at this time.

### Appendix 1.

Co-ordinates of owl survey points on or near Moe Water Treatment Plant 3rd May 2020. DW=Dusk watch; PB=Call playback; SL= Spotlighting, 10 min/1ha. (\*offsite. Zone 55, Map Datum GDA94).

<b>Site No</b>	<b>east</b>	<b>south</b>	<b>Notes</b>
6	435379	5772058	DW
7	435143	5771816	DW
8	435344	5771933	PB;SL
9	435140	5771750	PB;SL
5*	435268	5772307	PB;SL

## **Appendix E – Heritage assessment/draft CHMP**



**Proposed Construction of a Water Storage Basin at the Moe Water Treatment Plant, Moe South. Cultural Heritage Management Plan – Desktop, Standard and Complex Assessments**

**AV Management Plan Number: 17099**

**Size of Activity: Medium**

**Sponsor: Gippsland Water**

**Date: April 16<sup>th</sup>, 2020**

**Heritage Advisor: Matthew Barker**

**Author: Matthew Barker**

**ABORIGINAL CULTURAL HERITAGE: None**

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Title Page**

TITLE OF MANAGEMENT PLAN:	Proposed Construction of a Water Storage Basin at the Moe Water Treatment Plant, Moe South
AV CHMP NUMBER:	17099
SIZE OF ACTIVITY AREA:	37978m <sup>2</sup> (Medium)
LEVEL OF ASSESSMENT:	Desktop, Standard and Complex Assessments
SPONSOR:	Gippsland Water
HERITAGE ADVISOR:	Matthew Barker
AUTHOR:	Matthew Barker
DATE OF COMPLETION:	April 16 <sup>th</sup> , 2020
ABORIGINAL CULTURAL HERITAGE:	None

**Acknowledgements**

Benchmark Heritage Management Pty Ltd (BHM P/L) wishes to acknowledge the following people for their assistance and participation in the production of this CHMP:

**GunaiKurnai Land and Waters Aboriginal Corporation:**

Russell Mullett - GLaWAC field representative.  
 Peter Ritchie - GLaWAC field representative.  
 Malcolm Morgan - GLaWAC field representative.  
 Daniel Hayes - GLaWAC field representative.

**The Sponsor - Gippsland Water**

Deb Archer - Coordinator Environment and Sustainability, GW.  
 Narelle James - Asset Land Planning Officer, GW.  
 Jake Whitelaw - Environmental Officer, GW.  
 Owen Beebe - Capital Planning Engineer, GW.  
 Tim Paton - Aboriginal Water Officer, GW.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Disclaimer**

The information contained in this CHMP references information contained in government heritage databases and similar sources and is, to the best knowledge of Benchmark Heritage Management Pty Ltd, true and correct at the time of report production. While this CHMP contains a summary of information it does not provide, nor does it intend to provide, an in-depth summary and assessment of all available research materials in relation to the Activity Area. Benchmark Heritage Management Pty Ltd does not accept liability for errors or omissions referenced in primary or secondary sources.

Any opinions expressed in this CHMP are those of Benchmark Heritage Management Pty Ltd and do not represent those of any third parties. Benchmark Heritage Management Pty Ltd have undertaken reasonable efforts to consult with Registered Aboriginal Parties and representatives of Aboriginal community groups who are, to the best of our knowledge and advice, the legal and proper representatives of the local Aboriginal community relevant to the Activity Area. However, Benchmark Heritage Management Pty Ltd will not be held responsible for opinions or actions which may be expressed by dissenting persons or organisations. This CHMP has been prepared to comply with the *Aboriginal Heritage Act 2006* and the *Aboriginal Heritage Regulations 2018*.

**Copyright Notice**

This report is copyright. Any intellectual property therein remains the property of Benchmark Heritage Management P/L and Gippsland Water. Under the Copyright Act, no part of this report may be reproduced without prior written permission from Gippsland Water. Permission is required from both the GLaWAC and the Sponsor to reproduce any part of this report.

**CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH****Abbreviations****ACHP: Aboriginal Cultural Heritage Place****AV: Aboriginal Victoria****BA: Bachelor of Archaeology****BHM P/L: Benchmark Heritage Management Pty Ltd****CHMP: Cultural Heritage Management Plan****DPGS: Differential Global Positioning System****EVC: Ecological Vegetation Community****GDA: Geocentric Datum of Australia****GW: Gippsland Water****GLaWAC: GunaiKurnai Land and Waters Aboriginal Corporation****LDAD: Low Density Artefact Distribution****PAD: Potential Archaeological Deposit****PAS: Potential Archaeological Sensitivity****pH: Potential of Hydrogen****RAP: Registered Aboriginal Party****S: Section****VAHR: Victorian Aboriginal Heritage Register**

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## Executive Summary

Compliance requirements are set out in Part 1 of the Cultural Heritage Management Plan.

### **Activity, Location and Level of Assessment Undertaken**

This CHMP has been prepared for proposed construction of a water storage basin at Moe Water Treatment Plant, Moe South, herein referred to as the Activity Area. The Activity Area is located in MGA Zone 55. All coordinates presented in this CHMP are referenced to GDA94/MGA55. The Activity Area is approximately 37978m<sup>2</sup> in size. The Activity Area is located approximately 135km east of the Melbourne CBD (see Maps 1-3). A Glossary of Terms is shown in Appendix 3.

### **Results of Assessment: Desktop**

The search identified a total of 8 registered ACHPs within the geographic region. These ACHPs consist of a total of 14 ACHP components comprising three ACHP component types (Table 5). No Aboriginal Historical References were identified within the geographic region. None of these ACHPs were located in the Activity Area. The Desktop Assessment concluded that artefact scatters and low density artefact distributions (LDADs) are the ACHP types most likely to occur within the Activity Area.

### **Results of Assessment: Standard**

The Standard Assessment was conducted on the 16<sup>th</sup> of March and was undertaken by Matthew Barker (who also supervised the Standard Assessment) and Annette Millar of Benchmark Heritage Management P/L with GLaWAC representatives Peter Ritchie and Malcolm Morgan. The field representatives of the GLaWAC agreed that the Activity Area was of potential archaeological sensitivity and agreed to establish the potential for Aboriginal cultural heritage by Complex Assessment to test the ACHP prediction model.

### **Results of Assessment: Complex**

The Complex Assessment was undertaken by Matthew Barker (Supervisor) on the 16-17<sup>th</sup> and 19<sup>th</sup> of March 2020 by Matthew Barker and Annette Millar of Benchmark Heritage Management P/L with GLaWAC representatives Peter Ritchie, Malcolm Morgan and Daniel Hayes. The excavation of two 1x1m Test Pits and twenty-eight 50x50cm Shovel Test Pits was undertaken (Tables 8-10, Map 7). No Aboriginal cultural heritage was identified in Test Pits 1-2 or Shovel Test Pits 1-28. These results indicate in conjunction with the Standard Assessment results that:

1. 58 Moe South Road is highly disturbed with only isolated areas of intact soils. This has been most likely caused by the construction and demolition of the former house and the subsequent construction of the existing house and associated infrastructure.
2. Parts of the forested area at 56 Moe South Road have been severely disturbed. The locations of the Shovel Test Pits in which the light grey silt layer was absent correlates to the locations of mounded soils and exposed clays indicating that activities associated with the construction of the existing treatment plant most likely impacted on sections of the forest; particularly those adjacent to the house and existing water treatment infrastructure.

The Complex Assessment demonstrated that the Activity Area has limited potential to retain Aboriginal cultural deposits.

### **Aboriginal Cultural Heritage**

No Aboriginal cultural heritage was identified during the CHMP assessment.



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Table of Contents**

Title Page.....	i
Abbreviations.....	iii
Executive Summary.....	iv
Part 1 -Cultural Heritage Management Conditions .....	1
1.0 Management Conditions .....	1
2.0 Contingency Plans .....	2
2.1 Section 61 Matters.....	2
2.2 Dispute Resolution.....	2
2.3 Discovery of Aboriginal cultural heritage during works.....	3
2.3.1 Unexpected discovery of Aboriginal Ancestral Remains .....	3
2.3.2 Unexpected discovery of other Aboriginal cultural heritage: During the Activity.....	4
2.4 Reporting discovery of Aboriginal cultural heritage during works .....	5
2.5 Custody and Management of Aboriginal Cultural Heritage Discovered During Works.....	6
2.6 Reviewing Compliance with the CHMP.....	6
Part 2 - Assessment.....	11
3.0 Introduction .....	11
3.1 Reasons for Preparing the Cultural Heritage Management Plan.....	11
3.2 Notice of Intention to Prepare a CHMP .....	11
3.3 Location of the Activity Area and the Current Landowner .....	12
3.4 Sponsor for the CHMP .....	12
3.5 Name, Qualifications and Experience of the Heritage Advisor.....	12
3.6 Registered Aboriginal Party (RAP) with Responsibility for the Activity Area.....	12
4.0 Activity Description .....	15
5.0 Extent of the Activity Area Covered by the Cultural Heritage Management Plan.....	18
6.0 Documentation of Consultation.....	20
6.1 Names and Functions of Representatives Appointed by the RAP .....	20
6.2 Participation in the Conduct of the Assessment.....	21
6.3 Consultation in Relation to Methodology.....	21
6.4 Summary of Outcomes of Consultation.....	22
7.0 Aboriginal Cultural Heritage Assessment .....	23
7.1 Desktop Assessment .....	23
7.1.1 Search of the Victorian Aboriginal Heritage Register .....	23
7.1.2 The Geographic Region .....	23
7.1.3 Registered ACHPs in the Geographic Region .....	26
7.1.4 Previous Works in the Geographic Region Relevant to the Activity Area .....	26
7.1.5 Historical and Ethno-historical Accounts of the Geographic Region .....	31
7.1.6 The Landforms and Geomorphology of the Activity Area .....	33
7.1.7 The Environmental Determinants of the Activity Area.....	34
7.1.8 Land Use History Relevant to the Activity Area .....	38
7.1.9 Conclusions from the Desktop Assessment.....	43
7.2 Standard Assessment .....	45
7.2.1 Justification for Survey.....	45
7.2.2 Aims of Standard Assessment.....	45
7.2.3 Standard Assessment Methodology .....	45
7.2.4 Results of Standard Assessment .....	49
7.2.5 Standard Assessment Constraints .....	49
7.2.6 Land Disturbance .....	50
7.2.7 Ground Surface Visibility and Effective Survey Coverage.....	50

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

7.2.8 Aboriginal Cultural Heritage Identified .....	51
7.2.9 Conclusions of the Standard Assessment .....	51
7.3 Complex Assessment .....	58
7.3.1 Justification for Sub-surface Testing .....	58
7.3.2 The Sub-Surface Testing Aims.....	59
7.3.3 Sub-surface Testing Methodology .....	59
7.3.4 Results of the Sub-surface Testing.....	62
7.3.5 Complex Assessment Constraints and Limitations .....	72
7.3.6 Conclusions of the Sub-Surface Testing.....	72
8.0 Details of Aboriginal Cultural Heritage in the Activity Area.....	73
9.0 Consideration of Section 61 Matters .....	74
9.1 Section 61 Matters.....	74
9.2 Are there particular Contingency Plans that might be necessary?.....	74
9.3 What Custody and Management Arrangements might be needed?.....	74
References .....	76
Appendices.....	79
Appendix 1: Notice of Intent to Prepare a Cultural Heritage Management Plan.....	80
Appendix 2: Response from the GLaWAC.....	85
Appendix 3: Glossary .....	86
Appendix 4: City of Latrobe Zone Permitted Uses.....	90
Appendix 5: ACHP Listing Report for the Geographic Region Showing ACHP Components .....	99
Appendix 6: GDA 94/MGA 55 Co-ordinates.....	100
Maps	
Map 1: Activity Area Location: Regional View .....	13
Map 2: Activity Area Location: Local View.....	14
Map 3: Activity Area Location.....	19
Map 4: Geographic Region.....	25
Map 5: Standard Assessment Map – Effective Survey Coverage .....	47
Map 6: Standard Assessment Map – Disturbance .....	48
Map 7: Sub-Surface Testing Locations .....	61
Tables	
Table 1: Checklist for Reviewing Compliance with this CHMP .....	7
Table 2: Potential Breaches and Remedies.....	9
Table 3: Typical Activity Depths .....	15
Table 4: Documentation of Consultation.....	20
Table 5: ACHP types in the region of the Activity Area.....	26
Table 6: Ground Surface Visibility and Effective Survey Coverage .....	50
Table 7: Standard Assessment Photographs.....	58
Table 8: Summary excavation data from Test Pit 1. ....	63
Table 9: Summary excavation data from Test Pit 2 .....	65
Table 10: Shovel Test Pits 1-28 Stratigraphic Detail .....	69
Figures	
Figure 1: Indicative Development Plan .....	17
Figure 2: 1939 Aerial Photograph (DELWP 2019b).....	41

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## Plates

Plate 1: View of existing house on 58m Moe South Road (M. Barker 16/3/20), facing southeast .....	52
Plate 2: View of house, shedding and exposed grey silt (M. Barker 16/3/20), facing northwest. ....	52
Plate 3: View of dense grass and driveway at (M. Barker 16/3/20), facing southwest.....	53
Plate 4: View of outbuilding (M. Barker 16/3/20), facing southeast.....	53
Plate 5: View of excavated pit showing soils profile (M. Barker 16/3/20), facing east.....	54
Plate 6: View of exposed compact clay silt (M. Barker 16/3/20), facing south.....	54
Plate 7: View of fire track long eastern boundary of 56 Moe South Road (M. Barker 16/3/20), facing north .....	55
Plate 8: View of exposed grey silt and yellow sandy clay (M. Barker 16/3/20).....	55
Plate 9: View of slope to low point on western boundary of 56 Moe South Road (M. Barker 16/3/20), facing north.....	56
Plate 10: View of exposed grey silt (M. Barker 16/3/20), facing north .....	56
Plate 11: View of exposed clay in southern end of the forested section of 56 Moe South Road (M. Barker 16/3/20), facing north .....	57
Plate 12: View of ponding water and exposed clay at northeastern end of the forested section of 56 Moe South Road (M. Barker 16/3/20), facing west.....	57
Plate 13: View of mounded clays at northeastern end of the forested section of 56 Moe South Road (M. Barker 16/3/20), facing west.....	58
Plate 14: View of mounded clay in the centre north of 56 Moe South Road (M. Barker 16/3/20), facing north.....	58
Plate 15: Photo by M. Barker (17/3/20) after excavation showing stratigraphic profile of Test Pit 1 facing north.....	63
Plate 16: Photo by M. Barker (19/3/20) after excavation showing stratigraphic profile of Test Pit 2 facing north.....	65
Plate 17: Photo by M. Barker (16/3/20) showing an example of intact profile in Shovel Test Pit 7 ....	66
Plate 18: Photo by M. Barker (16/3/20) showing an example of soil profile in Shovel Test Pit 5 with clay on the surface and no silt layer .....	66
Plate 19: Photo by M. Barker (17/3/20) showing an example of intact profile in Shovel Test Pit 11 ..	67
Plate 20: Photo by M. Barker (17/3/20) showing an example of intact profile in Shovel Test Pit 13 ..	67
Plate 21: Photo by M. Barker (17/3/20) showing an example of soil profile in Shovel Test Pit 17 showing highly disturbed sub-surface soils. ....	68
Plate 22: Photo by M. Barker (17/3/20) showing an example of soil profile in Shovel Test Pit 15 showing highly disturbed sub-surface soils .....	68

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## Part 1 - Cultural Heritage Management Conditions

### 1.0 Management Conditions

These conditions become compliance requirements once the Cultural Heritage Management Plan (CHMP) is approved. Failure to comply with a condition is an offence under Section 67A of the *Aboriginal Heritage Act 2006*.

The CHMP must be readily accessible to the Sponsor and their employees and contractors when carrying out the activity. No Aboriginal cultural heritage was located within the Activity Area; therefore, specific cultural heritage Management Conditions are not required.

#### 1.1 General Management Conditions

##### Management Condition 1

The following Management Condition is required prior to the implementation of the activity.

In order to provide a system for notification of the discovery of Aboriginal cultural heritage during ground disturbance works, it will first be necessary to provide a Cultural Heritage Induction to all contractors and workers undertaking ground disturbance works. The induction must inform all relevant personnel of:

- The presence of this CHMP;
- The purpose of this CHMP;
- The results of the CHMP;
- The Management Conditions made in the CHMP;
- The appropriate response to discovery of cultural heritage and Aboriginal Ancestral remains; and
- The results of non-compliance with this CHMP.

The induction must be presented by a GunaiKurnai Land and Waters Aboriginal Corporation (GLaWAC) representative. At least two weeks' notice must be provided to the GLaWAC prior to the intended induction date. A Request for a GLaWAC Representative form can be obtained by contacting the GLaWAC office by email [chm@glawac.com](mailto:chm@glawac.com).

This procedure must be organised and paid for by the Sponsor.

##### Management Condition 2

The following Management Condition is required during the implementation of the activity.

A hard copy of the approved CHMP must be kept on-site during the activity so that it can be referred to if required.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## 2.0 Contingency Plans

The contingency procedures contained in Section 2 of this report form part of the CHMP and *must* be incorporated into the development or Environmental Management Plan for the project. A copy of this CHMP must be held on site at all times.

The approved format for a CHMP states that, in accordance with *Clause 13(1) Schedule 2* of the *Aboriginal Heritage Regulations 2018*, a CHMP must also include specific contingency plans for:

- (a) the matters referred to in Section 61 of the *Aboriginal Heritage Act 2006*;
- (b) the resolution of any disputes between the Sponsor and relevant registered Aboriginal parties in relation to the implementation of the plan or the conduct of the activity;
- (c) reviewing compliance with the CHMP and mechanisms for remedying non-compliance;
- (d) the management of Aboriginal cultural heritage found during the activity; and
- (e) the notification, in accordance with the Act, of the discovery of Aboriginal cultural heritage during the carrying out of the activity.

Contingency plans are required, even in situations where it has been assessed that there is a low probability of ACHPs being located within an Activity Area

### 2.1 Section 61 Matters

Section 61 of the *Aboriginal Heritage Act 2006* is concerned with the avoidance and/or minimisation of harm to Aboriginal cultural heritage, and any specific measures required for the management of Aboriginal cultural heritage during and following the activity. Section 61 matters pertaining to undiscovered cultural heritage that may become exposed during the activity are discussed in Section 2.3.

### 2.2 Dispute Resolution

In the event of a dispute between the Sponsor and the Registered Aboriginal Party during the implementation of this CHMP, the following process must be implemented:

1. The parties must agree to use their best endeavours to resolve the dispute in good faith.
2. Initially the parties must identify the nature of the matter in dispute. The parties should agree in writing as to the nature of the matter in dispute within five working days of the dispute arising, with reference to the specific conditions or requirements in the CHMP.
3. Once the nature of the dispute is identified, the parties should meet within five working days to discuss any options or remedial actions that may resolve the matter/s in dispute.
4. If agreement can be reached between the parties in relation to remedial actions, this agreement should be recorded in writing and include a programme for the implementation of the action. In these circumstances, the Registered Aboriginal Party agree that it will use its best endeavours to ensure there are no avoidable delays to the schedule for the works.
5. If an agreement cannot be reached in relation to remedial actions, the parties agree to appoint (at a shared cost) an independent mediator to oversee a meeting between the parties.
6. The mediation meeting should be scheduled as soon as practicable.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

7. The parties must attend the mediation meeting in good faith and use their best endeavours to resolve the dispute.
8. If agreement can be reached at the mediation meeting, this agreement should be recorded in writing and include a programme for the implementation of any remedial actions. In these circumstances the Registered Aboriginal Party agree that it will use its best endeavours to ensure there are no avoidable delays to the schedule for the works.
9. In the event that a mediated solution cannot be reached between the parties, any matter of non-compliance may be pursued under the *Aboriginal Heritage Act 2006*.

### 2.3 Discovery of Aboriginal cultural heritage during works

#### 2.3.1 Unexpected discovery of Aboriginal Ancestral Remains

If any suspected Aboriginal Ancestral Remains are found during any activity, works must cease. The Victoria Police and the State Coroner's Office should be notified immediately. If there are reasonable grounds to believe the remains are Aboriginal, the Coronial Admissions and Enquiries hotline must be contacted immediately on 1300 888 544. This advice has been developed further and is described in the following 5-step contingency plan.

Any such discovery at the Activity Area must follow these steps.

##### 1) Discovery:

- If suspected Aboriginal Ancestral Remains are discovered, all activity in the vicinity must stop; and,
- The remains must be left in place, and protected from harm or damage.

##### 2) Notification:

- If suspected Aboriginal Ancestral Remains have been found, the State Coroner's Office and the Victoria Police must be notified immediately;
- If there is reasonable grounds to believe the remains are Aboriginal Ancestral Remains, the Coronial Admissions and Enquiries hotline must be immediately notified on 1300 888 544;
- All details of the location and nature of the Aboriginal Ancestral Remains must be provided to the relevant authorities;
- If it is confirmed by these authorities the discovered remains are Aboriginal Ancestral Remains, the person responsible for the activity must report the existence of them to the Victorian Aboriginal Heritage Council in accordance with Section 17 of the *Aboriginal Heritage Act 2006*.

##### 3) Impact Mitigation or Salvage:

- The Victorian Aboriginal Heritage Council, after taking reasonable steps to consult with any Aboriginal person or body with an interest in the Aboriginal Ancestral Remains, will determine the appropriate course of action as required by Section 18(2)(b) of the *Aboriginal Heritage Act 2006*;
- An appropriate impact mitigation or salvage strategy as determined by the Victorian Aboriginal Heritage Council must be implemented by the Sponsor.

##### 4) Curation and further analysis:

- The treatment of salvaged Aboriginal Ancestral Remains must be in accordance with the direction of the Victorian Aboriginal Heritage Council.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**5) Reburial:**

- Any reburial site(s) must be fully documented by an experienced and qualified archaeologist, clearly marked and all details provided to Aboriginal Victoria;
- Appropriate management measures must be implemented to ensure the Aboriginal Ancestral Remains are not disturbed in the future.

**2.3.2 Unexpected discovery of other Aboriginal cultural heritage: During the Activity**

There is potential for previously unknown Aboriginal cultural heritage to be uncovered during the proposed activity and during compliance inspections. The Sponsor must at all times avoid unlawful harm to Aboriginal cultural heritage. The following contingency must be followed by the Sponsor if previously unrecorded Aboriginal cultural heritage is identified during the activity.

If suspected Aboriginal cultural heritage is identified during the activity the following process applies:

- a) The Site Supervisor must be immediately notified;
- b) All works within 10m of the location of suspected Aboriginal cultural heritage must be immediately suspended and the extent of the suspected Aboriginal Place isolated from further disturbance by safety webbing and star pickets. No-go signage must be attached to the temporary fencing around any Aboriginal cultural heritage at all times. The no-go signage must be visible at all times. The suspected Aboriginal cultural heritage must not be removed;
- c) Work may continue in other parts of the Activity Area, away from the 10m buffer around the suspected Aboriginal Place; however, if further suspected Aboriginal cultural heritage is identified, these works must also be suspended;
- d) A Heritage Advisor must be notified within 24 hours of the discovery of suspected Aboriginal cultural heritage;
- e) The GLaWAC must be contacted within 24 hours. The Heritage Advisor must facilitate the involvement of the GLAWAC. This must include an on-site investigation and assessment of the significance of the cultural heritage;
- f) A Heritage Advisor and a representative(s) of the GLaWAC must inspect the suspected Aboriginal cultural heritage as soon as is practical. First and foremost, it will be necessary to determine if the suspected Aboriginal cultural heritage is indeed Aboriginal cultural heritage. If the suspected Aboriginal cultural heritage is determined not to be Aboriginal cultural heritage by the Heritage Advisor and the representative(s) of the GLaWAC works may recommence;
- g) If the suspected Aboriginal cultural heritage is determined to be Aboriginal cultural heritage by the Heritage Advisor and the representative(s) of the GLaWAC; the Heritage Advisor must determine if it is part of an already known site or should be registered as a new site and update and/or complete site records as appropriate and advise on possible management strategies for the Aboriginal cultural heritage;
- h) Section (S) 61 matters relating to harm avoidance or minimisation measures must be explored by the Heritage Advisor in consultation with the representative(s) of the GLaWAC and the Sponsor. Harm must be avoided as a priority;

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

- i) The Sponsor must attempt to avoid harm to the Aboriginal Cultural Heritage Place. Relocating the activity to avoid any Aboriginal Cultural Heritage Place must be considered and adopted where possible. Where this is not achievable attempts must be made to minimise harm to Aboriginal cultural heritage;
- j) Within a period of 5 working days a decision must be made by the Heritage Advisor, in consultation with the representative(s) of the GLaWAC and the Sponsor, as to the management of the Aboriginal cultural heritage;
- k) Possible Management Conditions may include, but are not limited to – avoidance of harm to Aboriginal cultural heritage (priority); minimisation of harm to Aboriginal cultural heritage; retention of potentially artefact bearing topsoil in the Activity Area; archaeological salvage (either by machine or hand); surface collection of artefacts; a combination of one or more of the aforementioned; or no action required;
- l) Aboriginal Victoria must be notified of the discovery and decision in relation to the management of the newly identified Aboriginal cultural heritage through the submission of the appropriate Victorian Aboriginal Heritage Registry forms and (if applicable) an amended CHMP or salvage excavation report;
- m) Spatial data and a place inspection form for any salvage works must also be lodged with the VAHR within 30 days. Depending on the extent and Complexity of the salvage excavation, a report for a small salvage excavation must be finalised within 90 days while for a large and Complex one this may be up to six months.
- n) The Heritage Advisor may advise the Site Supervisor when suspended construction works can proceed. In general, works may recommence:
  - When the appropriate protective measures have been taken;
  - Where the relevant Aboriginal cultural heritage records have been updated and/or completed;
  - Where all parties agree there is no prudent or feasible course of action; or
  - Once any relevant dispute has been resolved.
- o) Custody of any Aboriginal cultural heritage material identified during the activity must be ascribed to the GLaWAC.

**2.4 Reporting discovery of Aboriginal cultural heritage during works**

The project manager must appoint a qualified Heritage Advisor for the duration of the project, who will be available to advise and act on the discovery of suspected Aboriginal cultural heritage. The Heritage Advisor will need to:

1. Be available to visit the site and inspect any items of suspected Aboriginal cultural heritage that may be found during any development.
2. Document any items of Aboriginal cultural heritage that are found during any development and report the sites to AV by means of completing an AV site card and registering the site.
3. Complete the ACHP documentation in association with a representative of the GLaWAC.
4. The heritage advisor in consultation with GLaWAC must advise on appropriate treatment or salvage of any Aboriginal cultural heritage.



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

5. Provide adequate reporting on the treatment of any Aboriginal cultural heritage to standards required by AV.

**2.5 Custody and Management of Aboriginal Cultural Heritage Discovered During Works**

In any case where previously unrecorded Aboriginal cultural material is located during the assessment, it will be the responsibility of the Heritage Advisor to:

1. Catalogue the Aboriginal cultural heritage;
2. Label and package the Aboriginal cultural heritage with reference to provenance;
3. With the GLaWAC arrange storage of the Aboriginal cultural heritage in a secure location with copies of the catalogue and assessment documentation; and
4. Custody of any Aboriginal cultural heritage material identified during the activity must be ascribed to the GLaWAC.

**2.6 Reviewing Compliance with the CHMP**

Under Section 67A of the *Aboriginal Heritage Act 2006* the Sponsor must comply with approved CHMP. The Sponsor of an approved CHMP is guilty of an offence under Section 67A; Parts 1, 3 and 5 with the corresponding penalties listed under Parts 2, 4 and 6:

- (1) The Sponsor of an approved CHMP is guilty of an offence if—
  - (a) the Sponsor by an act or omission fails to comply with the conditions of the approved CHMP; and
  - (b) at the time of the act or omission the Sponsor knew that the act or omission failed to comply with the conditions of this CHMP.
- (2) A Sponsor of an approved CHMP who is guilty of an offence under subsection (1) is liable to a penalty not exceeding—
  - (a) in the case of a natural person, 600 penalty units;
  - (b) in the case of a body corporate, 3000 penalty units.
- (3) The Sponsor of an approved CHMP is guilty of an offence if—
  - (a) the Sponsor by an act or omission fails to comply with the conditions of the approved CHMP; and
  - (b) at the time of the act or omission the Sponsor was reckless as to whether the act or omission failed to comply with the conditions of this CHMP.
- (4) A Sponsor of an approved CHMP who is guilty of an offence under subsection (3) is liable to a penalty not exceeding—
  - (a) in the case of a natural person, 300 penalty units;
  - (b) in the case of a body corporate, 1500 penalty units.
- (5) The Sponsor of an approved CHMP is guilty of an offence if—
  - (a) the Sponsor by an act or omission fails to comply with the conditions of the approved CHMP; and
  - (b) at the time of the act or omission the Sponsor was negligent as to whether the act or omission failed to comply with the conditions of this CHMP.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

(6) A Sponsor of an approved CHMP who is guilty of an offence under subsection (5) is liable to a penalty not exceeding—

- (a) in the case of a natural person, 60 penalty units;
- (b) in the case of a body corporate, 300 penalty units.

The Sponsor must ensure that compliance with this Cultural Heritage Management Plan is reviewed. A review process must be incorporated in the Environmental Management Plan or similar document for the project. The Management Conditions shown in Section 1 must be listed in the Environmental Management Plan. There must be a mechanism included in the CHMP (such as a checklist or database) to indicate when the recommended actions for Aboriginal cultural heritage have been carried out. The project manager must be responsible for maintaining this list. Any associated documentation which accompanies the actions must be recorded on the checklist or database.

The record of compliance must be maintained by the project manager at all times and must be available for inspection by Authorised Officers and Aboriginal Heritage Officers.

It is illegal to harm cultural heritage outside of the Conditions contained within this CHMP. Authorised Officers and Aboriginal Heritage Officers from Aboriginal Victoria and the GLaWAC may conduct CHMP compliance audits.

A checklist is provided below in Table 1 that specifies what measures will be undertaken to review compliance with the CHMP. The site manager must verify that the measures specified below have been undertaken.

**Table 1: Checklist for Reviewing Compliance with this CHMP**

CHECKLIST FOR REVIEWING COMPLIANCE WITH THIS CHMP		
	Yes	No
<b>Prior to works occurring</b>		
1: Has an induction taken place in accordance with Management Condition 1?		
<b>During Works</b>		
2: Is a hard copy of the approved CHMP available on site in accordance with Management Condition 2? Is the approved CHMP accessible to all project staff in accordance with Management Condition 2?		
<b>If Possible Aboriginal Cultural Heritage has been Discovered</b>		
1: Has the site Supervisor been notified in accordance with Contingency 2.3.2 (a)?		
2: Has all construction activity within 10m of the Aboriginal cultural heritage stopped in accordance with Contingency 2.3.2 (b)?		
3: Has the Aboriginal cultural heritage been protected (e.g. with fencing) in accordance with Contingency 2.3.2 (b)?		
4: Has the cultural heritage been left undisturbed in accordance with Contingency 2.3.2 (b)?		
5: Has a Heritage Advisor been contacted within 24 hours in accordance with Contingency 2.3.2 (d)?		
6: Has the GLaWAC been contacted in accordance with Contingency 2.3.2 (e)?		
7: Has the Aboriginal cultural heritage been inspected by the Heritage Advisor and GLaWAC in accordance with Contingency 2.3.2 (f)?		

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

8: If cultural heritage is discovered, has it been evaluated and recorded by a Heritage Advisor and a new site record or an existing registration updated and submitted to the VAHR in accordance with Contingency 2.3.2 (g)?		
9: Have S61 matters in relation to the Aboriginal cultural heritage been considered in accordance with Contingency 2.3.2 (h)?		
10: Have all options to avoid harm been explored in accordance with Contingency 2.3.2 (i)?		
11: Has a decision on how to manage the cultural heritage been made within 3 working days? In consultation with the Sponsor and GLaWAC in accordance with Contingency 2.3.2 (j)?		
12: Has Aboriginal Victoria been notified of the discovery and decision in relation to the management of the newly identified Aboriginal cultural heritage through the submission of the appropriate Victorian Aboriginal Heritage Registry forms and (if applicable) an amended CHMP or salvage excavation report in accordance with Contingency 2.3.2 (l)?		
13: Has the GLaWAC informed the Sponsor that works can recommence in accordance with Contingency 2.3.2 (n)?		
14: Has custody of any Aboriginal cultural heritage material identified during the activity been ascribed to the GLaWAC in accordance with Contingency 2.3.2 (o)?		
<b>Discovery of Aboriginal Ancestral Remains</b>		
1: In relation to suspected Aboriginal Ancestral Remains, have the State Coroner's Office and Victoria Police been notified? Has the Coronial Admissions and Enquiries hotline been contacted on 1300 888 544?		
2: Have all works stopped within the Activity Area?		
3: Have the remains been protected with above ground fencing and no-go signage?		
4: If the remains are Aboriginal Ancestral Remains, has the Victorian Aboriginal Heritage Council been notified?		
5: Has the Victorian Aboriginal Heritage Council determined an appropriate mitigation/salvage strategy?		
6: Have the mitigation/salvage works been implemented?		
7: Have the salvaged finds/remains been treated in accordance with the direction of the Victorian Aboriginal Heritage Council?		
<b>Reburial Procedure: Aboriginal Ancestral Remains</b>		
1: Has a suitably qualified archaeologist been engaged to fully document the reburial site?		
2: Has the reburial site been clearly marked?		
3: Have all details been provided to AV?		
4: Have appropriate Management Conditions been implemented to ensure the Aboriginal Ancestral Remains are not disturbed in the future?		
<b>Changes to Activity</b>		
1: Has statutory approval been obtained for any changes to the activity?		

Review of this CHMP can be undertaken at any time by project delegates representing the Sponsor, or an agreed independent reviewer, to ensure that all parties are complying with the terms of this CHMP.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

To ensure compliance with the terms of this CHMP the site manager must verify that the measures specified in the above checklist have been undertaken. If any of the following breaches occur the site manager must action the relevant remedy (Table 2). The aim of this process must be to resolve non-compliance issues by immediately actioning processes to remedy non-compliance through consultation with the GLaWAC representatives, and the Heritage Advisor. If mechanisms for remedying non-compliance are not actioned and resolution cannot be reached then ultimately, the Minister may order a cultural heritage audit to be carried out. Details of cultural heritage audits can be obtained from Part 6, Division 1 of the *Aboriginal Heritage Act 2006*.

**Table 2: Potential Breaches and Remedies**

Potential Breach	Remedy
<b>Prior to works occurring</b>	
1: A cultural heritage induction has not taken place.	All works must stop. A cultural heritage induction must be organised within 1 working day and undertaken with 5 working days.
<b>During Development</b>	
1: A hard copy of the CHMP has not been kept on site.	If a copy of the approved CHMP has not been kept on site, then all works must cease until the CHMP is supplied and distributed to all site workers.
2: Activity has not ceased within 10m if Aboriginal cultural heritage has been located.	Activity must cease immediately within 10m of the find and the Secretary notified within 48 hours. A Heritage Advisor must immediately be notified to assess the find.
3: The GLaWAC has not been notified of any Aboriginal cultural heritage.	Notify the GLaWAC and AV within 24 hours
4: Harm to Aboriginal cultural heritage has occurred?	Work must cease immediately. The Sponsor must notify the GLaWAC within 48 hours. The Sponsor must immediately notify a Heritage Advisor and the GLaWAC to assess the level of harm. The Sponsor and the GLaWAC must undertake the following process: <ul style="list-style-type: none"> <li>• Details of the harm must be documented by the Sponsor, the Heritage Advisor and GLaWAC representatives;</li> <li>• A meeting must be held within 48 hours to attempt to mitigate further harm;</li> <li>• The understanding of the issue by both parties must be clearly stated by the Heritage Advisor and GLaWAC representatives during the course of the meeting;</li> <li>• The parties must reach a resolution;</li> </ul>

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

	<ul style="list-style-type: none"> <li>• The objective of the meeting must be to discuss and arrive at an understanding of the matter being disputed and reach a negotiated settlement of the dispute. This may include a formal protocol between the Sponsor and GLaWAC representatives; and</li> <li>• The resolution to the dispute must be recorded in writing and signed off on by both parties.</li> </ul>
5. Activity has not ceased if potential Aboriginal Ancestral Remains have been located.	All work within vicinity of the Aboriginal Ancestral Remains must cease immediately. The Sponsor must immediately action the procedure outlined in Contingency 2.3.1.

The Project Manager and any personnel involved with supervision of future construction must read the CHMP and be aware of the legal requirements of the CHMP and contingency procedures concerning Aboriginal heritage within the Activity Area. The Project Manager (or other relevant Supervisory staff) must be responsible for implementing any conditions contained in the CHMP.

The Project Manager must set in place internal processes of communication, which ensure that they are notified prior to any contractors conducting works (including archaeological contractors) at any of the ACHPs on the property.

**Contact Details for Gippsland Water**

Deb Archer  
 Gippsland Water  
 Environment and Sustainability Co-ordinator  
 Gippsland Water  
 PO Box 348 Traralgon VIC 3844  
 T 03 5177 4632  
 M 0419 560 135  
 F 03 5174 0103  
[debbie.archer@gippswater.com.au](mailto:debbie.archer@gippswater.com.au)

**Contact details for GunaiKurnai Land and Waters Aboriginal Corporation**

Russell Mullett  
 RAP MANAGER  
 GunaiKurnai Land and Waters Aboriginal Corporation (GLaWAC)  
 Forestec, 27 Scriveners Road, Kalimna West VIC 3909  
 T 03 5152 5100 | F 03 5152 1666 | M 0448 268 203  
 Email [rapmanager@glawac.com.au](mailto:rapmanager@glawac.com.au)

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## Part 2 - Assessment

### 3.0 Introduction

This Cultural Heritage Management Plan (CHMP) has been prepared for the proposed construction of a water storage basin at Moe Water Treatment Plant, Moe South, herein referred to as the Activity Area (see Maps 1-2).

The purpose of the CHMP is to identify and assess the nature, extent and significance of Aboriginal Cultural Heritage Places within the Activity Area. The CHMP provides mitigation, protection and contingency procedures for the management of cultural heritage values before, during and after development of the land.

#### 3.1 Reasons for Preparing the Cultural Heritage Management Plan

Under the *Aboriginal Heritage Regulations 2018* (r.7) a mandatory CHMP is required if;

- a) all or part of the Activity Area for the activity is within an area of cultural heritage sensitivity; and
- b) all or part of the activity is a high impact activity.

This Cultural Heritage Management Plan (CHMP) is a voluntary CHMP, because the proposed Activity Area is not within an area of cultural heritage sensitivity as defined under Division 3 of the *Aboriginal Heritage Regulations 2018*.

In accordance with Section 61 of the *Aboriginal Heritage Act (2006)*, the following mandatory matters are considered by this CHMP:

- Whether the activity will be conducted in a way that avoids harm to Aboriginal cultural heritage;
- If it does not appear to be possible to conduct the activity in a way that avoids harm to Aboriginal cultural heritage, whether the activity will be conducted in a way that minimises harm to Aboriginal cultural heritage;
- Any specific measures required for the management of Aboriginal cultural heritage likely to be affected by the activity, both during and after the activity;
- Any contingency plans required in relation to disputes, delays and other obstacles that may affect the conduct of the activity; and
- Requirements relating to the custody and management of Aboriginal cultural heritage during the course of the activity.

#### 3.2 Notice of Intention to Prepare a CHMP

A Notice of Intent (NOI) to prepare this CHMP, as required by Section 54 of the Act was submitted to the Secretary, Aboriginal Victoria (AV) on the 19<sup>th</sup> of February 2020. A copy of the NOI is attached as

**CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH**

Appendix 1. AV replied to the NOI on the 19<sup>th</sup> of February 2020 and allocated this project with the CHMP Number 17099.

The RAP with responsibility for the Activity Area is the GunaiKurnai Land and Waters Aboriginal Corporation (GLaWAC). The GLaWAC responded in writing on the 24<sup>th</sup> of February 2020 to the Notice of Intent outlining their intentions to evaluate the CHMP (Appendix 2).

**3.3 Location of the Activity Area and the Current Landowner**

The Activity Area is located at, and is comprised of, the property known as, 56 Moe South Road, Moe South being lot 2 on LP55896 and part lot 2 on PS400699 and 58 Moe South Road, Moe South being Lot 1 PS400699, City of Latrobe. The Activity Area is approximately 37978m<sup>2</sup> in size. The Activity Area is located within the township of Moe South, which is located approximately 140km east of the Melbourne CBD (see Maps 1-3).

The Activity Area is owned by the Sponsor – Gippsland Water. The Activity Area contains:

- 56 Moe South Road, lot 2 on LP55896 comprises dense regenerated forest with fire tracks along the eastern and western boundaries;
- 56 Moe South Road, lot 2 on PS400699 contains the existing Moe Water Treatment facility comprising tarmac hardstands and gravel access roads.
- 58 Moe South Road contains an existing house with associated infrastructure that is currently tenanted.

The Activity Area is located in MGA Zone 55. All coordinates presented in this CHMP are with reference to GDA94/MGA Zone 55. A more detailed description of the location and extent of the Activity Area, including cadastral details, is included in Section 5 of this CHMP.

**3.4 Sponsor for the CHMP**

The Sponsor for this CHMP is Gippsland Water.

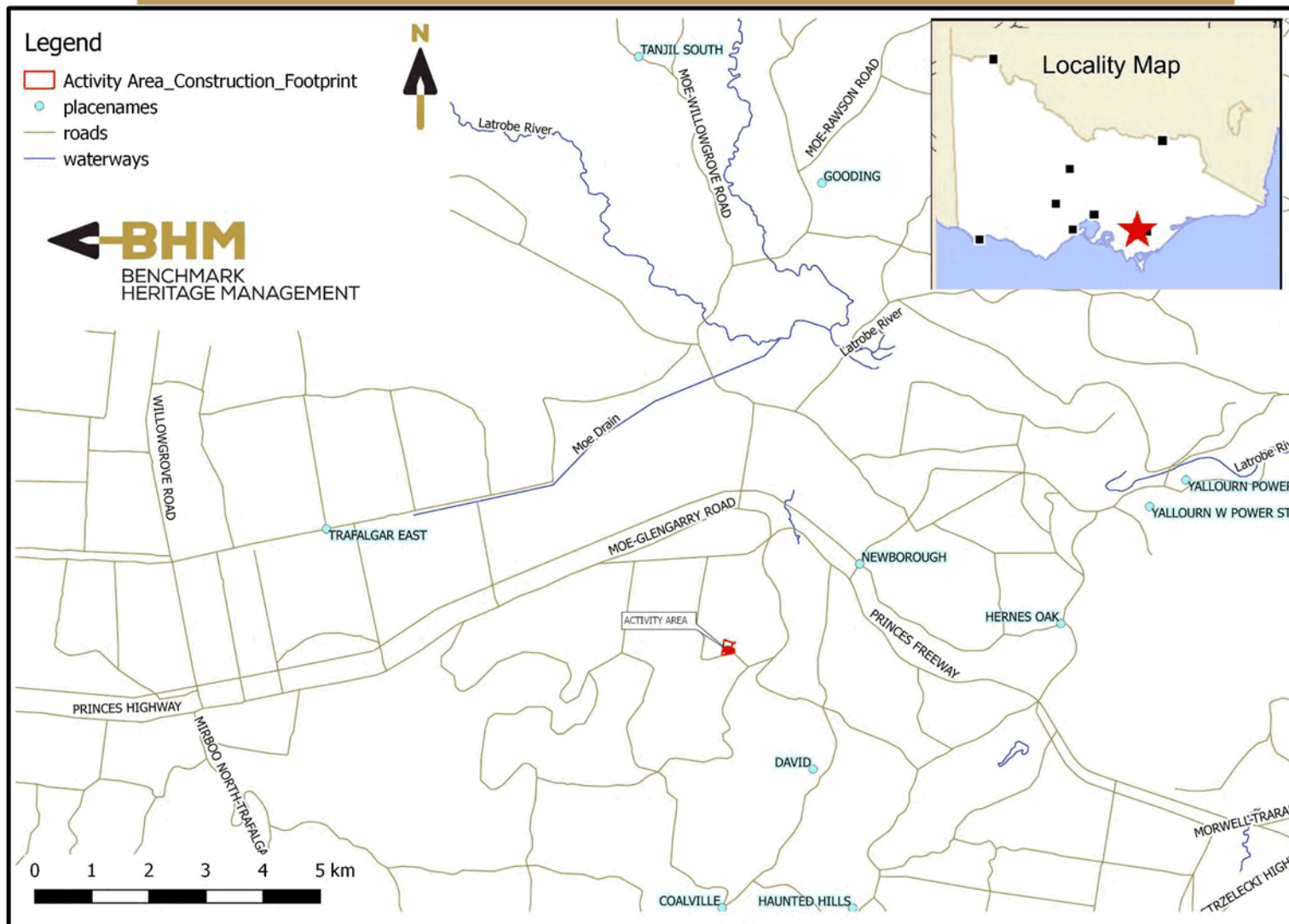
**3.5 Name, Qualifications and Experience of the Heritage Advisor**

The Heritage Advisor (HA) who has undertaken this CHMP is Matthew Barker. Matthew (Supervisor) has a Bachelor of Archaeology (2004) with Honours (2005) in Archaeology from Latrobe University and has been working in the field of Aboriginal archaeology for fifteen years. Matthew was assisted in the field by Annette Millar. Annette has a Graduate Diploma in Archaeology from Latrobe University (2018) and has had three years experience working in the field of Aboriginal archaeology.

**3.6 Registered Aboriginal Party (RAP) with Responsibility for the Activity Area**

The RAP with responsibility for the Activity Area is the GLaWAC. The GLaWAC responded in writing on the 24<sup>th</sup> of February 2020 to the Notice of Intent outlining their intentions to evaluate the CHMP (Appendix 2).

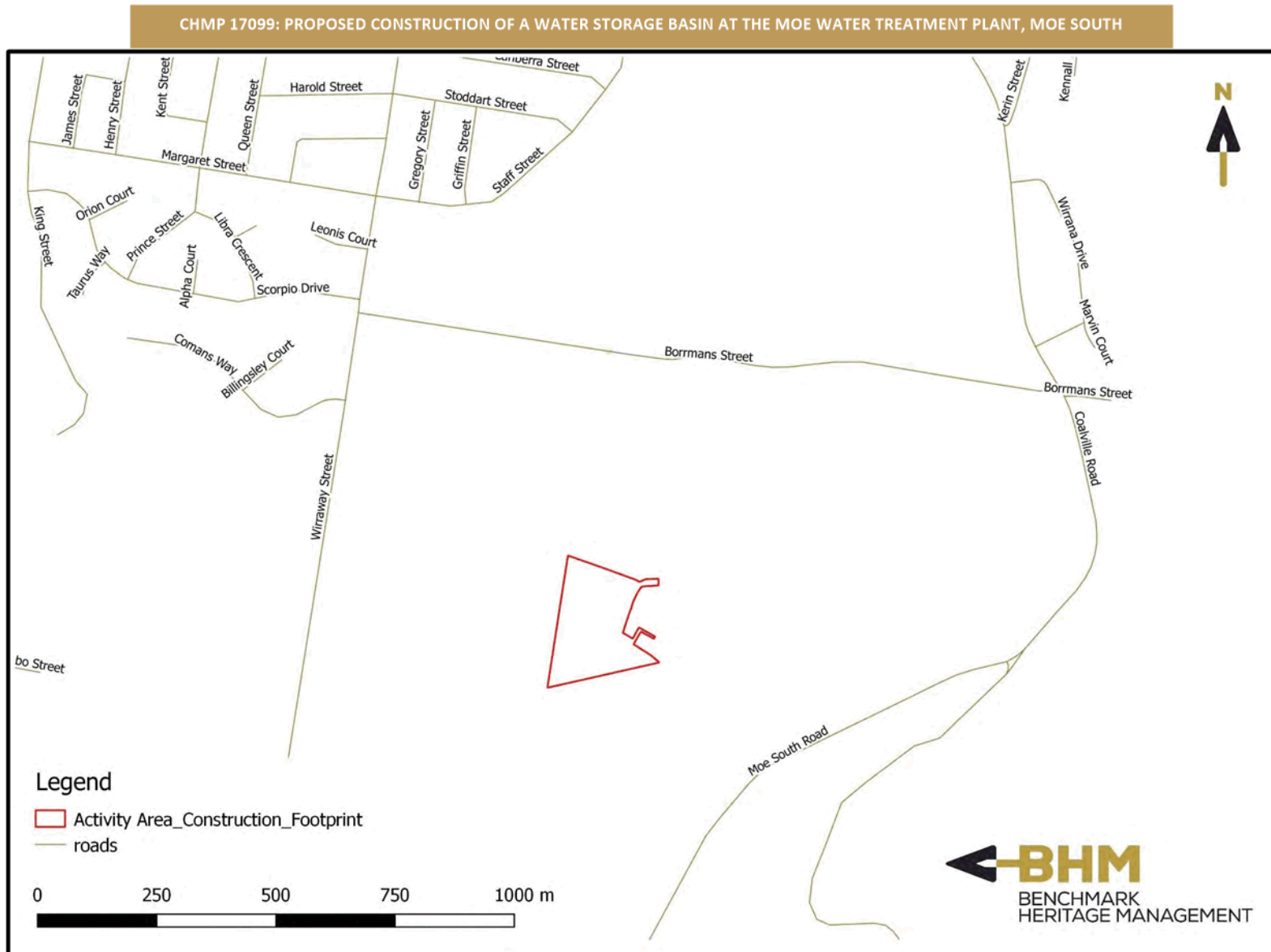
CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



**Map 1: Activity Area Location: Regional View**

56 Moe South Road, Moe South being lot 2 on LP55896 and part lot 2 on PS400699 and 58 Moe South Road, Moe South being Lot 1 PS400699





Map 2: Activity Area Location: Local View

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

#### 4.0 Activity Description

The proposed activity is the proposed construction of a water storage basin (see Figure 1). 58 Moe South Road, Moe South is zoned Rural Living Zone (RLZ) and 56 Moe South Road, Moe South is zoned Public Utility Zone (PUZ1). Permitted uses are shown in Appendix 4.

The sequence of activities which will occur during the course of any subsequent development is likely to be as follows:

1. Demolition of the existing house and services on 58 Moe South Road including removal of septic.
2. Clearance of the trees and vegetation on 58 Moe South Road, and 56 Moe South Road, lot 2 on LP55896.
3. New pipe laid via excavated trenches around base of proposed basin embankments such that existing pipe that is in the proposed basin footprint can be removed
4. Existing pipe removed and disposed via excavator
5. Site scrape to remove organic material using scraper
6. Bulk excavation using excavators for the raw water storage basin to varying depths.
7. Installation of pipelines (overflow, inlet, outlet), utilising excavators.
8. Installation of services (electricity, telecommunications) utilising excavators.
9. Excavation for driveways/access track using excavators.
10. Construction will then take place in accordance with the design of the Sponsor.
11. Landscaping works will also occur according to the design of the Sponsor.

A summary of typical trench widths and depths of excavation of each construction activity is provided below in Table 3:

**Table 3: Typical Activity Depths**

Activity	Method / Excavation type	Excavation details / depth (m)
<b>Demolition / site clearing</b>		
House demolition	Excavator	Approximately 1m for footing/slab removal
Service removal, i.e. electricity, communication, water, stormwater, sewer, etc.	Excavator for trenching	Approximately 1m
Tree removal, grubbing, stump removal	Excavator / dozer for whole assessment area	Approximately 2.5m for large stump removal
Septic removal	Excavator for bulk excavation for septic tank, and trenching for lateral pipes	Approximately 1.5m to 2m deep for septic tank, likely 600 mm for laterals
<b>Service relocation</b>		
Pipe relocation / new pipe	Excavator to trench and lay new pipe around outside of planned access track.	900 mm wide trench approximately 1.5m deep
Pipe removal	Excavator to trench, lift and dispose 225mm dia. AC pipe	900mm wide trench approximately 1.5m deep
Basin construction		

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Site preparation / clean-up/ scrape including stockpile area(s)	Scraper / dozer	Approximately 500mm deep across site
Bulk excavation	Excavator Construction footprint as per 31-37346-SK017B	Depths vary across site, approximately 8m
Pipe installation (overflow, inlet, and outlet)	Excavated trenches	900mm wide trench, Approximate depths to 1.5m
Access Track	Excavator	Approximately 1m
Embankment/fill construction	Excavator	Approximately 6m

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

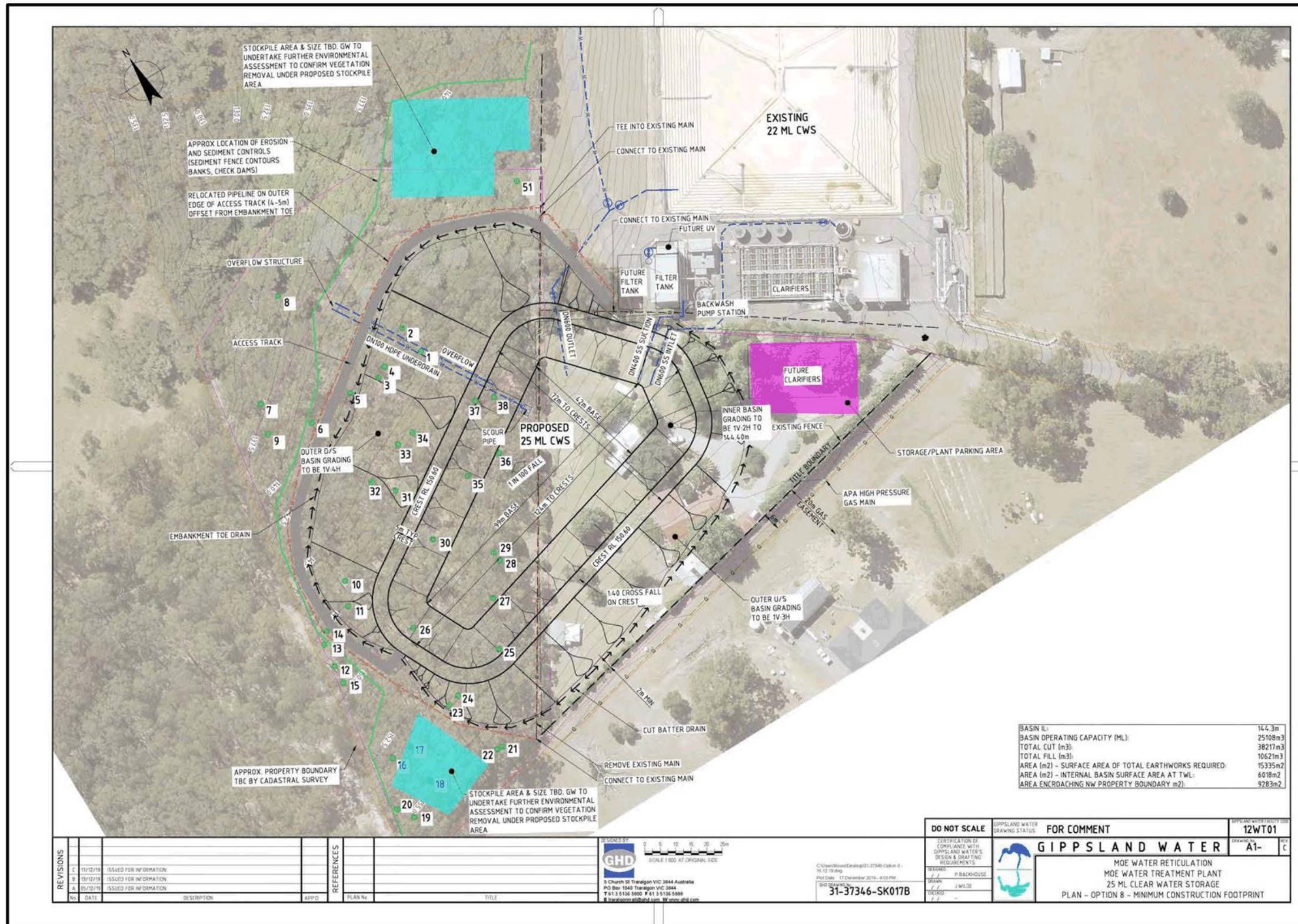


Figure 1: Indicative Development Plan

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## 5.0 Extent of the Activity Area Covered by the Cultural Heritage Management Plan

The Activity Area is located at, and is comprised of, the property known as 56 Moe South Road, Moe South being lot 2 on LP55896 and part lot 2 on PS400699 and 58 Moe South Road, Moe South being Lot 1 PS400699, City of Latrobe. The Activity Area is approximately 37978m<sup>2</sup> in size.

The ground surface of the Activity Area comprises the upper slopes and lower slopes of a gentle hill that slopes from east to west with the lowest point in the northwestern corner.

The Activity Area contains:

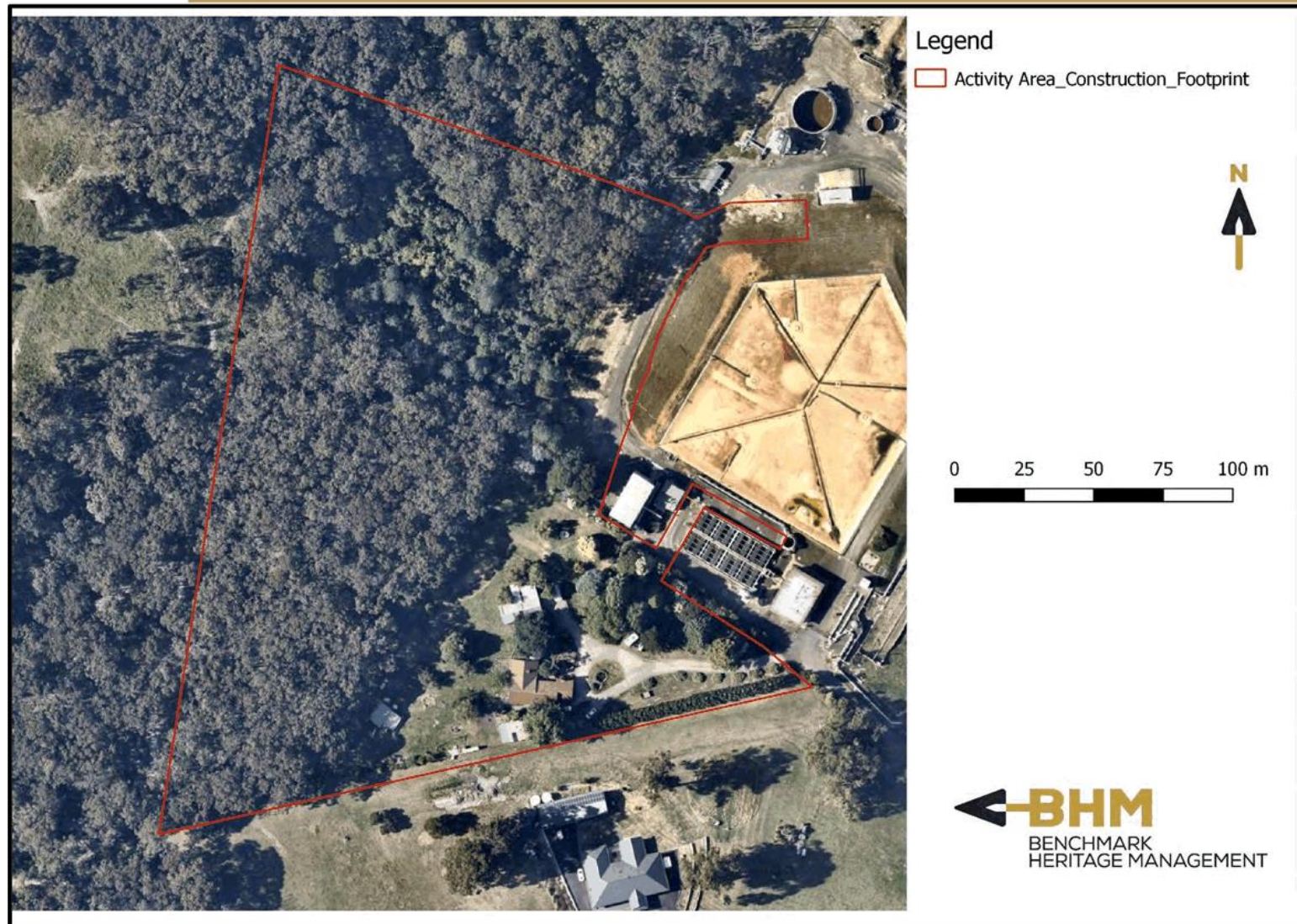
- 56 Moe South Road, lot 2 on LP55896 comprises dense regenerated forest with fire tracks along the eastern and western boundaries;
- 56 Moe South Road, lot 2 on PS400699 contains parts of the existing Moe Water Treatment facility comprising tarmac hardstands and gravel access roads.
- 58 Moe South Road contains an existing house with associated infrastructure that is currently tenanted.

The Activity Area is bordered by rural - residential lots to the south, east and west with the existing treatment plant to the north.

The existing conditions of the Activity Area are shown in Map 3.

The Activity Area is located in MGA Zone 55. All coordinates presented in this CHMP are with reference to GDA94/MGA Zone 55.

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



Map 3: Activity Area Location

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## 6.0 Documentation of Consultation

This section outlines the consultation which was undertaken in relation to this CHMP and includes references to all relevant documentation submitted for this project.

### 6.1 Names and Functions of Representatives Appointed by the RAP

Russell Mullett – RAP Manager – GLaWAC.

Peter Ritchie – GLaWAC field representative.

Malcolm Morgan – GLaWAC field representative.

Daniel Hayes - GLaWAC field representative.

Documentation of consultation is shown in Table 4.

**Table 4: Documentation of Consultation**

Name and Organisation	Date	Type of Communication	Discussion
BHM P/L	19 <sup>th</sup> of February 2020	Email	Submission of Notice of Intent to Prepare a CHMP.
AV	19 <sup>th</sup> of February 2020	Email	AV replied to the Notice of Intent to Prepare a CHMP and assigned the project number 17099.
GLaWAC	24 <sup>th</sup> of February 2020	Email	GLaWAC response to the NOI.
BHM P/L / GW / GLaWAC	28 <sup>th</sup> of February 2020	Meeting	Inception meeting with the GLaWAC
GLaWAC	29 <sup>th</sup> of February 2020	Email	Informing GLaWAC of the proposed project and requesting fieldwork dates for the Standard and Complex Assessment.
GLaWAC	16 <sup>th</sup> of March 2020	Standard Assessment and on site discussion	The results of the Standard Assessment were first discussed with the GLaWAC field representatives in terms of most likely areas in which to locate Aboriginal cultural material and placement of the Test Pits.
GLaWAC	16-17 <sup>th</sup> and 19 <sup>th</sup> of March 2020	Complex Assessment and on site discussion	Following the Complex Assessment, the results were discussed in terms of number of excavated pits and disturbance.
BHM P/L / GW/GLaWAC	23 <sup>rd</sup> of March 2020	Phone Meeting	Results of Standard and Complex Assessment; Management Conditions.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## 6.2 Participation in the Conduct of the Assessment

The Standard Assessment was undertaken by Matthew Barker (Supervisor) and Annette Millar of Benchmark Heritage Management P/L on the 16<sup>th</sup> of March 2020 with GLaWAC representatives Peter Ritchie and Malcolm Morgan.

The Complex Assessment was undertaken by Matthew Barker (Supervisor) and Annette Millar of Benchmark Heritage Management P/L on the 16<sup>th</sup>, 17<sup>th</sup> and 19<sup>th</sup> of March 2020 with GLAWAC representatives Peter Ritchie, Malcolm Morgan and Daniel Hayes.

## 6.3 Consultation in Relation to Methodology

- Project Inception Meeting

A project inception meeting was held for this CHMP on the 28<sup>th</sup> of February 2020. The meeting was attended by Matthew Barker (BHM P/L), Russell Mullett (RAP Manager, GLaWAC), Deb Archer (Coordinator Environment and Sustainability, GW), Owen Beebe (Capital Planning Engineer, GW) and Tim Paton (Aboriginal Water Officer, GW).

The purpose of this meeting was to address:

1. Proposed Activity;
2. Current conditions within the Activity Area;
3. ACHPs and reports within the geographic region;
4. Cultural heritage likely to be found within the Activity Area;
5. Proposed Standard Assessment methodology; and
6. Proposed Complex Assessment methodology.

Russell Mullett (RAP Manager, GLaWAC) stated that a series of Shovel Test Pits must be excavated, and the location of the Test Pit(s) determined by the results of these excavations and the landform allowing the 1x1m Test Pit(s) to be placed at points most likely to contain cultural heritage material.

- Standard Assessment

The GLaWAC representatives both agreed that a Complex Assessment be undertaken in the Activity Area.

- Complex Assessment

The proposed methodology was discussed during a meeting with the GLaWAC representatives prior to the commencement of fieldwork and during the Complex Assessment. GLaWAC representatives Peter Ritchie, Malcolm Morgan and Daniel Hayes were constantly consulted throughout the Complex Assessment about the placement of the pits.

- Complex Assessment Results and Conditions

A results meeting was held by phone for this CHMP on the 23<sup>rd</sup> of March 2020. The meeting was attended by Matthew Barker (BHM P/L), Deb Archer (Coordinator Environment and Sustainability, GW), Narelle James (Asset Land Planning Officer, GW) and Jake Whitelaw (Environmental Officer, GW). Russell Mullett (RAP Manager, GLaWAC) could not attend the meeting and was later consulted by Gippsland Water.



**CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH**

The following conditions were proposed by Russell Mullett (RAP Manager, GLaWAC) on the 23<sup>rd</sup> of March 2020.

- A copy of the approved CHMP must be kept on-site during construction works associated with the activity so that it can be referred to if required.
- A cultural heritage induction must occur prior to works occurring.

**6.4 Summary of Outcomes of Consultation**

- Two meetings were held between BHM P/L and the GLaWAC.
- The GLaWAC provided input regarding the background information, excavation results and conditions contained in this CHMP.
- Russell Mullett (RAP Manager, GLaWAC) requested the above conditions on the on the 23<sup>rd</sup> of March 2020.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## 7.0 Aboriginal Cultural Heritage Assessment

### 7.1 Desktop Assessment

The aim of the Desktop Assessment was to produce an ACHP prediction model, which would assist in the design of the fieldwork, the interpretation of the fieldwork results, the assessment of cultural significance and the design of the Management Conditions. The Desktop Assessment involved a review of:

- Standard ethnographic sources to identify the likely Traditional Owners and a review of any written and oral local history regarding Aboriginal people in the geographic area;
- Environmental resources available to Aboriginal people within the region of the Activity Area;
- The Victorian Aboriginal Heritage Register (VAHR) at Aboriginal Victoria (AV) and previous archaeological studies, to identify any previously registered ACHPs either within or surrounding the Activity Area and the results of previous archaeological assessments;
- The land-use history of the Activity Area, particularly evidence for the extent and nature of past land disturbance; and
- The landforms or geomorphology of the Activity Area and identification and determination of the geographic region of which the Activity Area forms a part that is relevant to the Aboriginal cultural heritage that may be present in the Activity Area.

This information was used to produce an ACHP prediction model (Section 7.1.9). The ACHP prediction model assists in determining the types of ACHPs which may potentially occur within the Activity Area, the possible contents of these ACHPs, the possible past use of the landscape by Aboriginal people and the likely extent of ground disturbance to ACHPs. The information provided by the ACHP prediction model is used constructively in designing the survey strategy, by, for example, allowing the field team to target areas which have a high probability of containing ACHPs. No obstacles were encountered during the preparation of this Desktop Assessment.

#### 7.1.1 Search of the Victorian Aboriginal Heritage Register

The VAHR online database maintained by Aboriginal Victoria was searched to identify any previously registered Aboriginal Cultural Heritage Places (ACHPs) within the Activity Area and surrounding geographic region, as well as the results of previous archaeological assessments. The VAHR was accessed on the 19<sup>th</sup> of February 2020 by Matthew Barker.

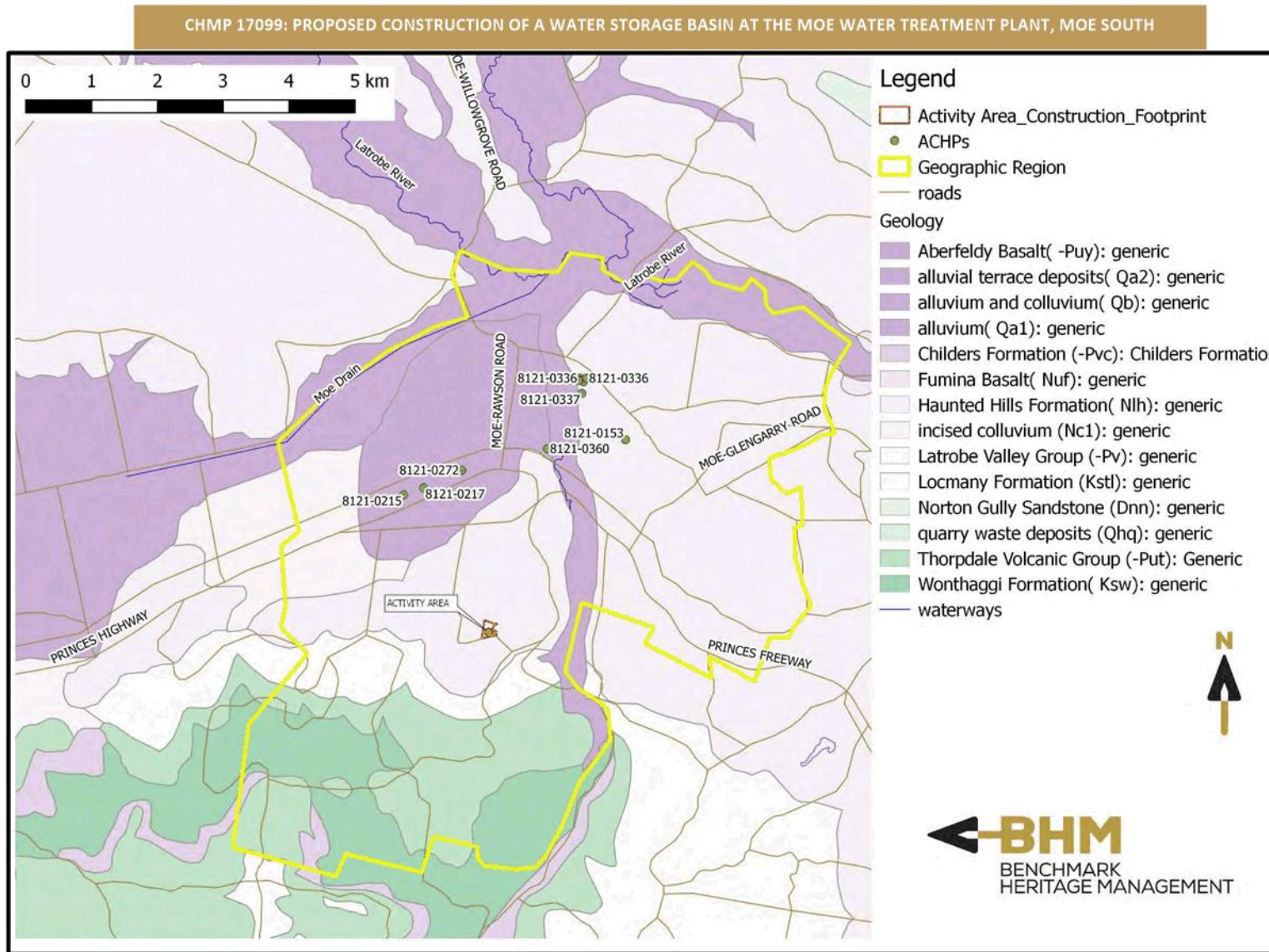
There has been no previous archaeological assessment of the Activity Area. No ACHPs are located within 200m of the Activity Area. The nearest is VAHR 8121-0217 located 2.18km northwest of the current Activity Area. VAHR 8121-0217 comprises an isolated artefact noted during an archaeological survey of the rail corridor.

#### 7.1.2 The Geographic Region

The geographic region in which the Activity Area is located is defined for the purposes of this CHMP, as the townships of Moe, Moe South and Newborough (Map 4). This area had been identified as the

**CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH**

geographic region for the purposes of this CHMP as it is considered to be of relevance to predicting the nature, extent and significance of any Aboriginal cultural heritage located in the Activity Area. Specifically, the geographic region as defined, samples a variety of landforms, environmental determinants and resources that likely influenced Aboriginal occupation of, and places near to, the Activity Area.



Map 4: Geographic Region

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**7.1.3 Registered ACHPs in the Geographic Region**

As discussed above the selected geographic region is the townships of Moe, Moe South and Newborough. Searching an area with this extent ensured that a relevant and representative sample of information was obtained.

The search identified a total of 8 registered ACHPs within the geographic region. These ACHPs consist of a total of 14 ACHP components comprising three (3) ACHP component types (Table 5). No Aboriginal Historical References were identified within the geographic region. None of these ACHPs are located within the Activity Area. None of these ACHPs are located within the Activity Area.

**Table 5: ACHP types in the region of the Activity Area**

ACHP Type	Frequency (No)	Components
<b>Artefact Scatter</b>	6	<b>7</b>
<b>Low Density Artefact Distribution</b>	1	<b>6</b>
<b>Artefact Scatter/Object Collection</b>	1	<b>1</b>
<b>Total</b>	<b>8</b>	<b>14</b>

Table 5 shows that stone artefact ACHPs, either artefact scatters or LDADs, account for 100% of all of the ACHP component types in the search area (n=13) if the object collection is discounted. It should also be noted that due to changing conventions for the recording of ACHPs over time, some of the ACHPs listed as 'artefact scatters' may in fact represent 'isolated artefacts', as early recording forms made no distinction between the two ACHP types. Furthermore, isolated artefacts are today recorded as a form of LDAD.

**7.1.4 Previous Works in the Geographic Region Relevant to the Activity Area**

Given the numerous CHMPs that have been undertaken in the geographic region, it was determined that the following discussion would be based on the results of all previous archaeological assessments and CHMPs within the geographic region.

**Regional Investigations**

There have been few regional archaeological investigations in the surrounding region and none of these has incorporated the Activity Area. In general, these studies have shown that there is a high probability that Aboriginal Cultural Heritage Places will occur in landforms such as creek banks and dry elevated rises bordering watercourses and floodplains that the most common Aboriginal Cultural Heritage Place types are likely to be artefact scatters and, where suitable trees remain, culturally modified trees.

There has been only one regional study that has included Moe. This study is of relevance to the current investigation as it runs parallel to the pipeline alignment, as it was confined to the railway easement of the Gippsland rail line. However, the following information has been collated from site cards as no report is listed on the Victorian Aboriginal Heritage Register. In 2003, Rhodes conducted a sample survey of the Gippsland Railway line as part of the Regional Fast Rail Project. Two low density stone artefact scatters were found close to Moe River as part of monitoring construction works (8121-0215 and 0217). A later survey conducted by Pauline Mullet recorded a further low density surface artefact scatters within the rail reserve (8121-0272).

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

A number of archaeological investigations have been carried out near Moe, of which those relevant to the current investigation are discussed below.

In 1981 Wesson and Beck conducted an archaeological survey of the Driffield Project area, an area between Morwell and Yallourn and south to Yinnar. During this assessment, although less than 1% of the study area received survey coverage, 132 ACHPs were recorded, comprising 22 surface scatters of stone artefacts, 4 scarred trees and 2 stone sources. The authors considered that ACHP location was affected by proximity to water, access to and availability of resources and other natural resources (e.g. stone), vantage, drainage and type of ground surface. Apart from possibly three coarse grained silcrete sources in the Haunted Hills Gravels, the largest of which was recorded during this investigation as an Aboriginal quarry site (VAHR 8121-0087). The fine grained silcrete which was found to dominate the stone artefacts recorded does not occur in the Driffield study area and no source for this rock type has yet to be found. In terms of ACHP situation, there was a bias towards the tops (36%) and sides of rises (35%), with side of creek and undulating land (10%) also having ACHPs. Level plains and river terraces had the least number of ACHPs (5%), though the authors' note that the number of ACHPs located was directly affected by ground surface visibility conditions. The largest number of ACHPs was located within the Hills landform, and this was also the land system that received greater survey coverage due to higher levels of ground surface visibility.

Djekic (1998) conducted a survey of the Latrobe Valley Coalfields in 1981, including a section of the Moe Township. The Moe township area included 26 square kilometres of river valley that has been cleared for grazing and residential uses (Djekic 1998: 18). A vehicular survey of this area was undertaken. A total of 48 possible ACHPs were recorded during the survey, although none of these were located in the Moe township survey area. These ACHPs included 12 artefact scatters, 21 isolated artefact occurrences, 11 scarred trees, 2 middens, 1 quarry site (later determined to be a natural occurrence) and 1 grinding grooves site (Djekic 1998: 21). The majority of these Aboriginal places were found in association with waterways and elevated landforms. The ACHPs were primarily located on the upper slopes of hills, on the plain and lower slopes of hills, with several ACHPs also located on the crest of hills, the rolling terrain and the river terrace (Djekic 1998, 24). Aside from a basalt edge-ground axe, all of the artefact scatter and isolated artefact occurrences comprised flaked stone. Silcrete was the predominant raw material represented in the artefact assemblages. Chert and quartz were also present, and consisted of either waste flakes or flaked pieces (Djekic 1998: 27). A low number of cores were identified, and Djekic surmised that this finding may indicate that the initial stages of stone artefact manufacture occurred closer to the source of the raw materials (Djekic 1998: 31).

### **Local Investigations**

The majority of studies conducted prior to the introduction of the *Aboriginal Heritage Act (2006)* consisted of archaeological surveys. As a result of these surveys, a range of ACHP types have been identified across a variety of landforms, including low density scatters on low-lying plains, and higher density ACHPs on hills and areas within the vicinity of freshwater sources. A number of CHMPs have been undertaken within the local area since the introduction of the *Aboriginal Heritage Act (2006)*. These are typically more detailed studies than those surveys above, which are based on surface evidence. Test excavation undertaken as part of the Complex Assessment of a CHMP allows for the testing of landform patterning conclusions, irrespective of surface evidence which can be biased in areas of greater erosion or ground surface visibility. CHMPs located within Moe, Moe South and Newborough are summarised below. These studies tend to indicate that major water-courses such as Narracan Creek may have been more favourable to past Aboriginal people than minor watercourses such as tributaries and smaller creeks. Aboriginal Places can therefore be expected to be larger and more complex along major watercourses, reflecting longer term occupation of these areas

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Study or CHMP	Report/ CHMP no	Distance from Activity Area	Landform	Excavation	Stratigraphy	Aboriginal cultural heritage			
						VAHR No.	Landform/s	Depth/Soil Type	Cultural Materials
Brown and Sciusco 1995: Old Sale Road Moe  Archaeological Survey	829	1.7km north	Low-lying plain	n/a	n/a	VAHR 8121-0153	Gentle north west facing hill slope	n/a	Silcrete waste/un- utilised angular fragment
Murphy 2007: Future Residential Development And Extension To An Existing Golf Course, Newborough approximately 3km north.  Archaeological Survey	3626	4.5km northeast	Drainage line (comprising approximately 10% of the property), gentle hill slopes (approximately 80% of the property), the existing Yallourn golf course (approximately 10%)	n/a	n/a	n/a	n/a	n/a	n/a
Barker and Barker 2012: Proposed Residential Development at Coalville Road, Moe South.  Desktop, Standard and Complex Assessments	12219	558m northeast	The Activity Area was traversed by a tributary of Narracan Creek, indicated by a silted up channel, with a series of low undulating hills and ridgelines running along both sides of the creek.	Two 50x50cm Test Pits and 188 40x40cm Shovel Test Pits	Context 1: 0-190/200mm: Brown clay loam (7.5YR 5/3 Brown) with a pH of 6.  Context 2: 190/200-400mm: Dark brown clay loam topsoil (7.5YR 3/3) moist, fine grained with plant matter, pH 6.  Context 3: 400-600mm: Strong brown (7.5YR 5/6) moist to wet clay, pH 6.5.	n/a	n/a	n/a	n/a
Albrecht 2013: Proposed Old Sale Road Newborough, Latrobe Valley Residential Subdivision  Desktop, Standard and Complex Assessments	12612	3.67km northeast	Steep to moderately inclined alluvial terrace overlooking Narracan Creek (IA- 1a), the level, flat to very gently inclined plain comprising the majority of the Activity Area and the flat low-lying floodplain of Narracan Creek.	50x50cm Test Pit, two 1x1m Test Pits, and 46 40x40cm Shovel Test Pits	Context 1: Dark grey compact sandy silt to approximately 120mm (10YR 3/1; pH 7).  Context 2: Mid to light grey firm to compact silt to approximately 300mm (10YR 5/1; pH 7).  Context 3: Light orangish mottled grey compact silty clay with gravelly inclusions to approximately 400mm (10YR 6/4; pH 6).  Context 4: Light orangish grey dry cemented clayey silt to approximately 1082mm (10YR 5/5 and 10YR 6/4; pH 6).	VAHR 8121-0336 VAHR 8121-0337 VAHR 8121-0338	VAHR 8121-0338 and 8121-0337 were identified along the edge of the alluvial terrace overlooking Narracan Creek. The low density artefact distribution (VAHR 8121- 0336) was identified on the flat plain	VAHR 8121-0336 found a 150-450mm in mid to light grey brown silt, and orange grey clayey silt deposits  VAHR 8121-0337 comprised 87 stone artefacts located between 200-400mm in mid to light grey brown silt, and orange grey clayey silt deposits.  VAHR 8121-0338	VAHR 8121-0336 comprised three silcrete and three quartz artefacts  VAHR 8121-0337 comprised 87 stone artefacts made of silcrete (n=50), quartz (n=30), quartzite (n=3), crystal quartz (n=1), volcanic (n=1) and rose quartz (n=1).

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

								comprised 96 stone artefacts located between 300-900mm in mid to light grey brown silt, and orange grey clayey silt deposits.	VAHR 8121-0338 comprised 96 stone artefacts made of silcrete (n=91), quartz (n=3), fine-grained siliceous (n=1) and rose quartz (n=1).
Barker and Barker 2013: Proposed Residential Development– 110-120 Waterloo Road, Moe.  Desktop, Standard and Complex Assessments	12583	2.2km northeast	Gentle slope to the Moe River floodplain	A 1x1m Test Pit and 22 3x1m backhoe transects	Context 1: 0-100/300mm: Greyish brown medium grained clay loam (10 YR 5/2) topsoil moist, fine grained with plant matter, pH 6  Context 2: 100/300-650mm. Very hard light grey (10 YR 7/1) silty loam with reddish brown clay inclusions toward base (7.5YR 6/6 Reddish Yellow) with a soil pH of 6.5.  Context 3: 650-690+mm. Reddish brown very hard and compact clay (7.5YR 6/6 Reddish yellow) with a soil pH of 6.5.	n/a	n/a	n/a	n/a
Tunn & Foley 2014: 18 Albert St, Moe.  Desktop, Standard and Complex Assessments	13169	2.3km northeast	upper and lower alluvial terrace associated with Narracan Creek	Five 1x1m Test Pits	Context 1: A1 Horizon. 0 – 200mm. Soft, swampy black sandy silty clay loam, wet. Dense grass root zone and high organic content.ph 6.5  Context 2: A2 Horizon 210-380mm+. Compact light grey silty clay, moist. Occasional fine (<5mm) alluvial sub angular quartz gravels, and charcoal flecks.ph 6.  Trench became flooded from water table at 350mm depth below surface.	VAHR 8121-0360	High terrace landform feature, associated with Narracan Creek	Artefacts were recovered the A2 alluvial horizon	13 silcrete stone artefacts located between 300-500mm. Due to the presence of a partially backed artefact in the assemblage, it was tentatively suggested to be Holocene in age (Tunn & Foley 2014: 72).
Mitchell 2017: Proposed Aged Care Facility and Residential Subdivision, 18 Albert Street and 1C Haigh Street, Moe  Desktop, Standard and Complex Assessments	14642	2.3km northeast	Alluvial floodplain and alluvial terraces	Two 1x1m Test Pits, and 22 50x50cm Shovel Test Pits	Context 1: 0-150mm: Moist, medium compaction, very dark brown/black humic loam. Frequent grass roots. 10YR 2/1 black, pH 7 ½.  Context 2: 150-220mm: Moist, medium compaction, mottled orange brown loam. Grass roots and occasional burnt clay flecks. 10YR 2/2 very dark brown, pH 7.  Context 3: 220-260mm: Moist, medium compaction, mottled dark brown grey clayey silt. Frequent charcoal flecks and occasional burnt clay flecks. 10YR 4/1 dark grey, pH 8 ½.  Context 4: 260-400mm: Moist to wet, soft to medium compaction, light grey clayey silt. Manganese inclusions. 10YR 6/1 grey, pH 8  Context 5: 400-720mm: Damp to wet, medium	VAHR 8121-0360	High terrace landform feature, associated with Narracan Creek	Artefact located from 260-400mm in light grey clayey silt. 10YR and 400-720mm IN damp to wet, medium compaction, mottled light grey orange clayey silt.	All the artefacts in the assemblage are manufactured from silcrete, with the majority of artefacts (n=64) recovered from a depth of 300-400mm.



CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

					compaction, mottled light grey orange clayey silt, becoming more clayey with depth. 10YR 6/2 light brownish grey, pH 8.  Base: 720mm: Damp, mottled orangey grey clay, sterile. 10YR 5/6 yellowish brown, pH 8.				
Dowdell 2019: Proposed gas distribution pipeline along High Street, Railway Crescent and Narracan Drive, Moe.  Desktop and Standard Assessments	15974	2.4km north	Slopes and alluvial terraces	n/a	n/a	n/a	n/a	n/a	n/a
Lopez 2020: Regional Rail Revival Gippsland, Gippsland Line Upgrade Warragul To Newborough  Desktop, Standard and Complex Assessments	16267	2.5km north	Low-lying floodplain and elevated rises	Four 1x1m Test Pits, and 67 50x50cm Shovel Test Pits	Context 1: 0-100mm: Very dark greyish brown compact clayey silt: 10YR 5/2, pH: 6.5  Context 2: 100-200mm: Mid greyish brown highly compact clayey silt. Grey silty clay appearing with depth. 10YR 4/2, pH: 6  Context 3: 200-350mm: Grey brown compact silty clay. Dry. Frequent charcoal flecks (<30 mm) and moderate coffee rock inclusions. 10YR 4/2, pH: 6	VAHR 8121-0395	Low rise	The subsurface artefacts were excavated from a compact clayey/sandy silt deposit, at depths of 150-250mm	Six silcrete artefacts

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

### 7.1.5 Historical and Ethno-historical Accounts of the Geographic Region

The Desktop Assessment must include a review of historical and ethnohistorical accounts of Aboriginal occupation in the geographic region (*r.61 (1) (d)*). Therefore, a review of the historical and ethnohistorical accounts of Aboriginal occupation within the geographic region has been undertaken. No specific oral history has been provided in relation to the Activity Area from the GLaWAC.

A brief review of Aboriginal history in the region of the Activity Area is set out below. This does not encompass all of the historical information available on the Gunai people of Gippsland, nor does it include any oral history from the Gunai that may be relevant to the Activity Area.

Prior to European settlement, Aboriginal people occupied all aspects of the Victorian landscape, governed by a distinct system of land ownership. Aboriginal social organisation was extremely complex with marriage, social, and inter-group relationships based on tribe (or language group), descent, clan and moiety. The tribe was the largest unit of division, and consisted of people who shared a common language. Members of the same language group also shared the same rules of descent (either matrilineal or patrilineal), and claimed ownership of a particular region. Clans claimed common descent from ancestors (individual branches of a family tree) and these smaller groups also held particular tracts of land. Moieties divided the entire language group into complimentary social groups, governing not only the social and ceremonial status of individuals but also their marriageability. Inter-marriage of persons from the same moiety was not allowed (Coutts 1981).

The Activity Area was occupied by one of the five Gunai clans or groups, these being Brabralung, Braiakaulung, Brataulung, Krauatungalung and Tatungalung (Howitt 1904: 73). The earliest reference to the language name was in 1878 (Howitt in Smyth 1878). The Braiakaulung were the Gunai clan who occupied the current Activity Area, who '...claimed all the country west of Providence Ponds, watered by the Avon, Macalister, Thompson and Latrobe Rivers, down to the junction of the Latrobe to Wellington, thence eastward by the Lakes to (somewhere) near Roseneath, thence northward(s) to the Providence Ponds' (Orr et al 2008: 17 following Fison and Howitt 1880:229).

Clan boundaries frequently corresponded to major geographical features such as rivers, mountain ranges, or valleys. The lands of the Brabralung were occupied by a number of clans and the current Activity Area was occupied by the Munji clan. The pre-contact population estimates for the Gunai people are between 4000-5000 people (Nicolson 1998).

Members of the Gunai were divided into two totemic groups according to sex. Men belonged to Yerang and women to Djeetgang; which are the names of small birds. According to Howitt, people were banned from hunting the bird which gave its namesake to the group (Howitt 1904: 135). Gathering of good resources was also apparently divided between the sexes, with the men responsible for hunting larger game, spearing fish and the cooking and division of meat, while women were responsible for collecting the largest proportion of food, collecting various plant foods, shellfish, hunting smaller animals and line and net fishing on the canoes and lakes (Rhodes 1996: 17).

Gunai' or 'Kurnai' is the word used for 'man' and by extension the word used for 'person' (Wesson 2000:17). 'Kurnic' refers to the Gippsland group of languages which belongs to the Pama-Nyugan language family. Among Gunaikurnai, three local dialects were spoken: 'Nulit' in the west, 'Muk-thang' in the centre and 'Thang-quai' in the east.

Within the territory of the Braiakaulung, there were a number of "named groups" as Wesson has described them (2000:20-45). These included Bundan-ruk, Bunjil Daan, Bunjil Kraura, Bunjil Nelung,

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

and Nigothoruk. These named groups have been used by some writers to denote clans or tribes. However, it is rarely clear from the sources, what social, political or economic structures the terms denoted. In the areas of Tyers Park, the nearest named group was the Bunjil Kraura, also known as Woollum, Woolloom, Woollam-ba-bellum-bellum, Wolloom, Wollum, and Upper Latrobe tribe (Wesson 2000:28). The meaning of kraura is taken as "west wind", and their location is described variously as: "...the people of the Latrobe river at Longford, ...the Braiakaulung up the Glengarry, ...up the country between Morwell, Rosedale, Toongabbie, ...on the Latrobe at Rosedale, ...at the Hill Top (Longford) and along the Latrobe as far as Rosedale, ...filling the space in the boundary between the Brataulung and the Braiakaulung and ...all the country west of the Bunjil Daan" (the Bunjil Daan occupied the Maffra area on the Avon River) (Wesson 2000:27- 8).

From the available evidence it is likely that the Bunjil Kraura focussed their activities on the lower Latrobe Valley, where the river, the rich alluvial flats and perhaps the western margins of Lake Wellington would have provided them with rich hunting grounds and food resources. The upper reaches of their territory gave them access to Mount Warragul and the alpine country to the north where the Bogong Moth could be found.

The headman was also called Bunjil Kraura, who was the father of Billy Wood's Wife, Sarah or Warrawort. Bobby Coleman wrote that 'Bunjil Kraura lived up at the country between Morwell, Rosedale Toongabbie' (Bobby Coleman n.d. in Wesson 2000:28 following Orr et al 2008: 18).

No oral testimony concerning the Activity Area has been received from the GLaWAC.

#### **Post-Contact History**

The establishment of whaling stations on Wilsons Promontory from 1828 and farms from the 1830s onward destroyed Gunaikurnai way of life. After settlement of the mainland several massacres and the introduction of diseases decreased Gunaikurnai population to a mere 200 around the 1860s (Keen 2004:9 based on Howitt).

By the late 1840's most of the open grazing area had been occupied by European settlers. This had a devastating effect on the Gunai people. Within ten years the Gunai clans had lost access to land and resources that were the central components of their cultural life. The effects of disease, dispossession, inter-tribal conflict, alcohol and conflict with Europeans combined to dramatically reduce the Gunai population. Conflict between the two groups occurred mainly in response to pressure placed on traditional Aboriginal food resources by dispossession of their land. Starving Aboriginal people were forced to steal sheep, and often murdered or assaulted a squatter resulting in harsh reprisals.

In the census of 1840, it was recorded that there were 100s of men women and children at the Latrobe River, while Tyers records 300 in 1844. However, numbers vary widely in subsequent decades – 3 men, 3 women, 0 children in 1852, 54 men, 51 women in 1862, 22 men, 17 women, 7 boys, 5 girls in 1863 and 51 persons in 1864 (Wesson 2000:28 quoting various primary sources).

A report in the 1850 census by Tyers reveals the desperate state of the Gunaikurnai people (Tyers 1850 cited in Wesson 2000: 36) stated that

'50 men, women and children camped at Lucknow without any clothes other than pieces of blankets and small scraps of possum rug...It is the severest of winters and I can bear testimony of the deplorable condition of the Aborigines... the temperature was 36 degrees Fahrenheit.'

From the time that McMillan and Strzelecki conducted their explorations through the region, conflict was inevitable, as the European settlers who subsequently arrived wanted the lakes, shores and land

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

for themselves. A number of attacks and reprisal raids followed, the first of which involved between 200-300 Aborigines attacking McMillan's station near Stratford in 1840. This event, known as the 'first attack' (Gardner 1993: 13), heralded more numerous and severe raids.

One such raid is dated to 1843 at Warrigal Creek near Woodside. In July 1843, a local pastoralist, Ronald Macalister was speared to death near Port Albert. In response Angus Macmillan, one of the first white settlers in Gippsland organised a party of whites that massacred approximately 90-150 on the banks of Warrigal Creek. This event has become known as the Warrigal Creek massacre, and is one of the largest known massacres in Australian history involving the deaths of between 50 (Morgan 1997:55) and 150 (Wells 1986:5).

By the 1860s, the majority of the remaining Gunaikurnai were living at the Lake Tyers Mission and Ramahyuck Mission (Keen 2004: 9 based on Howitt 1904).

#### 7.1.6 The Landforms and Geomorphology of the Activity Area

Geomorphologically, the Activity Area is situated within the unit of High Terraces and Fans – Gippsland which is part of an extensive landscape of low relief south of the Great Divide. The current Activity Area lies on a low lying plain referred to as of low relief located around the Darnum, Loy Yang, Giffard, Leongatha South and the Munro Plains (DEDJTR 2020a and b).

The soils of the Activity Area have developed from colluvial deposits from the hills and ridges of Haunted Hills Formation sediment. During the Late Pliocene to Pleistocene (5.3 million years ago to 11,500 years ago) alluvial fans and floodplains covered much of the onshore basin, giving rise to the Haunted Hill Formation. The Haunted Hills Gravel is primarily composed of quartz, but also contains clay, feldspar, granitic fragments, tourmaline, cassiterite, and other heavy minerals. The quartz is primarily clear granitic quartz, which is sub-angular to sub-rounded and ranges in size from fine sand to cobbles. The cobbles tend to be better rounded and are found sparsely throughout the sediment. The largest cobbles are approximately 60mm by 40mm. Large clay rip-up clasts as well as thick clay beds are also found at some of the sites and a matrix of clay is found throughout the area. In appearance the formation displays sand, silt and gravel in various shades of brown, yellow, red and white; variably sorted; commonly strongly oxidised with ironstone near the top and also within the formation.

Soils on the Activity Area are acidic duplex soils (Geological Survey of Australia - Cochrane et al 1995: 51). The A horizon is usually grey to pale grey silt and sand and the subsoils are a red/orange/grey mottled clay (Cochrane et al 1995: 51). When wet, the soils swell, closing soil pores. This impedes the flow of water through the soil and causes water logging (Cochrane et al 1995: 51). The compact sand/silt nature of the subsoils causes them to become suspended in water when wet, and in consequence they can be eroded by moving water (Cochrane et al 1995: 51). In dry conditions, the A horizon sets hard.

In 2020 GHD undertook a geotechnical investigation of the sub-surface soils on behalf of Gippsland Water to a maximum depth of 9.45m below the ground surface. The sub-surface conditions were described as:

- FILL – PAVEMENT – Consisting of a mixture of silt and 20mm of fine crushed rock (Note: only encountered at BH02). Overlying material typically comprising:
- SANDY CLAY / CLAY with SAND (CL-CH) – Typically greyish brown, yellowish brown, dusky yellow and dark brown fine to coarse grain sand, generally moist, soft to firm and ranges in thickness from 0.4m to 1.2m (Note: only encountered at BH01 and BH02). Overlying material typically comprising:

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

- CLAY (CI-CH) / SILT (MH) – Typically reddish brown/reddish orange to light yellowish/bluish grey at depth, with the occasional sandy lens (fine to coarse grain sand). Generally moist, firm to very stiff and ranges in thickness from 1.3m to 6.6m. Overlying material typically comprising:
- SAND (SP) / SILTY SAND (SM) – Typically yellowish brown, dusky yellow and light grey to white, fine to medium grain sand. Generally moist and dense, becoming denser with depth, extending to borehole termination depth.

### 7.1.7 The Environmental Determinants of the Activity Area

The Desktop Assessment included a review of the physical context and natural resources present within the geographic region. These environmental variables can determine how people used the landscape in the past. This information is used to gain an understanding of past human behaviours and provides an indication of where ACHPs may be located within the landscape. These environmental factors are summarised below.

#### 1. Climate

Temperature averages at Moe indicate a cold to hot maximum average of 6.8°C in July to 22.9°C in February. The annual average rainfall for the area is 687mm. These climate conditions would have placed no restrictions on Aboriginal or European occupation of the area (LCC 1991).

In the past however, the climatic conditions have fluctuated considerably. The late Pleistocene and early Holocene environment within the geographic region was one of gradual and continuous change (Murphy 2011). The changing environmental conditions provided different sets of resources (access to freshwater, flora and fauna) for the Aboriginal populations inhabiting the region. During the Pleistocene, sea levels were in general much lower than present. A broad model of climatic change in the region is as follows (Dodson, Fullager & Head 1992, following Murphy 2011):

- 20,000 – 15,000 years ago the climate was cooler, drier and windier than present. There was reduced vegetation and less water;
- 15,000 – 12,000 years ago the climate was more arid, but temperatures were warmer;
- 12,000 – 8,000 years ago the climate was becoming wetter and milder;
- 8,000 – 5,000 years ago the climate was warmer and moister than present;
- 5,000 years ago, to present, the temperatures have cooled, and conditions are drier.

#### 2. Water Sources

Sources of fresh water would have existed in close proximity to the present Activity Area. Narracan Creek is located approximately 1km east of the Activity Area and a minor ephemeral watercourse traverses the Activity Area. The Moe Swamp was 4km to the northwest would have been a significant water source and would have provided a perennial supply of water.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

In addition to the more permanent source of water described above, during winter water would have collected in depressions and may have lasted for several days (Sullivan 1981: 8).

### 3. Description of Existing and Pre-Contact Vegetation

The Activity Area falls within the Gippsland Plains bioregion ((DELWP 2020a). The Pre-1750 vegetation comprised EVC 29 Wet or Damp Forest and EVC 16 Lowland Forest ((DELWP 2020a). The former of which comprises 90% of the study area, whilst the latter comprises a narrow strip approximately 40m wide along the western edge of the Activity Area.

EVC 29 Wet or Damp Forest occurs under moderate rainfall regimes of 700-800 mm per annum on fertile, well-drained, colluvial or alluvial soils on gently undulating lower slopes and valley floors. The tall, open overstorey may contain a variety of eucalypts, usually species of moister or more fertile sparse shrub cover. A rich array of herbs, lilies, grasses and sedges dominate the ground layer. Valley forests supported tree species including manna gum (*Eucalyptus viminalis*), river peppermint (*E. elata*), narrow leaf peppermint (*E. radiata*) and mountain grey gum (*E. cypellocarpa*). The understorey consisted of climbers, broad-leafed and narrow-leafed shrubs, ferns (including tree ferns), scrambling grasses and soft-leafed herbs. In the areas most prone to flooding, swamp species may have thrived. Such swamp species include rushes, common reeds (*Phragmites australis*) and sedges including tangled lingum (*Muehlenbeckia cunninghamii*).

EVC 16 Lowland Forest comprises widespread eucalypt forest on relatively fertile, moderately well-drained soils in areas of relatively high rainfall; characterised by the diversity of life forms and species in the understorey including a range of shrubs, grasses and herbs. This widespread dry forest type grows on soils of moderate fertility on the foothills of the Great Dividing Range through to the foothills of the Strzelecki ranges and Wilsons Promontory National Park to far East Gippsland. The understorey varies from shrubby to heathy to sedgy and may even be grassy as fertility increases. It occurs mostly in the intermediate rainfall areas of the foothills where it occupies the dry aspects and dry crests where incident radiation is greatest but may also occur in the lower rainfall/lower fertility areas of the Gippsland plains. In the foothill areas, Damp Forest develops immediately down slope where sufficient topographic protection is available. Lowland Forest merges into Gippsland Plains Grassy Woodland or South Gippsland Plains Grassland as fertility increases and with decreasing fertility on the most infertile sands, Heathy Woodland and Sand Heathland occur. The vegetation is dominated by a tall eucalypt tree layer to 30 m tall over a medium to tall dense shrub layer of broadleaved species typical of wet forest mixed with elements from dry forest types. The ground layer includes herbs and grasses as well as a variety of moisture-dependent ferns including occasional tree ferns.

The Activity Area and surrounding region would have provided rich floral resources for Aboriginal people. Silver wattle may have been employed by local Indigenous peoples in the production of stone axe handles, its gum used as a food source or 'mixed with ash to make a waterproof paste, used for fixing holes in bark water vessels' (Zola and Gott, 1996: 38). Tussock grasses may have been used to make baskets and mats, and the tubers of water-ribbons had the potential to provide a valuable food source for local inhabitants (Zola and Gott, 1996: 58, 12). River red gums potentially provided Indigenous inhabitants with bark for a variety of uses including the building of shelters and canoes, and its gum was also employed for medicinal purposes (Zola and Gott, 1992: 14 and 55). The red gum was popular amongst European settlers as well, who used it primarily for construction (Zola and Gott, 1996: 14).

Water plants including cumbungi (*Typha spp.*) and water ribbons (*Triglochin*) would also have been gathered from these creeks. The roots and tubers of lilies would have been collected and roasted and

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

would have provided a staple food. The fruits of plants such as the native raspberry and the common apple-berry provided a common and sweet food source (Zola & Gott 1996: 49-50).

Manna Gum – the sugary sap was eaten; the wood was used to make shields and water vessels and the leaves were placed over fires as the smoke was thought to assist in reducing fever (Zola and Gott 1992: 38). Black Wattle – the gum was eaten or dissolved in water for a sweet drink. Austral Bracken – the liquid of the young stems was rubbed onto the skin to relieve insect bites (Zola and Gott 1992: 56) and the roots were roasted and then ground into a paste in order to make a damper (Zola and Gott 1992: 37). Tussock Grass – the fibrous leaves were used to make string (Zola and Gott 1992:58). Melaleuca – the soft bark was used as cloths to wrap babies (Zola and Gott 1992:63). A diverse fauna would have also provided a rich resource for Aborigines.

Roots such as the yam daisy (*Microserus scapigera* or *lanceolata*) and native carrot as well as seeds and fruits were important staples in the diet (Zola and Gott 1992:58). Yams, roots and tubers were roasted in hot coal-fired earth ovens, or ground, mixed with water and formed into dough which was also baked in the ovens. Recent research has also uncovered how Aboriginal people used fire strategically and purposefully to increase the germination of valuable tuberous plant sources such as the vanilla lily (Walsh 1987: 89).

Early observers, such as R. B. Smyth, noted that Aboriginal dwelling places were carefully situated within a day's reach of several different environments, for example woodlands, grassy plains, river or coastal areas. This meant that groups could be flexible about finding food and resources from a range of sources (Coutts 1981: 17 and 52). Through his review of both contemporary and archaeological sources Coutts (1981:) concluded that 'plants were the mainstay of the Aboriginal diet' in Victoria, with many hundreds of species known to have been exploited.

Plant foods were extensively exploited by the Aboriginal people and included berries, fungi, roots, tubers, bulbs, leaves, and pith from fleshy plants, seeds and sap. Gum was also collected from the wattle and stored in known locations for seasons when food was less abundant (Thomas cited in Sullivan 1981: 25). Reeds and other grasses were used for making fishing nets and baskets (Coutts 1981: 14–15, 18).

An ecological assessment was undertaken by Fuhrmann and Imbery (2019). In terms of the current vegetation conditions the following was observed:

#### 56 Moe South Road

This property has a continuous canopy coverage that is provided primarily by *Eucalyptus obliqua* (Messmate Stringybark) throughout, alongside the occasional *Eucalyptus dives* (Broad-leaf Peppermint) across its mid slopes, and *Eucalyptus radiata* (Narrow-leaf Peppermint) mainly in its north western corner. Canopy cover is reasonable and canopy health is generally very good and there is a high proportion of large habitat trees.

The middle storey is denser at its northern edge where large shrubs such as *Olearia lirata* (Snowy Daisy-bush) and *Pomaderris aspera* (Hazel Pomaderris) are more common at the interface with damper areas to the north of the property. The middle and upper southern section have a relatively consistent modest coverage of small to medium shrubs that includes the species *Cassinia aculeata* subsp. *aculeata* (Common Cassinia), *Exocarpos cupressiformis* (Cherry Ballart) and *Pultenaea juniperina* s.l. (Prickly Bush-pea).

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

The ground layer is generally dominated by exotic grasses, sedges and herbs with the grass *Tetrarrhena juncea* (Forest Wire-grass) and *Goodenia lanata* (Trailing Goodenia) common alongside patches of orchids on the lower slopes.

Woody weeds are scattered throughout in limited densities while exotic grasses and herbaceous weeds occupy some small areas of ground layer disturbance along the eastern edge of the property.

#### 58 Moe South Road

Within this property the entrance to the residence is lined by plantings of mature exotic trees such as *Callitris rhomboidei* (Oyster Pine) and exotic hedges. The ground layer around the entrance is made up of open lawn areas dominated by exotic grasses or planted beds containing predominately exotic ornamentals and scramblers such as *Hedera helix* (English Ivy) and *Vinca major* (Blue Periwinkle). The rear of the residence comprises cleared grazing land dominated by exotic pasture grasses including *Anthoxanthum odoratum* (Sweet Vernal-grass) and bordered by screen plantings of exotic and Australian native trees and shrubs.

#### **4. Information on Fauna of the Activity Area**

A number of inland animals would have been present within the geographic area, these include the Eastern Grey Kangaroo (*Macropus giganteus*), Common Brushtail Possum (*Trichosurus vulpecula*), Common Ringtail Possum (*Pseudocheirus peregrinus*), Short Beaked Echidna (*Tachyglossus aculeatus*) and the Wombat (*Vomatus ursinus*). Birds, bird eggs and reptiles may have also been utilised. Birds, such as Emu and Bustards, were also eaten, as were bird eggs. Birds were caught with throwing sticks or in traps. Fish were important resources and were speared in rivers and swamps or caught in nets (Thomas cited in Sullivan 1981: 24). Although use of the hook and line was observed, it is likely that this was a practice resulting from contact with sealers (Sullivan 1981: 24).

Clan groups also took advantage of the annual migration of eels to the sea, constructing systems of weirs, traps and other means of harvesting this abundant food source (Coutts 1981: 7: 44–45, 237–239). Large scale hunts did not form the basis for daily nutrition, but tended to be organised between clans for ritual purposes as much as for food. Large numbers of people would gather together, form a circle of several kilometres in diameter and move inwards to drive the animals into traps for slaughter (Coutts 1981: 6).

Animals were not only taken for food. The skins of kangaroos and possums, for example, were processed and used for clothing. Bone was used for tools and utensils as well as for body adornment, and stomach lining was used for fishing line.

#### **5. Stone Resources**

The Haunted Hills landform is known to have supplied pre-contact Aboriginal people with a variety of raw stone materials. There are no significant outcrops of stone occurring within the Activity Area. To the north of the Activity Area, a number of Palaeozoic and Mesozoic rocks outcrop, and to the south west, basalts of Oligocene age also occur (LCC 1980: 275). The main form of naturally occurring stone within the Activity Area is small water-worn quartz pebbles. To the north of the Activity Area, a number of Palaeozoic and Mesozoic rocks outcrop, and to the south west, basalts of Oligocene age also occur (LCC 1980: 275). The main form of naturally occurring stone within the Activity Area is small water-worn quartz pebbles.



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

### 7.1.8 Land Use History Relevant to the Activity Area

The west Gippsland region was settled by Europeans following the initial exploration of the area by Paul Strzelecki and Angus McMillan between 1839 and 1841. This saw the establishment of pastoral occupation in the plains and open valleys of the Latrobe Valley (Spreadborough and Anderson 1983). The main economic activities in the region were pastoral including beef, dairy and sheep raising, and agricultural. Clearance of land for farming and timber extraction went hand in hand. The construction of the Gippsland Line in the late 1870s facilitated the increase of timber milling, which became a major economic activity in the region in the late 19th and early 20th centuries, feeding the demands for fuel and construction material in the booming metropolitan areas. Smaller tramways were developed as a cheap, efficient, and year-round means of conveying timber to the rail lines where it was destined for the Melbourne market (Howell-Meurs 2006).

Extensive coal extraction began in the Latrobe valley with the establishment of the Great Morwell Coal Mining Company, which operated an open cut mine on the north bank of the Latrobe River from 1886. However, it was not until the construction of the State Electricity Commission briquette plant in Yallourn in 1921 that the local coal industry became firmly established. The study area appears to have remained predominantly pastoral land since first European settlement. Primary agricultural impacts on the area include clearing of scrub and timber and ploughing. Clearing of dense forest and vegetation such as that recorded by settlers would have involved practices such as uprooting and extraction of stumps, which frequently impact dramatically on ground surface. Clear felling of forest generally results in periods of ground exposure, during which, ground surface devoid of stabilizing native vegetation, and not yet stabilized by introduced pastoral grass species is vulnerable to denudation through rainfall and runoff. As noted, local rainfall is substantial.

The population of Moe has hovered around the 15,000 mark since 1961. Primarily the product of brown coal deposits, Moe grew rapidly in the 1950s as did nearby Yallourn, which completely disappeared in the 1980s when the model township was resumed as a coal mine. The Victorian Housing Commission built 1500 homes in Moe for electricity and railway workers. The privatisation of Victoria's electricity industry, under the Kennett Liberal Government in the 1990s, saw a rapid rise in unemployment and a halving of house prices. The city itself has good facilities and a pleasant landscape setting in the wider Gippsland context, but it unlikely to ever grow again as quickly as it did in the 1950s.

Moe is situated at the western end of the Latrobe Valley, on the Princes Highway and Gippsland railway line. The area to the west was originally an extensive swamp, bounded to the north by the Great Dividing Range and to the south by the Strzelecki Ranges. The marshland was generally known as 'The Mowie'; the name, with various spellings, said to be derived from an Aboriginal word meaning swamp.

A pastoral run, Merton Rush, was taken up in the area in 1846. From 1861 the small settlement of Westbury, north-west of present Moe, was a staging post on the coach route into Gippsland which skirted to the north of the swamp. However, from 1877 when the railway into Gippsland was constructed, a settlement developed around the railway station. The town was surveyed in 1878 and there were soon hotels, stores, banks, churches a school (1879) and a mechanics' institute (1884). The Shire of Narracan was proclaimed in 1878 and shire offices were opened in Moe in 1885.

Farm selectors arrived in the Moe district in 1873. During 1894-99 swamplands were drained and farm blocks keenly sought after. A co-operative dairy (butter) factory opened in 1906 and continued until 1980. Agriculture, however, would take second place.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## Coal

In the late 1870s black coal was discovered in the Narracan Creek valley to the south of Moe. This lent strength to the movement for a branch rail line which was completed in 1888. There were stations at Coalville, about 7km from Moe, at Narracan about 10km away, and at Thorpdale, the end of the line, 17km from Moe. Several coal mines operated around Coalville until the late 1890s. Farm produce was also transported to Moe by rail.

## Regional town

Moe was also the junction for coach services to the goldfields of Tanjil and Walhalla to the north. In 1884, the Moe Forest Reserve, west of the town, was opened for selection and in 1888 work began on draining the Moe Swamp (Victorian Places 2020). This was completed in 1899, when the first allotments were sold. The *Australian handbook* described the township in 1903:

**MOE** (38° 10' S. lat., 146° 11' E. long.), a township, with post, telegraph, savings bank, and money-order offices, in the county of Buln-Buln, electoral district of Gippsland West, and police district of Sale, lying 229 feet above sea-level. It is a railway station on the Gippsland Railway, distant 80 miles E. of Melbourne; fares, 14s. 3d and 9s. 8d., and is the principal place in the shire of Narracan. It has one coffee palace, and Retreat, Moe and Club hotels. It is on Narracan creek, near its junction with the Latrobe river, and is the centre of a large agricultural district. The principal buildings here are the railway station, shire hall and court-house, police-station, mechanics' institute (1,200 vols.), six stores, State school (No. 2,142), and L.O.L. Churches: Roman Catholic, Church of England, and Wesleyan. Colonial Bank open Tuesdays and Fridays once a month. This district has been selected, under the 19th clause of the Land Act, but dairying, mining and grazing are the chief pursuits of the people. It consists principally of scrub land, in some parts heavily timbered, and of excellent quality. A few miles from Moe, at Coalville, are the Moe and North Coalville mines. At Thorpdale, the terminus of the Narracan Valley railway line, which branches from here, several sawmills have been erected. Moe is the starting-point to the mining districts N. and E. of Walhalla. Coaches run to Tanjil and to Walhalla (two daily), fare 5s. Formation: volcanic. Population, 350, of the district about 1,200. Newspaper: *Narracan Shire Advocate*, published weekly, on Saturdays.

In 1909, the shire offices were moved to Trafalgar, west of Moe. A railway line from Moe to Walhalla was opened in 1910. Purvis Stores, opened for business in Moe in 1910 eventually opening throughout the Latrobe Valley. (Their slogan was 'Purvis for Service'. The firm became the Aussie Disposal chain.) The township of Moe serviced the surrounding agricultural district and by 1933 had 898 inhabitants.

## Industry

The development of the Yallourn open cut coal mine and power station in the 1920s contributed to regions development, providing employment and trade. Lake Narracan was first constructed by blocking the outlet of the Latrobe River between 1959 and 1961 as part of the water supply for the

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Latrobe valley power station cooling towers. The dam has a capacity of 8,600 megalitres (ML) and full supply level is 47.7m AHD.

Moe grew rapidly after the end of World War II. Labour was needed for the brown coal mines and electricity generation industries at Yallourn and Morwell to the east. Much of this labour was provided through immigration from Britain and Europe. House-building land at Yallourn had all been used up. From 1947 to the mid-1950s the Housing Commission built 1500 homes in Moe, mainly south of the railway for the workers and their families. By 1955, the population was 13,500. The town's focus was now the industrial Latrobe Valley rather than the rural countryside. Its area included Newborough. In 1963, it was declared a city. As Moe grew, it attracted secondary industries, such as textile and clothing mills, manufacture of concrete pipes, furniture and aerated waters, processing of dairy products, timber milling, engineering works, and photographic developing and processing.

The Activity Area has been settled by Europeans since the 1880s. From this time various landscape changes have been made, such as clearing of scrub and timber and ploughing. These initial impacts would have resulted in the possible destruction of culturally scarred trees and a variety of surface ACHPs such as stone arrangements and the spatial and temporal integrity of stone artefact scatters. Aboriginal stone artefacts may have survived however little information will now remain regarding how these artefacts were originally deposited. The potential for ACHPs of high scientific significance (as significance is linked to condition) is therefore low.

#### **Specific Land Use History**

European settlement would have significantly impacted on ACHPs in the Activity Area. As the Activity Area would have been densely vegetated, the removal of this native vegetation would have caused a great deal of ground disturbance.

Figure 2 shows that the Activity Area was covered in dense woodland in 1945 although there are two possible structures (possibly a house and a dam) in the general location of the Activity Area. Figure 3 shows a photograph of the treatment plant looking east in 1961. A brick house is located at the rear of the treatment close to the location of the existing house. The bushland forming the west of the Activity Area is evident also.

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

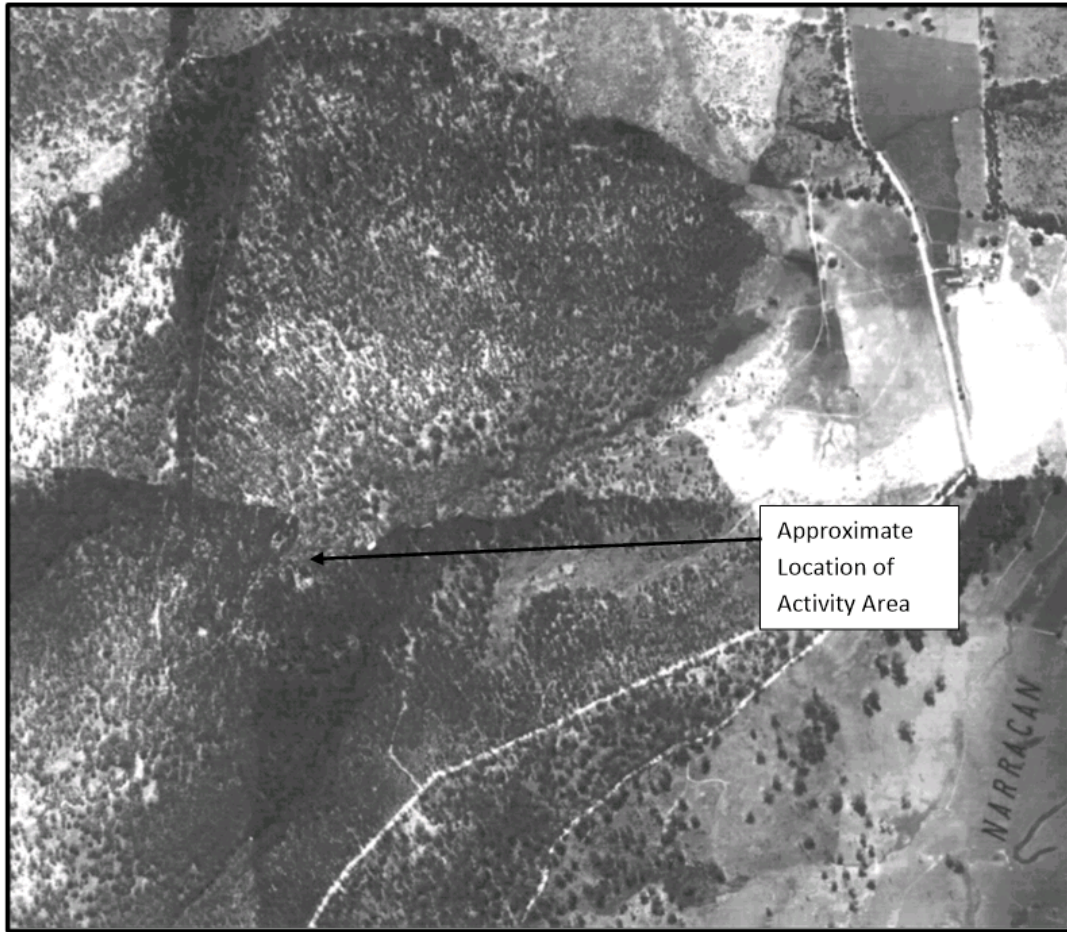


Figure 2: 1945 Aerial Photograph (DELWP 2019b)

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



**Figure 3: 1961 Photograph showing the Newly Constructed Treatment Plant with the Operators House at the Rear**

The land use history of the Activity Area shows that the Activity Area has been subject to previous ground disturbance to some degree and includes:

56 Moe South Road

- Removal of native vegetation for the sections of the existing treatment plant. As this section of the Activity Area was in an EVC in which eucalypts were the dominant species, the removal of this native vegetation would have caused a great deal of ground disturbance. Impacts to the land will have involved burning, clearing and grubbing of the original vegetation, along with draining and construction of channels associated disturbance of the upper soil layers, erosion following vegetation clearance and levelling to create a flat surface.
- Construction of access roads and associated infrastructure in 1961.

58 Moe South Road

- Removal of native vegetation. As this section of the Activity Area was in an EVC in which eucalypts were the dominant species, the removal of this native vegetation would have caused a great deal of ground disturbance. Impacts to the land will have involved burning, clearing and grubbing of the original vegetation, along with draining and construction of channels associated disturbance of the upper soil layers, erosion following vegetation clearance and levelling to create a flat surface.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

- Construction of a house in 1961 and associated infrastructure. Demolition of the house shown in Figure 3 in the 1980s and construction of the existing house and associated infrastructure.

#### 7.1.9 Conclusions from the Desktop Assessment

The conclusions from the Desktop Assessment and the basis for the ACHP prediction model are as follows:

- The Activity Area has not been subject to previous archaeological assessment;
- There are no ACHPs located within 200m of the Activity Area;
- There are 8 previously registered ACHPs located in the geographic region comprising 14 components;
- A minor watercourse traverses the western half of the Activity Area;
- Artefact scatters are the most likely ACHP types to be located with the Activity Area;
- ACHP types have been identified across a variety of landforms, including low density scatters on low-lying plains, and higher density ACHPs on hills and areas within the vicinity of freshwater sources;
- Previous studies tend to indicate that major water-courses such as Narracan Creek may have been more favourable to past Aboriginal people than minor watercourses such as tributaries and smaller creeks. Aboriginal Places can therefore be expected to be larger and more complex along major watercourses, reflecting longer term occupation of these areas;
- There exists a potential for sub-surface archaeological deposits in areas that have experienced minimal disturbance; and
- There would have been a range of plant, animal and mineral resources available for Aboriginal people living in, or in the region of the Activity Area

The following ACHP prediction model has been developed based on the available information:

- A watercourse is located within the Activity Area. Ethnographic information suggests that Aboriginal people camped in areas adjacent to fresh water. The archaeological record has also indicated that the remains of Aboriginal campsites are more likely to be located adjacent to water sources whether permanent or ephemeral. The watercourse is likely to have been a reliable seasonal water source as well as providing a greater variety of faunal and floral resources.
- The watercourse and its sheltered valley would have served as an ideal campsite either during hot weather, when there would have been shade in the eucalypt woodland, or during wetter periods, when fresh water would have been locally available, and the hills and ridgelines would have provided drier campsites.
- Stone artefact deposits (artefact scatters or LDADs) and scarred trees are the most likely ACHP types to be present;

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

- Stone artefact deposits are most likely to be in a sub-surface context, within a depth range of 0-30cm in silt deposits;
- Scarred trees may be present if remnant vegetation survives;
- Based on the results of the Desktop Assessment the potential for in-situ survival of Aboriginal cultural material is:
  - Highest in the undisturbed areas of the Activity Area away from the location of the treatment plant, house, driveways, shedding etc.) and service trenches;
- If undisturbed soil deposits are located within the Activity Area; it is possible that Aboriginal cultural material will occur; and
- The distance of the Activity Area to a source of permanent freshwater may be a determinant in the presence or absence of Aboriginal cultural heritage. An ephemeral drainage line is located in the northwest of the Activity Area.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## 7.2 Standard Assessment

### 7.2.1 Justification for Survey

*R.62 of the Aboriginal Heritage Regulations 2018* states:

(1) Subject to subregulation (2), a Standard Assessment is required if the results of a Desktop Assessment show that it is reasonably possible that Aboriginal cultural heritage is present in the Activity Area.

As the results of the Desktop Assessment showed that it was reasonably possible that Aboriginal cultural heritage is present in the Activity Area and consequently it was necessary to proceed to a Standard Assessment.

### 7.2.2 Aims of Standard Assessment

The aims of the Standard Assessment (archaeological survey) were to:

- Attempt to identify Aboriginal cultural heritage;
- Undertake consultation with representative(s) of the GLaWAC;
- Identify any areas of potential archaeological sensitivity deposit (that may require sub-surface testing) and;
- Document the extent of significant ground disturbance in the Activity Area.

### 7.2.3 Standard Assessment Methodology

The Standard Assessment was undertaken by Matthew Barker (Supervisor) and Annette Millar of Benchmark Heritage Management P/L on the 16<sup>th</sup> of March 2020 with GLaWAC representatives Peter Ritchie and Malcolm Morgan.

Owing to the small size of the Activity Area and the dense vegetation coverage observed upon arrival the decision was made, in consultation with the GLaWAC representatives, to survey the Activity Area on an opportunistic basis rather than walking linear transects (see Map 5).

Focus was concentrated on areas of high ground surface visibility. All mature trees were inspected to determine if they were culturally scarred. Areas of potential archaeological sensitivity/deposits (PAS and PAD) and significant ground disturbance were recorded. Ground surface visibility and surface exposure was recorded in order to determine the effective ground survey coverage. A range pole with 20cm increments was included in all photographs (Table 7, Plates 1-14).

Ground surface visibility is a measure of factors which may obscure archaeological materials and can be defined as how much of the surface is visible and what other factors (such as vegetation, gravels or leaf litter) may limit the detection of archaeological materials (Burke and Smith 2004). The higher the level of ground surface visibility, the more likely it is that Aboriginal cultural material can be identified; therefore, a good level of ground surface visibility enables a better representation of places than areas where the ground surface is obscured (Ellender and Weaver 1994).

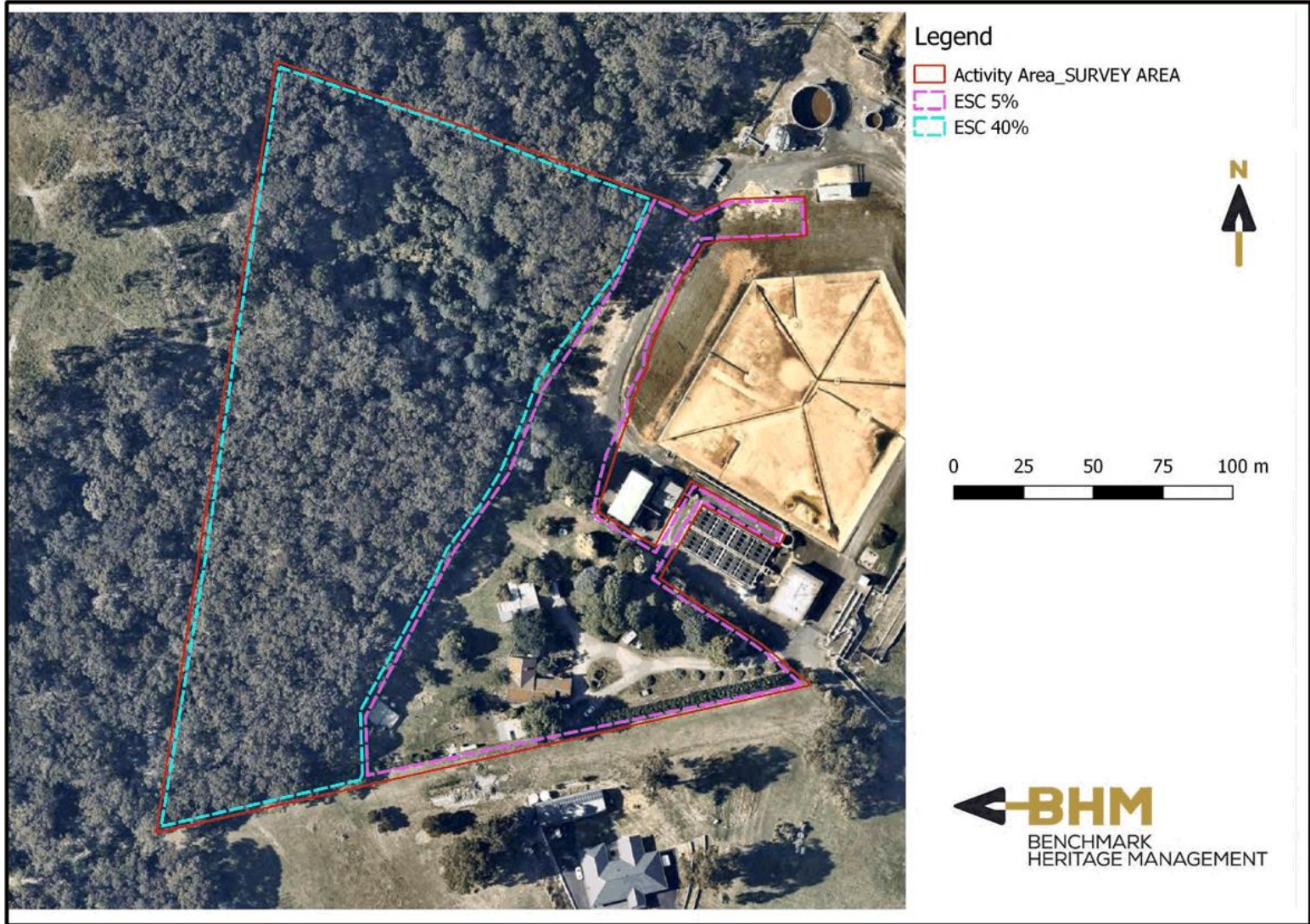
Ellender and Weaver (1994) attempted to quantify ground surface visibility for a 1m<sup>2</sup> area:



**CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH**

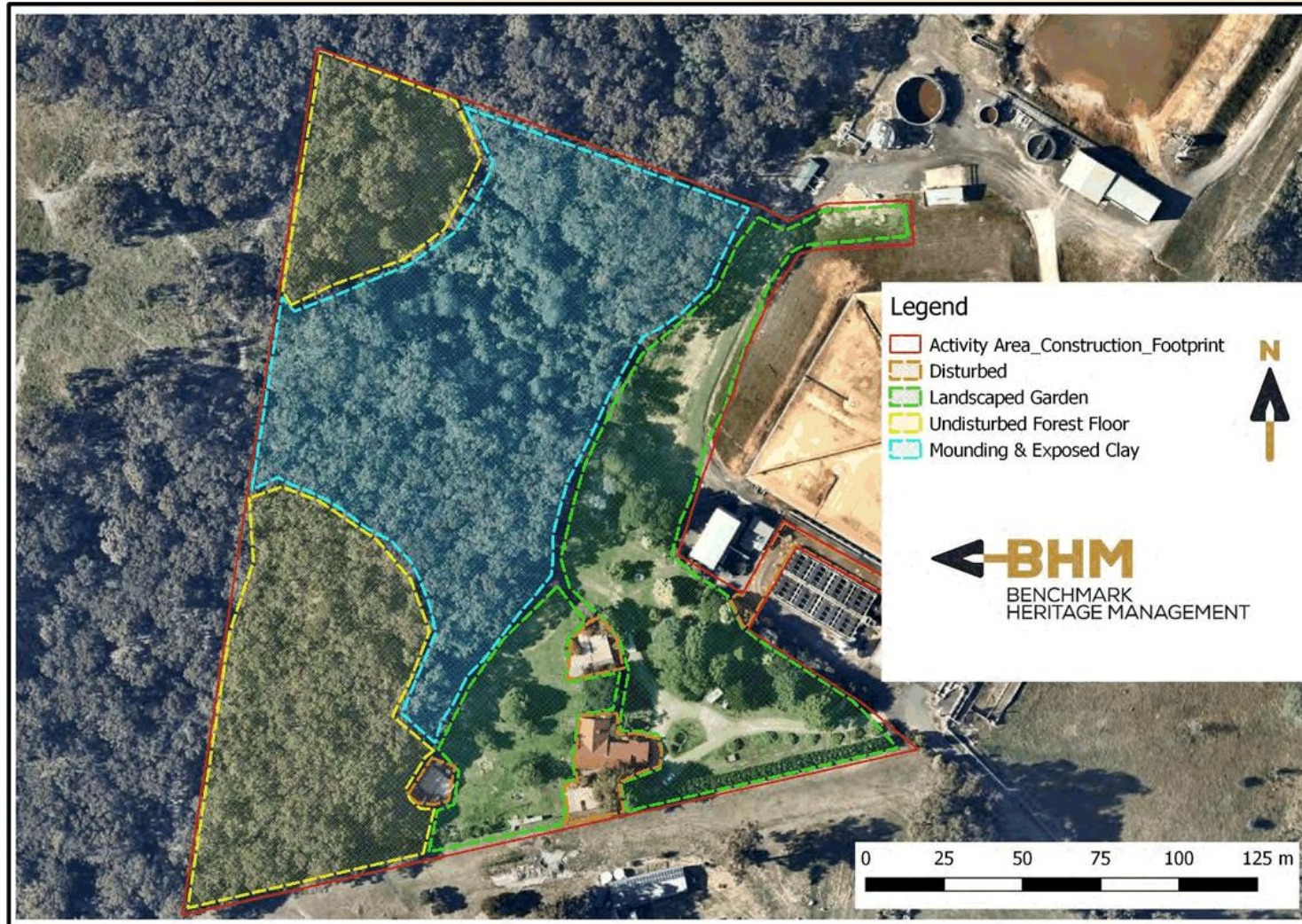
- 0-5%: Unable to see soil;
- 5-10%: Occasional glimpse of soil;
- 10-20%: Occasional patch of bare ground;
- 20-50%: Frequent patches of bare ground;
- 50-70%: About half the ground bare; and
- 75-100%: More than half the bare ground; ploughed fields.

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



Map 5: Standard Assessment Map – Effective Survey Coverage

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



Map 6: Standard Assessment Map – Disturbance

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

#### 7.2.4 Results of Standard Assessment

The Standard Assessment noted the following:

##### 56 Moe South Road, lot 2 on LP55896

- 56 Moe South Road, lot 2 on LP55896 comprises dense regenerated forest with fire tracks along the eastern and western boundaries (Plates 7-14).
- The highest point is the southern boundary with a gentle slope to the lowest point on the western boundary.
- The northeast was characterised by ponding water and mounds of clay; the former indicating the presence of an impermeable clay layer on the surface and the latter past disturbance (Plates 12-14).
- Areas with exposed grey clay silt were noted throughout the centre and south of the Activity Area (Plates 8 and 10).
- Areas of exposed clays were also noted in patches particular adjacent to the fire track on the eastern boundary.
- The fire track along the western boundary has been excavated to a maximum of 900mm in places.

##### 56 Moe South Road, lot 2 on PS400699

56 Moe South Road, lot 2 on PS400699 contains a section of the existing Moe Water Treatment facility comprising a tarmac hardstands and a gravel access track.

##### 58 Moe South Road

- 58 Moe South Road contains an existing house with associated infrastructure (Plates 1-6).
- The house is located on the eastern boundary and is accessed by a tarmac driveway.
- There are numerous sheds, garages and outbuildings throughout with a small dam on the western boundary which has been excavated to 2-3m in depth.
- The land slopes gently from the centre of the eastern boundary.
- The gardens were almost entirely covered by grass and vegetation resulting in an average ground surface visibility of less than 5%.
- Small patches of exposed grey silt were noted in places.
- An excavated trench was noted 5m west of the existing house revealing the sub-surface soils which comprised grey silt overlying reddish brown clay (Plate 5).
- Exotic trees were note throughout with several mature European Oaks and citrus trees.

#### 7.2.5 Standard Assessment Constraints

Significant constraints were encountered during the Standard Assessment comprising:

- 58 Moe South Road contains an existing house with associated infrastructure which could not be assessed.
- The gardens of 58 Moe South Road were almost entirely covered by grass and vegetation resulting in an average ground surface visibility of less than 5%. The grass and vegetation prevented effective archaeological assessment.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

- The small sections of the Activity Area within the current treatment plant were either covered by gravel, infrastructure or dense grass preventing effective archaeological assessment.
- The forested area had generally good ground surface visibility of approximately 50%; consequently, however the remaining 50% could not be assessed.

### 7.2.6 Land Disturbance

The evidence for ground disturbance (Map 6) includes:

- Vegetation clearance would have contributed to soil erosion and the movement of any Aboriginal cultural material that may have existed on the ground surface; thus, the removal of topsoils and the destruction of any surface or near surface Aboriginal cultural materials. Vegetation clearance is not considered to be significant ground disturbance.
- Mounding of clays was noted in the far north of the Activity Area. This may be associated with the construction of the existing treatment plant.
- A section of the forested area is covered by immature trees with mounded clay indicating that disturbance has taken place.
- The fire track along the western boundary has been excavated to a maximum of 900mm in places.
- Construction of the house, shedding, driveways and services.
- Construction of the infrastructure associated with the existing treatment plant.

### 7.2.7 Ground Surface Visibility and Effective Survey Coverage

Effective coverage is quantified to account for ground surface visibility and exposure limitations to survey coverage and gives a good estimate of the actual proportion of the Activity Area investigated.

Effective survey coverage (ECS) in the entire Activity Area (Plates 1-14) in Table 6 was good (36.9%), and therefore there was a possibility of identifying archaeological deposits on the surface.

Survey coverage is shown in Map 5 with ground surface visibility conditions and coverage summarised in Table 6. The ground surface visibility in the boundaries of 58 Moe South Road and the treatment plant was low (30% of the total area), approximately 5% overall, due to the presence of dense grass and built infrastructure. The forested section of the Activity Area had generally good ground surface visibility comprised of approximately 70% of the total area). An analysis of the survey coverage results reveals that that 36.9% (13868.9m<sup>2</sup> out the total 37978m<sup>2</sup>) was effectively surveyed.

Areas not subject to field survey included:

1. The locations of built infrastructure.
2. Areas of dense vegetation.

**Table 6: Ground Surface Visibility and Effective Survey Coverage**

Property	Area Surveyed (m <sup>2</sup> )	Visibility (%)	Effective Survey Coverage (m <sup>2</sup> )	Effective Survey Coverage (%)
56 Moe South Road, lot 2 on LP55896 and lot 2 on PS400699	26600	50	13300	50
58 Moe South Road	11378	5	568.9	5

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**7.2.8 Aboriginal Cultural Heritage Identified**

No ACHPs were identified within during the Standard Assessment (this includes artefact scatters, scarred trees or rock shelters). No caves or cave entrances were noted within the Activity Area. The absence of any evidence for ACHPs is likely due to dense grass coverage and resulting low ground surface visibility that characterised the majority of the Activity Area.

**7.2.9 Conclusions of the Standard Assessment**

The GLaWAC representatives considered it possible that buried former ground surfaces may be present within the Activity Area. The field representatives of the GLaWAC agreed that the Activity Area was of potential archaeological sensitivity and agreed to establish the potential for Aboriginal cultural heritage by Complex Assessment to test the ACHP prediction model.

Due to a lack of ground surface visibility and the potential for buried ACHPs within the Activity Area, the Standard Assessment has determined that there is a requirement to undertake a further Complex Assessment for this activity, prior to the preparation of a CHMP document. In accordance with r.64, it was decided that a Complex Assessment was required and was therefore undertaken.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Plate 1: View of existing house on 58m Moe South Road (M. Barker 16/3/20), facing southeast**



**Plate 2: View of house, shedding and exposed grey silt (M. Barker 16/3/20), facing northwest.**



CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Plate 3: View of dense grass and driveway at (M. Barker 16/3/20), facing southwest.**



**Plate 4: View of outbuilding (M. Barker 16/3/20), facing southeast.**





## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Plate 5: View of excavated pit showing soils profile (M. Barker 16/3/20), facing east.**



**Plate 6: View of exposed compact clay silt (M. Barker 16/3/20), facing south**



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Plate 7: View of fire track long eastern boundary of 56 Moe South Road (M. Barker 16/3/20), facing north**



**Plate 8: View of exposed grey silt and yellow sandy clay (M. Barker 16/3/20)**



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Plate 9: View of slope to low point on western boundary of 56 Moe South Road (M. Barker 16/3/20), facing north**



**Plate 10: View of exposed grey silt (M. Barker 16/3/20), facing north**



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Plate 11: View of exposed clay in southern end of the forested section of 56 Moe South Road (M. Barker 16/3/20), facing north**



**Plate 12: View of ponding water and exposed clay at northeastern end of the forested section of 56 Moe South Road (M. Barker 16/3/20), facing west**



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Plate 13: View of mounded clays at northeastern end of the forested section of 56 Moe South Road (M. Barker 16/3/20), facing west**



**Plate 14: View of mounded clay in the centre north of 56 Moe South Road (M. Barker 16/3/20), facing north**



**Table 7: Standard Assessment Photographs**

### 7.3 Complex Assessment

#### 7.3.1 Justification for Sub-surface Testing

Regulation 64 of the *Aboriginal Heritage Regulations 2018* states:

- (1) A Complex Assessment is required if the Desktop Assessment or Standard Assessment shows that—
- (a) Aboriginal cultural heritage is, or is likely to be, present in the Activity Area; and
  - (b) it is not possible to identify the extent, nature and significance of the Aboriginal cultural heritage in the Activity Area unless a Complex Assessment is carried out.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

### 7.3.2 The Sub-Surface Testing Aims

The aims of the Complex Assessment were to:

- Determine if Aboriginal cultural heritage is located in the Activity Area and if so, establish the extent, nature and significance of said Aboriginal cultural heritage;
- Test the ACHP prediction model developed in the Desktop Assessment and refined in the Standard Assessment;
- Record the sub-surface stratigraphic composition of the landform and investigate a representative sample of sub-surface sediments;
- Identify any undisturbed (in-situ) sub-surface deposits; and
- Enable an accurate scientific significance assessment to be made.

A Complex Assessment comprising hand excavation was carried out as part of this CHMP. The aim of the sub-surface testing/excavation was to establish if the proposed activity is likely to cause harm to Aboriginal cultural heritage. The Complex Assessment was undertaken on the 16, 17<sup>th</sup> and 19<sup>th</sup> of March 2020 by Matthew Barker (Supervisor) and Annette Millar of Benchmark Heritage Management P/L with GLaWAC representatives Peter Ritchie, Malcolm Morgan and Daniel Hayes.

### 7.3.3 Sub-surface Testing Methodology

#### Excavation of Test Pit

As required by the *Aboriginal Heritage Regulations 2018 r65(4)*, a Test Pit (Test Pit 1) was excavated to determine the soil stratigraphy (see Map 7, Table 8) and to determine whether there were sub-surface deposits of cultural materials.

Controlled excavation was undertaken in accordance with the guidelines set out in Burke and Smith (2004). Test Pit 1 was excavated by context using a flat edged shovel with a 30cm blade, trowels and 30cm hand shovels. The deposits were excavated in arbitrary 5cm spits. All contexts were fully excavated, sieved and recorded before proceeding to excavate the next context.

The depth of each context is shown in Table 8. A soil section was drawn once excavation was completed. A photographic record of the surface, base of each context and the soil section was made. A range pole(s) with increments of 20cm was included in all photographs of excavation. Soil descriptions and other natural and cultural features were recorded on standard excavation forms. pH levels were taken of each context and a Munsell Chart was consulted to provide soil colour descriptions.

All of the excavated soil was passed through a sieve with 5mm mesh. In the event that any cultural material was recovered, the procedure was to place the artefacts in bags with labels identifying the context of the artefacts. Any artefacts recovered from the excavation were to be retained for later analysis at the office of BHM P/L.

The centre of Test Pit 1 was spatially recorded using a Topcon GRS-1 DGPS with sub one metre accuracy as per AV (2008) target standard for recording Aboriginal heritage places. The location of Test Pit 1 is shown in Map 7. A stratigraphic section of Test Pit 1 is shown in Table 8. GDA94/MGA55

**CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH**

co-ordinates are shown in Table 8. Test Pit 2 was also excavated (Map 7). A stratigraphic section of Test Pit 2 is shown in Table 9. GDA94/MGA55 co-ordinates are shown in Table 9.

**Excavation of Shovel Test Pits**

The excavation of twenty-eight 50cm x 50cm Shovel Test Pits was undertaken during sub-surface testing (Table 10, Map 7).

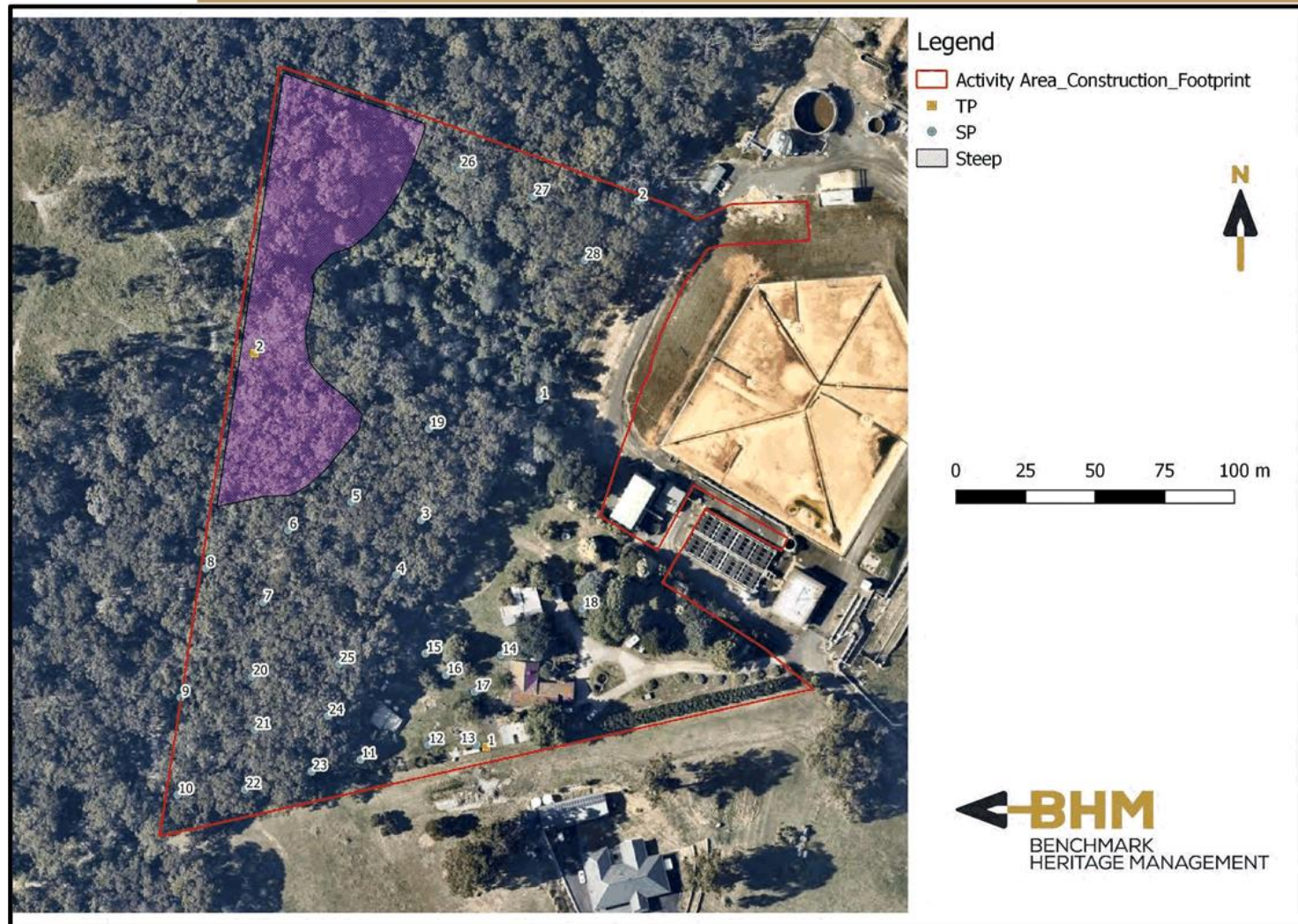
Shovel Test Pits were undertaken to examine the general stratigraphy; changes in stratigraphy and to provide improved sample size and investigate the extent of sub-surface disturbance within the Activity Area.

The Shovel Test Pits were excavated using a shovel with a 30cm blade. Initially, the grass and surface soil was stripped off each hole to a depth of approximately 5cm. Soil within the Shovel Test Pit hole was then excavated in increments of 10cm until the basal layer was reached.

The soil from each Shovel Test Pit was sieved by the field team using hand sieves with a 5mm mesh. Soil data and the location of any cultural materials were recorded on field forms. A section of the vertical soil profile of each Shovel Test Pit was recorded. A range pole with increments of 20cm was included in all photographs of excavation. The outlined procedure for dealing with cultural materials, if found, was to place any cultural material in bags with labels identifying their context. A photographic record of each Shovel Test Pit was also made. Any artefacts recovered were to be retained for later analysis at the office of BHM P/L. The centre of each Shovel Test Pit was spatially recorded using a Topcon GRS-1 DGPS with sub one metre accuracy as per AV (2008) target standard for recording Aboriginal heritage places.

The excavated Shovel Test Pit locations are shown in Map 7. The stratigraphy of the Shovel Test Pits is shown in Table 10. GDA94/MGA 55 co-ordinates are shown in Appendix 4.

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



Map 7: Sub-Surface Testing Locations



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**7.3.4 Results of the Sub-surface Testing****Excavation of Test Pit 1**

As required by the *Aboriginal Heritage Regulations 2018*, a Test Pit was initially excavated to determine the soil stratigraphy (see Plate 15, Map 7 and Table 8). Test Pit 1 was excavated on the highest point of the Activity Area on the eastern boundary of 56 Moe South Road.

There was evidence of disturbance in the form of plastic, brick, dog bones and glass in Context 1. No Aboriginal cultural heritage was identified in Test Pit 1. No dating samples of cultural deposits and or stratigraphic layers were obtained. The provenance and stratigraphic data from the Test Pit is contained in Table 8.

The soils were considered characteristic of acidic duplex soils (see Section 7.1.6) and comprised an A horizon (below the humic upper layer – Context 1) of light grey silt and sand and a B Horizon of yellowish red clay (Cochrane et al 1995: 51).

In terms of soil pH; the acidity of the soils excavated within the current Activity Area indicates preservation of organic material is unlikely.

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Table 8: Summary excavation data from Test Pit 1.

<b>GDA 94/MGA55 Coordinates</b>	435098.637e, 5771606.974n
<b>Size</b>	1x1m
<b>Stratigraphy</b>	
<b>Context 1</b>	0-220mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). Inclusions such as dog bones, brick fragments, plastic and glass in the upper 200mm. The transition was abrupt.
<b>Context 2</b>	220-310mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt.
<b>Context 3</b>	310-410mm: Compact cemented yellowish red clay with decomposed sandstone gravel (5YR 5/8, pH 6).
<b>Depth of Excavation</b>	410m
<b>Evidence of Disturbance</b>	Evidence of disturbance was noted in the form of dog bones, brick fragments, plastic and glass in the upper 200mm.
<b>Section Drawing of West Wall</b>	
<b>Plate 15: Photo by M. Barker (17/3/20) after excavation showing stratigraphic profile of Test Pit 1 facing north</b>	
<b>Vertical artefact distribution</b>	None

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Excavation of Test Pit 2**

Details of Test Pit 2 and a photograph (Plate 16) are contained below in Table 9. Test Pit 2 was placed adjacent to the minor watercourse on the western boundary of the Activity Area in area characterised by light grey silt exposed on the surface.

The soil profile is representative of the typical soil profile described in Section 7.1.6 which describes the soils as acidic duplex soils (see Section 7.1.6) and comprised an A horizon (below the humic upper layer – Context 1) of light grey silt and a B Horizon of brownish yellow clay (Cochrane et al 1995: 51).

dating samples of cultural deposits and or stratigraphic layers were obtained. The provenance and stratigraphic data from the Test Pit is contained in Table 9.

In terms of soil pH; the acidity of the soils excavated within the current Activity Area indicates preservation of organic material is unlikely.

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Table 9: Summary excavation data from Test Pit 2

<b>GDA 94/MGA55 Coordinates</b>	435015.343e, 5771748.56n
<b>Size</b>	1x1m
<b>Stratigraphy</b>	
<b>Context 1</b>	0-220mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). Inclusions such as dog bones, brick fragments, plastic and glass in the upper 200mm. The transition was abrupt.
<b>Context 2</b>	220-310mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt.
<b>Context 3</b>	310-410mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).
<b>Depth of Excavation</b>	360cm
<b>Evidence of Disturbance</b>	None
<b>Section Drawing of West Wall</b>	
<b>Plate 16: Photo by M. Barker (19/3/20) after excavation showing stratigraphic profile of Test Pit 2 facing north</b>	
<b>Vertical artefact distribution</b>	None

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Shovel Test Pits 1-28**

The locations of the Shovel Test Pits can be found in Map 7. No Aboriginal cultural heritage was identified in Shovel Test Pits 1-28. No dating samples of cultural deposits and or stratigraphic layers were obtained due to the lack of Aboriginal cultural heritage located in Shovel Test Pits 1-28. The stratigraphy of the individual Shovel Test Pits is contained in Table 10. GDA94/MGA 55 co-ordinates are shown in Appendix 5. Shovel Test Pits 1-10, 19-28 were excavated in the forested area. Shovel Test Pits 6-10, 20-25 displayed a relatively intact soil profile with a thin layer of compact grey silt overlying 6yellow clay. Shovel Test Pits 1-5, 19, 26-28 were considered disturbed and had no silt layer with clay immediately below the surface. Examples are shown in Plates 17-18.



Plate 17: Photo by M. Barker (16/3/20) showing an example of intact profile in Shovel Test Pit 7



Plate 18: Photo by M. Barker (16/3/20) showing an example of soil profile in Shovel Test Pit 5 with clay on the surface and no silt layer

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Shovel Test Pits 11-18 were excavated in the gardens of the house. The pits along the southern edge displayed a relatively intact soil profile (with minor modern construction and household debris In Contexts 1-2) with a thin layer of compact grey silt overlying yellow clay with decomposing sandstone at the base (Shovel Test Pits 11-13). The remaining pits were highly disturbed with the silt layer absent (Shovel Test Pits 14-18). Examples are shown in Plates 19-22.



Plate 19: Photo by M. Barker (17/3/20) showing an example of intact profile in Shovel Test Pit 11



Plate 20: Photo by M. Barker (17/3/20) showing an example of intact profile in Shovel Test Pit 13

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



Plate 21: Photo by M. Barker (17/3/20) showing an example of soil profile in Shovel Test Pit 17 showing highly disturbed sub-surface soils.



Plate 22: Photo by M. Barker (17/3/20) showing an example of soil profile in Shovel Test Pit 15 showing highly disturbed sub-surface soils

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Table 10: Shovel Test Pits 1-28 Stratigraphic Detail

Shovel Test Pit	Stratigraphy	Presence of Cultural Material
1	Context 1: 0-260mm: Fine grained strong brown (7.5YR 4/6, pH 6) clayey loam. Inclusions such as gravel and glass in the upper 260mm. The transition was abrupt. Context 2: 260-410mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (7.5YR 6/8, pH 6).	No
2	Context 1: 0-60mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 60-100mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
3	Context 1: 0-180mm: Fine grained strong brown (7.5YR 4/6, pH 6) clayey loam. The transition was abrupt. Context 2: 180-310mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
4	Context 1: 0-170mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 2: 170-240mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
5	Context 1: 0-110mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 110-160mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
6	Context 1: 0-220mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 2: 220-360mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
7	Context 1: 0-210mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 2: 210-370mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
8	Context 1: 0-210mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 210-240mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 3: 240-370mm: Compact cemented yellowish red clay with decomposed sandstone gravel (5YR 5/8, pH 6).	No
9	Context 1: 0-260mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 260-280mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 3: 280-300mm: Compact cemented yellowish red clay with decomposed sandstone gravel (5YR 5/8, pH 6).	No
10	Context 1: 0-210mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 2: 210-350mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

11	Context 1: 0-170mm: Highly cemented light grey silt (5YR 5/1, pH 6) with glass and gravel. The transition was abrupt. Context 2: 170-240mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
12	Context 1: 0-240mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). Inclusions such as brick fragments, plastic and glass in the upper 200mm. The transition was abrupt. Context 3: 240-370mm: Compact cemented yellowish red clay with decomposed sandstone gravel (5YR 5/8, pH 6).	No
13	Context 1: 0-170/220mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). Inclusions such as brick fragments, dog bones, gravel and glass in the upper 200mm. The transition was abrupt. Context 2: 170/220-360mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 3: 360-400mm: Compact cemented yellowish red clay with decomposed sandstone gravel (5YR 5/8, pH 6).	No
14	Context 1: 0-180mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). Inclusions such as brick fragments and glass in the upper 200mm. The transition was abrupt. Context 2: 180-200mm: Compact cemented yellowish red clay with decomposed sandstone gravel and brick fragments(5YR 5/8, pH 6).	No
15	Context 1: 0-220mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). Inclusions such as ceramic fragments and glass in the upper 200mm. The transition was abrupt. Context 2: 220-270mm: Compact cemented yellowish red clay with decomposed sandstone gravel (5YR 5/8, pH 6).	No
16	Context 1: 0-140mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). Inclusions such as brick fragments, ceramic fragments and glass in the upper 200mm. The transition was abrupt. Context 2: 140-170mm: Compact cemented yellowish red clay with brick fragments throughout (5YR 5/8, pH 6).	No
17	Context 1: 0-140mm: Fine grained greyish brown silty loam (7.5YR 2/3, pH 6). Inclusions such as brick fragments, ceramic fragments, wood and glass in the upper 200mm. The transition was abrupt. Context 2: 140-170mm: Compact cemented yellowish red clay with brick fragments throughout (5YR 5/8, pH 6).	No
18	Context 1: 0-180mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). Inclusions such as brick fragments, metal fragments and glass in the upper 200mm. The transition was abrupt. Context 2: 190-200mm: Compact cemented yellowish red clay with decomposed sandstone gravel (5YR 5/8, pH 6).	No
19	Context 1: 0-60mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 2: 60-100mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
20	Context 1: 0-40mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 40-310mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 3: 310-370mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

<b>21</b>	Context 1: 0-60mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 60-280mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 3: 280-300mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
<b>22</b>	Context 1: 0-40mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 40-310mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 3: 310-370mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
<b>23</b>	Context 1: 0-40mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 40-130mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 3: 130-280mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
<b>24</b>	Context 1: 0-80mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 80-310mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 3: 310-340mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
<b>25</b>	Context 1: 0-140mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 140-210mm: Highly cemented light grey silt (5YR 5/1, pH 6). The transition was abrupt. Context 3: 210-240mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
<b>26</b>	Context 1: 0-170mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 170-230mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
<b>27</b>	Context 1: 0-160mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 160-200mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No
<b>28</b>	Context 1: 0-180mm: Fine grained greyish brown silty loam/ (7.5YR 2/3, pH 6). The transition was abrupt. Context 2: 180-220mm: Compact cemented brownish yellow clay with decomposed sandstone gravel inclusions (10YR 6/8, pH 6).	No

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

### 7.3.5 Complex Assessment Constraints and Limitations

The major constraint encountered during the Complex Assessment comprised:

- The location of the house, shedding and driveways which could not be assessed.
- Dense vegetation in the forested section which could not be assessed.

### 7.3.6 Conclusions of the Sub-Surface Testing

Two 1x1m Test Pits and twenty-eight Shovel Test Pits were excavated, to establish the soil stratigraphy of the Activity Area and to assess the likelihood of Aboriginal cultural material being located within the Activity Area. No Aboriginal cultural heritage was identified in Test Pits 1-2 and Shovel Test Pits 1-28.

The excavation allowed the extent of the disturbance to be determined:

1. Test Pit 1 and Shovel Test Pits 11-18 displayed evidence of disturbance in Contexts 1-2 comprising gravel, wood, dog bones, plastic, brick, metal, ceramic and glass fragments.
2. Test Pit 2 and Shovel Test Pits 6-10, 20-25 displayed a relatively intact soil profile with a thin layer of compact grey silt overlying yellow clay.
3. Shovel Test Pits 1-5, 19, 26-28 were considered disturbed and had no silt layer with clay immediately below the surface. Shovel Test Pit 1 had gravel and glass in the upper 260mm.

These results indicate in conjunction with the Standard Assessment results that:

3. 58 Moe South Road is highly disturbed with only isolated areas of intact soils. This has been most likely caused by the construction and demolition of the former house and the subsequent construction of the existing house and associated infrastructure.
4. Parts of the forested area at 56 Moe South Road have been severely disturbed. The locations of the Shovel Test Pits in which the light grey silt layer was absent correlates to the locations of mounded soils and exposed clays indicating that activities associated with the construction of the existing treatment plant most likely impacted on sections of the forest; particularly those adjacent to the house and existing water treatment infrastructure.

In general, the soil profile is representative of the typical soil profile described in Section 7.1.6 which describes the soils as acidic duplex soils (see Section 7.1.6) and comprised an A horizon (below the humic upper layer – Context 1) of grey silt and sand and a B Horizon of yellowish red clay (Cochrane et al 1995: 51).

Possible reasons for the absence of Aboriginal cultural material in the Activity Area include:

- The Activity Area may not have been a favourable location to camp.
- Construction of the house, existing treatment plant and associated infrastructure.

The Complex Assessment demonstrated that the Activity Area has limited potential to retain Aboriginal cultural deposits.

**CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH****8.0 Details of Aboriginal Cultural Heritage in the Activity Area**

No Aboriginal cultural heritage was identified in Test Pits 1-2 or Shovel Test Pits 1-28.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## 9.0 Consideration of Section 61 Matters

### 9.1 Section 61 Matters

Section 3(a) of the *Aboriginal Heritage Act 2006* states that the principal objective of the legislation is to recognise, protect and conserve Aboriginal cultural heritage in Victoria.

This section discusses the effects that the proposed activity will have on any Aboriginal cultural heritage located within the Activity Area, and whether or not the Sponsor has addressed measures to avoid or minimise harm.

Section 61 of the *Aboriginal Heritage Act 2006* states that the following matters are to be considered in assessing whether a CHMP relating to an activity is to be approved—

- a) whether the activity will be conducted in a way that avoids harm to Aboriginal cultural heritage;
- b) if it does not appear to be possible to conduct the activity in a way that avoids harm to Aboriginal cultural heritage, whether the activity will be conducted in a way that minimises harm to Aboriginal cultural heritage;
- c) any specific measures required for the management of Aboriginal cultural heritage likely to be affected by the activity, both during and after the activity;
- d) any contingency plans required in relation to disputes, delays and other obstacles that may affect the conduct of the activity; and
- e) requirements relating to the custody and management of Aboriginal cultural heritage during the course of the activity.

No Aboriginal cultural heritage was found and therefore there is no requirement to address Section 61 (a-c).

### 9.2 Are there particular Contingency Plans that might be necessary?

There are several contingency plans that may be necessary during the project. In particular, it is necessary to have a contingency in place for the unexpected discovery of cultural material and for the unexpected discovery of a burial. These and other contingency plans are discussed in detail in Section 2.

### 9.3 What Custody and Management Arrangements might be needed?

Prior to any reburial or repatriation to the GLaWAC, cultural material should be stored in a secure location with copies of the catalogue and assessment documentation.

The location of any potential reburial or repatriation site must be recorded with a DPGS and an updated object collection submitted to the VAHR, showing the location of the reburial site. The recording must be carried out by a heritage advisor and a representative of the GLaWAC (RAP).

### 9.4 Cumulative Impact Statement

This section outlines the cumulative impacts of the activity on cultural heritage within the Activity Area and the wider region. In accordance with Section 61 of the *Aboriginal Heritage Act 2006*, it is concluded

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

that the activity will not harm any known or identified Aboriginal cultural heritage. No previously identified Aboriginal cultural heritage or newly identified Aboriginal cultural heritage places are located in the Activity Area.

This section considers the magnitude of cumulative impacts and the significance of cumulative effects of the proposed development on Aboriginal cultural heritage. The cumulative impacts of Aboriginal cultural heritage have been calculated based on the combination of the overall impact of development within the geographic region, and how this development has impacted Aboriginal cultural heritage.

It is difficult to determine the cumulative impact of the proposed activity on Aboriginal cultural heritage within the geographic region as:

- So much of what was likely once present has been impacted, and was impacted prior to the introduction of the *Aboriginal Heritage Act 2006* by land clearance, agriculture; and the large scale development of residential and commercial precincts and associated infrastructure.
- There was a paucity of archaeological assessment in the geographic region prior to the introduction of the *Aboriginal Heritage Act 2006*.
- No region (however defined) has been the subject of a comprehensive and systematic survey in which base data of how many ACHPs are/were present can be absolutely defined. Subsequently, the base datum for assessment can only be Aboriginal cultural heritage material that has been identified and recorded, and preferably preserved in-situ, in order to determine a calculation of loss.
- There is no agreed criteria or explicit guidance on a method for assessing potential cumulative effects on cultural heritage material.

It is therefore considered difficult to establish a reference point from which to assess cumulative impact.

Whilst archaeological assessment of the geographic region has increased in recent years - post-introduction of the *Aboriginal Heritage Act 2006*, this has resulted in the identification of large numbers of ACHPs and highlights the fact that much impact to Aboriginal cultural heritage likely occurred prior to the introduction of the *Aboriginal Heritage Act 2006*.

It is highly likely that a large number of ACHPs have been subject to disturbance and/or destruction from the mid-nineteenth century onwards from land clearance; agricultural activity and construction of the treatment plant and residential housing; representing several ACHP types including artefacts scatters, scarred trees, ceremonial ACHPs and burials. The cumulative impact of past land clearance is therefore considered to be high.

The development of this CHMP is the overarching measure that will assist in the identification of ACHPs, determination of heritage significance, avoidance and minimisation of harm if possible, mitigation and management of impacts, and carrying out consultation with Traditional Owner stakeholders. The contingency arrangements included in Section 2 of this CHMP deal with any unknown Aboriginal cultural heritage located during the construction phase of the activity.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**References****Legislation**

*Aboriginal Heritage Act 2006*

*Aboriginal Heritage Regulations 2018*

**Websites**

DELWP 2020a Naturekit. Accessed 20/2/2020

<http://mapshare2.dse.vic.gov.au/MapShare2EXT/imf.jsp?site=bim>

DELWP 2020b. Photolab. Accessed 20/2/2020

<https://services.land.vic.gov.au/DELWPmaps/historical-photomaps/>

DEDJTR 2020a. Victorian Resources Online: Geomorphology.

[http://vro.depi.vic.gov.au/dpi/vro/vrosite.nsf/pages/landform\\_geomorphology](http://vro.depi.vic.gov.au/dpi/vro/vrosite.nsf/pages/landform_geomorphology)

DEDJTR 2020b. GeoVic.

[http://er-info.dpi.vic.gov.au/sd\\_weave/anonymous.html](http://er-info.dpi.vic.gov.au/sd_weave/anonymous.html)

Victorian Aboriginal Heritage Register (VAHR)

Victorian Places 2020. Accessed 20/2/2020

<https://www.victorianplaces.com.au/moe>

**Published Sources**

Aboriginal Heritage Act 2006

Aboriginal Heritage Regulations 2007

Aboriginal Victoria 2007a

Guide to Preparing Aboriginal Cultural Heritage Management Plans.

Albrecht, M. 2013.

Old Sale Road Newborough, Latrobe Valley Residential Subdivision. CHMP 12612.

Barker, M. and M. Barker 2012

Coalville Road, Moe – Subdivision. CHMP 12219

Barker, M. and M. Barker 2013

Proposed Residential Development 110-120 Waterloo Road, Moe: Desktop Standard and Complex Assessments. CHMP 12583.

Cochrane, G.W., G.W. Quick & D. Spencer-Jones 1995

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Introducing Victorian Geology. Geological Society of Australia (Victorian Division).

Coutts, P.J.F. 1981

Readings in Victorian Prehistory. Volume 2. The Victorian Aboriginals 1800-1860. Victoria Archaeology Survey. Ministry for Conservation.

Brown, S. & L. Sciusco 1995

A Survey for Aboriginal Archaeological Sites Old Sale Road, Moe. Draft Report to Office of Building, Department of Planning and Development.

Dowdell, M.

Gas Distribution Pipeline: High Street, Railway Crescent and Narracan Drive, Moe. CHMP 15974.

Djekic, A (ed. J.W. Rhoads) 1998

Latrobe Valley Coalfields 1981 Archaeological Study Update.

Ellender, I. and F. Weaver. 1994.

An Archaeological Survey of Port Phillip Bay. Manuscript held by Aboriginal Victoria. Unpublished report to the Australian Heritage Commission and Aboriginal Affairs Victoria.

Fison, L. and Howitt, A.W. 1880

The Kurnai: Their Customs in Peace and War, George Robertson, Melbourne.

Fuhrmann, A, and B. Imbery 2019

Ecological Assessment for the Moe Water Treatment Plant.

Gardner, P. 1993

Gippsland Massacres: The destruction of Kurnai Tribes 1800-1860. Ngarak Press, Ensay. 2 nd Edition.

Howitt, A.W. 1904

The Native Tribes of Southeastern Australia. MacMillan & co. London.

Keen, I. 2004

Aboriginal Economy and Society: Australia at the Threshold of Colonisation, Oxford University Press, Melbourne.

LCC 1980

Land Conservation 1980 South Gippsland District 1. Council of Victoria Melbourne.

LCC 1991

Gippsland Lakes Hinterland Area. Conservation Government Printers, Melbourne.

Lopez, C.M. 2020

Regional Rail Revival Gippsland, Gippsland Line Upgrade Warragul To Newborough. CHMP 16267

Desktop, Standard and Complex Assessments

Mitchell, J. 2017

Proposed Aged Care Facility and Residential Subdivision, 18 Albert Street and 1C Haigh Street, Moe. CHMP 14642.



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

- Morgan, P. 1997  
The Settling of Gippsland – A Regional History. Gippsland Municipalities Association.
- Murphy, A. 2007  
Proposed Development, Monash Views, Newborough: Cultural Heritage Assessment.
- Nicolson, O. 1998  
An Archaeological Survey of a Proposed School Site, Bairnsdale, Victoria.  
Report to Building Services Agency.
- Rhodes, D. 1996  
The History of Ramahyuck Aboriginal Mission and a Report on the Survey of Ramahyuck Mission Cemetery. Occasional Report No. 47, AAV, Melbourne
- Smyth, R.B. 1878  
The Aborigines of Victoria; With notes Relating to the Habits of Natives of Other Parts of Australia.  
Victorian Government Printer.
- Sullivan, H. 1981  
An Archaeological Survey of the Mornington Peninsula, Victoria. Ministry for Conservation, Victoria.
- Thomas, W. n.d. ML private papers, 16 volumes and 8 boxes of papers, journals, letterbooks, reports, etc. Uncatalogued manuscripts, set 214, item 1–24. Mitchell Library, Sydney.
- Tunn, J. and L. Foley. 2014  
18 Albert St, Moe Residential Subdivision. CHMP 13169.
- Walsh, F.J. 1987  
‘The influence of the spatial and temporal distribution of plant food resources on traditional Martujarra subsistence strategies’. *Australian Archaeology* 25, pp. 88-101.
- Wells, J. 1986.  
Gippsland – people, a place and their past. Landmark Press
- Wesson, S. 2000  
An Historical Atlas of the Aborigines of East Victoria and Far South East New South Wales. Monash Publications in Geography and Environmental Science, #53.
- Wesson, J.P. & W.E. Beck 1981  
Report on an Archaeological Survey of the Site of the Proposed Driffield Project. Report to SEC.
- Zola, N. and B. Gott 1996  
Koorie Plants, Koorie People. Koorie Heritage Trust, Melbourne.

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Appendices**

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

### **Appendix 1: Notice of Intent to Prepare a Cultural Heritage Management Plan**

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



## Notice of Intent to prepare a Cultural Heritage Management Plan for the purposes of the *Aboriginal Heritage Act 2006*

This form can be used by the Sponsor of a Cultural Heritage Management Plan to complete the notification provisions pursuant to s.54 of the *Aboriginal Heritage Act 2006* (the "Act").

For clarification on any of the following please contact Victorian Aboriginal Heritage Register (VAHR) enquiries on 1800-726-003.

**SECTION 1 - Sponsor information**

Sponsor: Gippsland Water Ltd  
 ABN/ACN: 75 830 750 413  
 Contact Name: Deb Archer  
 Postal Address: PO Box 348 Traralgon VIC 3844  
 Business Number: 03 5177 4632 Mobile: \_\_\_\_\_  
 Email Address: debbie.archer@gippswater.com.au

**Sponsor's agent (if relevant)**

Company: \_\_\_\_\_  
 Contact Name: \_\_\_\_\_  
 Postal Address: \_\_\_\_\_  
 Business Number: \_\_\_\_\_ Mobile: \_\_\_\_\_  
 Email Address: \_\_\_\_\_

**SECTION 2 - Description of proposed activity and location**

Project Name: Proposed Raw water storage basin at the Moe Water Treatment Plant  
 Municipal district: Latrobe City Council

Clearly identify the proposed activity for which the cultural heritage management plan is to be prepared (ie. Mining, road construction, housing subdivision)

Utility installation (not telco)

**SECTION 3 - Cultural Heritage Advisor**

<u>Matthew Barker</u>	<u>Benchmark Heritage Management</u>	<u>matthew@benchmarkheritage.com.au</u>
<i>Name</i>	<i>Company</i>	<i>Email address</i>

**SECTION 4 - Expected start and finish date for the cultural heritage management plan**

Start Date: 19-Feb-2020 Finish Date: 31-May-2020

Submitted on: 19 Feb 2020

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Premier  
and Cabinet**SECTION 5 - Why are you preparing this cultural heritage management plan?**

- A cultural heritage management plan is required by the Aboriginal Heritage Regulations 2007  
*What is the high Impact Activity as it is listed in the regulations?*  
Utility installation (not telco)  
Is any part of the activity an area of cultural heritage sensitivity, as listed in the regulations? No
- Other Reasons (Voluntary)
- An Environment Effects Statement is required
- A Cultural Heritage Management Plan is required by the Minister for Aboriginal Affairs.
- An Impact Management Plan or Comprehensive Impact Statement is required for the activity

**SECTION 6 - List the relevant registered Aboriginal parties (if any)**

*This section is to be completed where there are registered Aboriginal parties in relation to the management plan.*  
Gunaikurnai Land and Waters Aboriginal Corporation

**SECTION 7A - List the relevant Aboriginal groups or Aboriginal people with whom the Sponsor intends to consult (if any)**

*This section is to be completed only if the proposed activity in the management plan is to be carried out in an area where there is **no Registered Aboriginal Party**.*

**SECTION 7B - Describe the intended consultation process (if any)**

*This section is to be completed only if the proposed activity in the management plan is to be carried out in an area where there is **no Registered Aboriginal Party**.*

**SECTION 8 – State who will be evaluating this plan (mandatory)**

*The plan is to be evaluated by:*

- Joint - Registered Aboriginal Party AND The Secretary
- A Registered Aboriginal Party  
If checked, list the relevant Registered Aboriginal Party Evaluating: Gunaikurnai Land and Waters Aboriginal Corporation
- The Secretary
- Victorian Aboriginal Heritage Council

**SECTION 9 – Preliminary Aboriginal Heritage Tests (PAHTs)**

*List the Reference Number(s) of any PAHTs conducted in relation to the proposed activity:*

**SECTION 10 - Notification checklist**

Submitted on: 19 Feb 2020

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



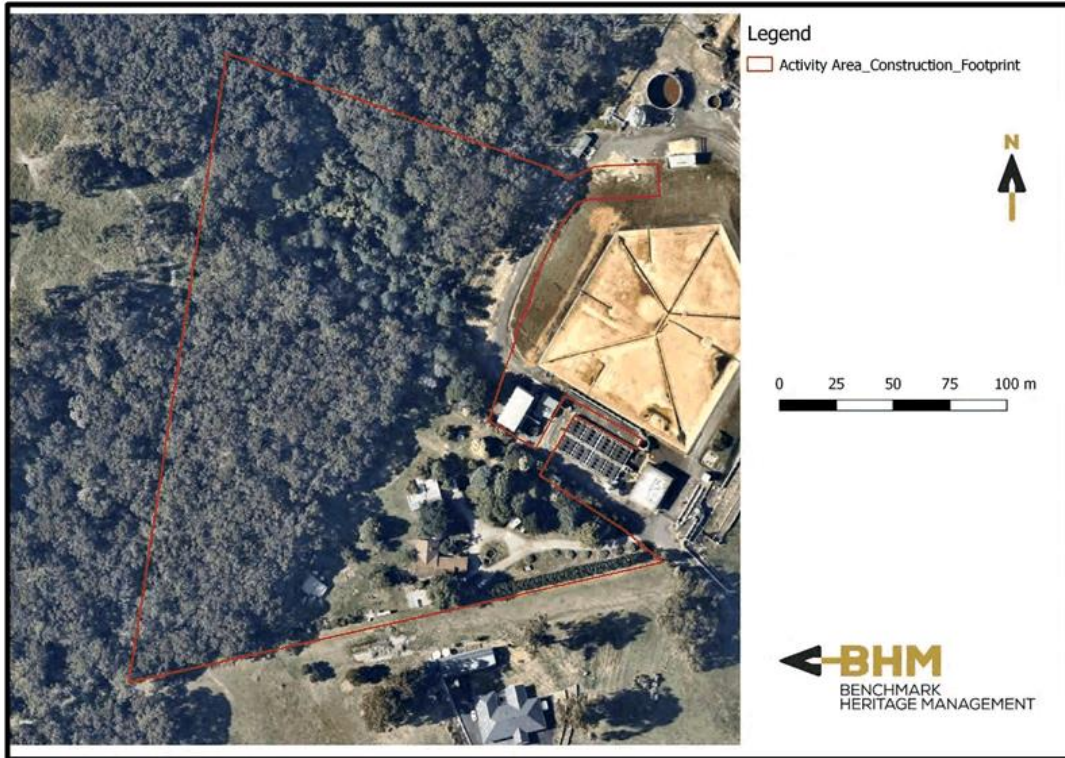
Ensure that any relevant registered Aboriginal party/ies is also notified. A copy of this notice with a map attached may be used for this purpose.  
(A registered Aboriginal party is allowed up to 14 days to provide a written response to a notification specifying whether or not it intends to evaluate the management plan.)

In addition to notifying the Deputy Director and any relevant registered Aboriginal party/ies, a Sponsor must also notify any owner and/or occupier of any land within the area to which the management plan relates. A copy of this notice with a map attached may be used for this purpose.

Ensure any municipal council, whose municipal district includes an area to which the cultural heritage management plan relates, is also notified. A copy of this notice, with a map attached, may also be used for this purpose.

Submitted on: 19 Feb 2020

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## Appendix 2: Response from the GLaWAC



24 February 2020

Attention: Debbie Archer  
PO Box 348  
TRARALGON VIC 3844

Dear Ms Archer,

**RE: Notice of Intent to Prepare a Cultural Heritage Management Plan – Proposed Raw Water Storage Basin at the Moe Water Treatment Plant**

The Gunaikurnai Land and Waters Aboriginal Corporation (GLaWAC) acknowledge receipt of the Notice of Intent to Prepare a Cultural Heritage Management Plan (NOI) under s. 54 of the *Aboriginal Heritage Act 2006* for the project — Proposed Raw Water Storage Basin at the Moe Water Treatment Plant — dated 24<sup>th</sup> February 2020.

In accordance with s.55 of the *Aboriginal Heritage Act 2006* the GLaWAC give notice of its intention to evaluate the plan.

GLaWAC intends to consult with the Sponsor and Heritage Advisor in relation to the assessment of the area for the purposes of the plan, the conditions to be included in the plan and to participate in the conduct of the assessment.

We look forward to working with you on the protection and management of our cultural heritage.

Yours sincerely

Daniel Miller  
Manager on Country  
Registered Aboriginal Party

Gunaikurnai Land and Waters Aboriginal Corporation (GLaWAC)  
Forestec, 27 Scriveners Road, Kalimna West VIC 3909  
T 03 5152 5100 | F 03 5152 1666 | M 0400917723 | E: [rapmanager@glawac.com.au](mailto:rapmanager@glawac.com.au)  
|W <http://www.gunaikurnai.org>





## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Appendix 3: Glossary****A**

Angular fragment: A piece of stone that is blocky or angular, not flake-like.

Archaeology: The study of the remains of past human activity.

Area of Archaeological Sensitivity: A part of the landscape that contains demonstrated occurrences of cultural material. The precise level of sensitivity will depend on the density and significance of the material.

Artefact scatter: A surface scatter of cultural material. Aboriginal artefact scatters are defined as being the occurrence of five or more items of cultural material within an area of about 100m<sup>2</sup> (Aboriginal Victoria 1993). Artefact scatters are often the only physical remains of places where people have lived camped, prepared and eaten meals and worked.

**B**

BP: Before Present. The present is defined as 1950.

Backed blade (geometric microlith): Backing is the process by which one or more margins contain consistent retouch opposite to the sharp working edge. A backed blade is a blade flake that has been abruptly retouched along one or more margins opposite the sharp working edge. Backed pieces include backed blades and geometric microliths. Backed blades are a feature of the Australian Small Tool Tradition dating from between 5,000 and 1,000 years ago in southern Australia (Mulvaney 1975).

Blade: A stone flake that is at least twice as long as it is wide.

Burial: Usually a sub-surface pit containing human remains and sometimes associated artefacts.

**C**

Core: A stone piece from which a flake has been removed by percussion (striking it) or by pressure. It is identified by the presence of flake scars showing the negative attributes of flakes, from where flakes have been removed.

**E**

Ethnography: The scientific description of living cultures.

Exposure: Refers to the degree to which the sub-surface of the land can be observed. This may be influenced by natural processes such as wind erosion or the character of the native vegetation, and by land use practices, such as ploughing or grading. It is generally expressed in terms of the percentage of the sub-surface visible for an observer on foot.

**F**

Flake: A stone piece removed from a core by percussion (striking it) or by pressure. It is identified by the presence of a striking platform and bulb of percussion, not usually found on a naturally shattered stone.

Formal tool: An artefact that has been shaped by flaking, including retouch, or grinding to a predetermined form for use as a tool. Formal tools include scrapers, backed pieces and axes.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**G**

GDA94 or Geocentric Datum of Australia 1994: A system of latitudes and longitudes, or east and north coordinates centred at the centre of the earth's mass. GDA94 is compatible with modern positioning techniques such as the Global Positioning System (GPS). It supersedes older coordinate systems (AGD66, AGD84). GDA94 is based on a global framework, the IERS Terrestrial Reference Frame (ITRF), but is fixed to a number of reference points in Australia. GDA94 is the Victorian Government Standard and spatial coordinates for excavations, transects and places in CHMP documents.

**H**

Hearth: an organic sub-surface feature; it indicates a place where Aboriginal people cooked food. The remains of a hearth are usually identifiable by the presence of charcoal and sometimes clay balls (like brick fragments) and hearth stones. Remains of burnt bone or shell are sometimes preserved within a hearth.

Holocene, recent or postglacial period: The time from the end of the Pleistocene Ice Age (c. 10,300 BP) to the present day.

**I**

In-situ: A description of any cultural material that lies undisturbed in its original point of deposition.

**L**

Land System: Description for an area of land based on an assessment of a series of environmental characteristics including geology, geomorphology, climate, soils and vegetation

**M**

Midden: Shell middens vary widely in size composition and Complexity. Deposits vary in Complexity, they range from being homogenous to finely stratified deposits. Material which may be found in middens includes different shell species, stone artefacts, hearths and animal bones.

**Q**

Quarry (stone/ochre source): A place where stone or ochre is exposed and has been extracted by Aboriginal people. The rock types most commonly quarried for artefact manufacture in Victoria include silcrete, quartz, quartzite, chert and fine-grained volcanics such as greenstone.

Quartz: A mineral composed of silica with an irregular fracture pattern. Quartz used in artefact manufacture is generally semi-translucent, although it varies from milky white to glassy. Glassy quartz can be used for conchoidal flaking, but poorer quality material is more commonly used for block fracturing techniques. Quartz can be derived from waterworn pebble, crystalline or vein.

**P**

Pleistocene: The dates for the beginning and end of the Pleistocene generally correspond with the last Ice Age. That is from 3.5 to 1.3 million years ago. The period ends with the gradual retreat of the ice sheets, which reached their present conditions around 10,300 BP.

Pre-contact: Before contact with non-Aboriginal people.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Post-contact: After contact with non-Aboriginal people.

**R**

Raw material: Organic or inorganic matter that has not been processed by people.

Registered Aboriginal Cultural Heritage Places: These are Aboriginal sites registered on the Victorian Aboriginal Heritage Register (VAHR).

Regolith: The mantle of unconsolidated soil/sediments/weathered rock materials forming the surface of the land that rests upon the bedrock.

**S**

Scarred trees: Aboriginal derived scars are distinct from naturally occurring scars by their oval or symmetrical shape and occasional presence of steel, or more rarely, stone axe marks on the scar's surface. Other types of scarring include toeholds cut in the trunks or branches of trees for climbing purposes and removal of bark to indicate the presence of burials in the area. Generally, scars occur on River red gums (*Eucalyptus camaldulensis*) or grey box (*E. microcarpa*) trees. River red gums are usually found along the margins of rivers, creeks and swamps with grey box on near and far floodplains. Size and shape of the scar depended on the use for which the bark was intended. For example, bark was used for a variety of dishes and containers, shields, canoes and construction of huts.

Significance: The importance of a heritage place or place for aesthetic, historic, scientific or social values for past, present or future generations.

Silcrete: Soil, clay or sand sediments that have silicified under basalt through groundwater percolation. It ranges in texture from very fine grained to coarse grained. At one extreme it is cryptocrystalline with very few clasts. It generally has characteristic yellow streaks of titanium oxide that occur within a grey and less commonly reddish background. Used for flaked stone artefacts.

Spit: Refers to an arbitrarily defined strata of soil removed during excavation.

Stratification: The way in which soil forms in layers.

Stratified deposit: Material that has been laid down, over time, in distinguishable layers.

Stratigraphy: The study of soil stratification (layers) and deposition.

Stone Artefact: A piece of stone that has been formed by Aboriginal people to be used as a tool or is a by-product of Aboriginal stone tool manufacturing activities. Stone artefacts can be flaked such as points and scrapers or ground such as axes and grinding stones.

**T**

Tool: A stone flake that has undergone secondary flaking or retouch.

Transect: A fixed path along which one excavates or records archaeological remains.

**V**

Victorian Aboriginal Heritage Register: A list of all registered Aboriginal cultural heritage places (Aboriginal Places) in Victoria.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

Visibility: Refers to the degree to which the surface of the ground can be observed. This may be influenced by natural processes such as wind erosion or the character of the native vegetation, and by land use practices, such as ploughing or grading. It is generally expressed in terms of the percentage of the ground surface visible for an observer on foot.

**REFERENCES**

Aboriginal Victoria 1997

*Guidelines for Conducting and Reporting upon Archaeological Surveys in Victoria*. AV, Melbourne.

Mulvaney, D. J. 1975

*The Prehistory of Australia*. Harmondsworth, Penguin.

Holdaway, S. & N. Stern

2004 *A Record in Stone: The Study of Australia's Flaked Stone Artefacts*.

Museum Victoria and Aboriginal Studies Press, Australian Institute of Aboriginal and Torres Strait Islander Studies, Canberra.

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

#### **Appendix 4: City of Latrobe Zone Permitted Uses**

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

VICTORIA PLANNING PROVISIONS

35.03  
31/07/2019  
VC148

**RURAL LIVING ZONE**

Shown on the planning scheme map as RLZ with a number (if shown).

**Purpose**

- To implement the Municipal Planning Strategy and the Planning Policy Framework.
- To provide for residential use in a rural environment.
- To provide for agricultural land uses which do not adversely affect the amenity of surrounding land uses.
- To protect and enhance the natural resources, biodiversity and landscape and heritage values of the area.
- To encourage use and development of land based on comprehensive and sustainable land management practices and infrastructure provision.

35.03-1  
08/09/2019  
VC156

**Table of uses**

**Section 1 - Permit not required**

Use	Condition
Bed and breakfast	No more than 10 persons may be accommodated away from their normal place of residence.  At least 1 car parking space must be provided for each 2 persons able to be accommodated away from their normal place of residence.
Community care accommodation	Must meet the requirements of Clause 52.22-2.
Dependent person's unit	Must be the only dependent person's unit on the lot.  Must meet the requirements of Clause 35.03-2.
Domestic animal husbandry (other than Domestic animal boarding)	Must be no more than 2 animals.
Dwelling (other than Bed and breakfast)	The lot must be at least the area specified in a schedule to this zone. If no area is specified, the lot must be at least 2 hectares.  Must be the only dwelling on the lot.  Must meet the requirements of Clause 35.03-2.
Home based business	
Informal outdoor recreation	
Poultry farm	Must be no more than 100 poultry (not including emus or ostriches).  Must be no more than 10 emus and ostriches.
Racing dog husbandry	Must be no more than 2 animals.
Railway	
Tramway	
Any use listed in Clause 62.01	Must meet the requirements of Clause 62.01.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## VICTORIA PLANNING PROVISIONS

## Section 2 - Permit required

Use	Condition
Accommodation (other than Community care accommodation, Dependent person's unit and Dwelling)	
Agriculture (other than Apiculture, Broiler farm, Domestic animal husbandry, Intensive animal production, Racing dog husbandry and Timber production)	
Bar	The site must not have direct access to a rural freeway
Broiler farm - if the Section 1 condition to Poultry farm is not met	Must be no more than 10,000 chickens
Car park	Must be used in conjunction with another use in Section 1 or 2.
Convenience shop	The leasable floor area must not exceed 80 square metres. The site must not have direct access to a rural freeway.
Dependent person's unit - if the Section 1 condition is not met	Must meet the requirements of Clause 35.03-2.
Domestic animal boarding	
Dwelling (other than Bed and breakfast) - if the Section 1 condition is not met	Must meet the requirements of Clause 35.03-2.
Freeway service centre	Must meet the requirements of Clause 53.05.
Hotel	The site must not have direct access to a rural freeway.
Leisure and recreation (other than Informal outdoor recreation and Motor racing track)	
Market	
Medical centre	
Place of assembly (other than Amusement parlour, Carnival, Cinema based entertainment facility, Circus and Nightclub)	
Plant nursery	
Postal agency	
Primary produce sales	
Racing dog husbandry - if the Section 1 condition is not met	Must meet the requirements of Clause 53.12.
Restaurant	The site must not have direct access to a rural freeway

Page 2 of 6

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## VICTORIA PLANNING PROVISIONS

Use	Condition
<b>Rural industry (other than Abattoir and Sawmill)</b>	
Service station	<p>The site must either:</p> <ul style="list-style-type: none"> <li>• Adjoin a commercial zone or industrial zone.</li> <li>• Adjoin, or have access to, a road in a Road Zone.</li> </ul> <p>The site must not exceed either:</p> <ul style="list-style-type: none"> <li>• 3000 square metres.</li> <li>• 3600 square metres if it adjoins on two boundaries a road in a Road Zone.</li> </ul> <p>The site must not have direct access to a rural freeway.</p>
Store	Must be in a building, not a dwelling, and used to store equipment, goods, or motor vehicles used in conjunction with the occupation of a resident of a dwelling on the lot.
Timber production	Must meet the requirements of Clause 53.11.
Utility installation (other than Minor utility installation and Telecommunications facility)	
Any other use not in Section 1 or 3	

## Section 3 - Prohibited

Use
Abattoir
Amusement parlour
Brothel
Cinema based entertainment facility
Industry (other than Rural Industry)
Intensive animal production
Motor racing track
Nightclub
Office (other than Medical centre)
Retail premises (other than Bar, Convenience shop, Hotel, Market, Plant nursery, Postal agency, Primary produce sales and Restaurant)
Saleyard
Sawmill
Transport terminal
Warehouse (other than Store)



## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## VICTORIA PLANNING PROVISIONS

**35.03-2**19/01/2006  
VC37**Use of land for a dwelling**

A lot used for a dwelling must meet the following requirements:

- Access to the dwelling must be provided via an all-weather road with dimensions adequate to accommodate emergency vehicles.
- The dwelling must be connected to a reticulated sewerage system or if not available, the waste water must be treated and retained on-site in accordance with the State Environment Protection Policy (Waters of Victoria) under the *Environment Protection Act 1970*.
- The dwelling must be connected to a reticulated potable water supply or have an alternative potable water supply with adequate storage for domestic use as well as for fire fighting purposes.
- The dwelling must be connected to a reticulated electricity supply or have an alternative energy source.

These requirements also apply to a dependent person's unit.

**35.03-3**31/07/2019  
VC145**Subdivision**

A permit is required to subdivide land.

Each lot must be at least the area specified for the land in a schedule to this zone. If no area is specified, each lot must be at least 2 hectares.

A permit may be granted to create smaller lots if any of the following apply:

- The subdivision is the re-subdivision of existing lots and the number of lots is not increased.
- The number of lots is no more than the number the land could be subdivided into in accordance with a schedule to this zone.
- The subdivision is by a public authority or utility service provider to create a lot for a utility installation.

**VicSmart applications**

Subject to Clause 71.06, an application under this clause for a development specified in Column 1 is a class of VicSmart application and must be assessed against the provision specified in Column 2.

Class of application	Information requirements and decision guidelines
Subdivide land to realign the common boundary between 2 lots where:	Clause 59.01
<ul style="list-style-type: none"> <li>• Each new lot is at least the area specified for the land in the zone or the schedule to the zone.</li> <li>• The area of either lot is reduced by less than 15 percent.</li> <li>• The general direction of the common boundary does not change.</li> </ul>	
Subdivide land into 2 lots where each new lot is at least the area specified for the land in the zone or the schedule to the zone.	Clause 59.12

**35.03-4**06/09/2019  
VC159**Buildings and works**

A permit is required to construct or carry out any of the following:

- A building or works associated with a use in Section 2 of Clause 35.03-1. This does not apply to:

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## VICTORIA PLANNING PROVISIONS

- An alteration or extension to an existing dwelling provided the floor area of the alteration or extension is not more than the area specified in a schedule to this zone or, if no area is specified, 100 square metres. Any area specified must be more than 100 square metres.
- An out-building associated with an existing dwelling provided the floor area of the out-building is not more than the area specified in a schedule to this zone or, if no area is specified, 100 square metres. Any area specified must be more than 100 square metres.
- An alteration or extension to an existing building used for agriculture provided the floor area of the alteration or extension is not more than the area specified in the schedule to this zone or, if no area is specified, 100 square metres. Any area specified must be more than 100 square metres. The building must not be used to keep, board, breed or train animals.
- A rainwater tank.
- Earthworks specified in a schedule to this zone, if on land specified in a schedule.
- A building which is within any of the following setbacks:
  - The setback from a Road Zone Category 1 or land in a Public Acquisition Overlay to be acquired for a road, Category 1 specified in the schedule to this zone or, if no setback is specified, 30 metres.
  - The setback from any other road or boundary specified in the schedule to this zone.
  - The distance from a dwelling not in the same ownership specified in the schedule to this zone.
  - 100 metres from a waterway, wetlands or designated flood plain.

**VicSmart applications**

Subject to Clause 71.06, an application under this clause for a development specified in Column 1 is a class of VicSmart application and must be assessed against the provision specified in Column 2.

Class of application	Information requirements and decision guidelines
Construct a building or construct or carry out works with an estimated cost of up to \$250,000 where the land is not:	Clause 59.13
<ul style="list-style-type: none"> <li>• Used for Domestic animal husbandry, Pig farm, Poultry farm, Poultry hatchery, Racing dog husbandry or Rural industry.</li> <li>• Within 30 metres of land (not a road) which is in a residential zone.</li> </ul>	
Any works must not be earthworks specified in the schedule to the zone.	

**35.03-5**31/07/2018  
VC148**Decision guidelines**

Before deciding on an application to use or subdivide land, construct a building or construct or carry out works, in addition to the decision guidelines in Clause 65, the responsible authority must consider, as appropriate:

**General issues**

- The Municipal Planning Strategy and the Planning Policy Framework.
- Any Regional Catchment Strategy and associated plan applying to the land.
- The capability of the land to accommodate the proposed use or development.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## VICTORIA PLANNING PROVISIONS

- Whether the site is suitable for the use or development and whether the proposal is compatible with adjoining and nearby land uses.

**Agricultural issues**

- The capacity of the site to sustain the agricultural use.
- Any integrated land management plan prepared for the site.
- The potential for the future expansion of the use or development and the impact of this on adjoining and nearby agricultural and other land uses.

**Environmental issues**

- The impact on the natural physical features and resources of the area and in particular any impact caused by the proposal on soil and water quality and by the emission of noise, dust and odours.
- The impact of the use or development on the flora, fauna and landscape features of the locality.
- The need to protect and enhance the biodiversity of the area, including the need to retain vegetation and faunal habitat and the need to revegetate land including riparian buffers along waterways, gullies, ridgelines, property boundaries and saline discharge and recharge area.
- The location of on-site effluent disposal areas to minimise the impact of nutrient loads on waterways and native vegetation.

**Design and siting issues**

- The impact of the siting, design, height, bulk, colours and materials to be used, on the natural environment, major roads, vistas and water features and the measures to be undertaken to minimise any adverse impacts.
- The impact on the character and appearance of the area or features of architectural, historic or scientific significance or of natural scenic beauty or importance.
- The location and design of existing and proposed infrastructure including roads, gas, water, drainage, telecommunications and sewerage facilities.
- Whether the use or development will require traffic management measures.

35.03-6  
31/07/2019  
VC148

**Signs**

Sign requirements are at Clause 52.05. This zone is in Category 3.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

36.01  
31/07/2019  
VC148**PUBLIC USE ZONE**

Shown on the planning scheme map as PUZ with a number.

**Purpose**

To implement the Municipal Planning Strategy and the Planning Policy Framework.  
To recognise public land use for public utility and community services and facilities.  
To provide for associated uses that are consistent with the intent of the public land reservation or purpose.

36.01-1  
23/09/2011  
VC77**Table of uses****Section 1 - Permit not required**

Use	Condition
Railway	
Railway station	The total leasable floor area for the selling of food, drink and other convenience goods and services must not exceed 50 square metres.
Tramway	
Any use listed in Clause 62.01	Must meet the requirements of Clause 62.01.
Any other use	The use must be for the purpose described in the table to Clause 36.01-6 which corresponds to the notation on the planning scheme map. The use must be carried out by or on behalf of the public land manager.

**Section 2 - Permit required**

Use	Condition

**Section 3 - Prohibited**

Use
Nil

36.01-2  
19/01/2008  
VC37**Permit requirement**

A permit is required to:

- Construct a building or construct or carry out works for any use in Section 2 of Clause 36.01-1. This does not apply to navigational beacons and aids.
- Subdivide land.

36.01-3  
18/01/2008  
VC37**Application requirements**

An application for a permit by a person other than the relevant public land manager must be accompanied by the written consent of the public land manager, indicating that the public land manager consents generally or conditionally either:

- To the application for permit being made.

Page 1 of 2

CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

- To the application for permit being made and to the proposed use or development.

**36.01-4**  
31/07/2018  
VC146

**Decision guidelines**

Before deciding on an application to use or subdivide land, construct a building or construct or carry out works, in addition to the decision guidelines in Clause 65, the responsible authority must consider, as appropriate:

- The Municipal Planning Strategy and the Planning Policy Framework.
- The comments of any Minister or public land manager having responsibility for the care or management of the land or adjacent land.
- Whether the development is appropriately located and designed, including in accordance with any relevant use, design or siting guidelines.

**36.01-5**  
19/01/2008  
VC37

**Permit not required**

A permit is not required to use land, or to construct a building or construct or carry out works on land, listed in a schedule to this zone, provided any condition in the schedule is complied with.

**36.01-6**  
19/01/2008  
VC37

**Table of public land use**

Shown on the planning scheme map	Purpose of public land use
PUZ1	Service & Utility
PUZ2	Education
PUZ3	Health & Community
PUZ4	Transport
PUZ5	Cemetery/Crematorium
PUZ6	Local Government
PUZ7	Other public use

**36.01-7**  
31/07/2018  
VC146

**Signs**

Sign requirements are at Clause 52.05. This zone, except for the PUZ4 (Transport), is in Category 4 unless a different requirement is specified in the schedule to this zone.

For land within the PUZ4 (Transport), the sign category which applies is the category which applies to the adjoining zone nearest to the land. If land is equidistant from two or more adjoining zones, the least restrictive category applies.

Where the Road Zone is the nearest adjoining zone, a permit is required to display a sign.

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

**Appendix 5: ACHP Listing Report for the Geographic Region Showing ACHP Components**

Place Number	Name	Number	Type
8121-0153	DINWOODIE 1	8121-0153-1	Artefact Scatter
8121-0215	WATERLOO IA 1	8121-0215-1	Artefact Scatter
8121-0217	LLOYD ST AS 1	8121-0217-1	Artefact Scatter
8121-0272	WATERLOO ROAD MOE	8121-0272-1	Artefact Scatter
8121-0272	WATERLOO ROAD MOE	8121-0272-2	Object Collection
8121-0336	Old Sale Road 3	8121-0336-1	Low Density Artefact Distribution
8121-0336	Old Sale Road 3	8121-0336-2	Low Density Artefact Distribution
8121-0336	Old Sale Road 3	8121-0336-3	Low Density Artefact Distribution
8121-0336	Old Sale Road 3	8121-0336-4	Low Density Artefact Distribution
8121-0336	Old Sale Road 3	8121-0336-5	Low Density Artefact Distribution
8121-0336	Old Sale Road 3	8121-0336-6	Low Density Artefact Distribution
8121-0337	Old Sale Road 2	8121-0337-1	Artefact Scatter
8121-0338	Old Sale Road 1	8121-0338-2	Artefact Scatter
8121-0360	Albert Street Artefact Scatter	8121-0360-1	Artefact Scatter

## CHMP 17099: PROPOSED CONSTRUCTION OF A WATER STORAGE BASIN AT THE MOE WATER TREATMENT PLANT, MOE SOUTH

## Appendix 6: GDA 94/MGA 55 Co-ordinates

Shovel Test Pit	GDA 94/MGA 55 Easting	GDA 94/MGA 55 Northing
1	435117.7149	5771731.837
2	435153.0936	5771803.196
3	435075.1009	5771688.512
4	435066.1884	5771668.749
5	435050.0317	5771694.93
6	435027.3894	5771684.809
7	435018.3583	5771658.971
8	434997.7656	5771671.149
9	434988.9147	5771624.695
10	434987.5501	5771589.72
11	435053.3897	5771602.444
12	435077.5846	5771607.711
13	435095.1309	5771607.852
14	435103.8681	5771639.945
15	435076.738	5771640.554
16	435084.1014	5771632.833
17	435094.3336	5771626.853
18	435133.1727	5771656.607
19	435077.9212	5771721.308
20	435014.3337	5771632.234
21	435015.3426	5771613.056
22	435011.8089	5771591.607
23	435035.7807	5771598.17
24	435041.5865	5771618.103
25	435045.6241	5771636.775
26	435089.0239	5771814.923
27	435115.5193	5771804.83
28	435133.9397	5771781.869

**Melbourne Office**

PO Box 4140, Mount Eliza VIC 3930  
**M** 0421 840 966 | **M** 0437 005 044  
**E** info@benchmarkheritage.com.au

**Ballarat Office**

PO Box 94, Ballarat VIC 3353  
**M** 0429 593 808  
**E** john@benchmarkheritage.com.au

BENCHMARK HERITAGE MANAGEMENT ABN: 14 158 004 034 [benchmarkheritage.com.au](http://benchmarkheritage.com.au)

## **Appendix F** – Preliminary advice from authorities



Patron: The Honourable Linda Dessau AM, Governor of Victoria



**Fire Safety Referrals**  
**Fire & Emergency Management**  
Email: [firesafetyreferrals@cfa.vic.gov.au](mailto:firesafetyreferrals@cfa.vic.gov.au)  
Telephone: 03 9262 8578

Our Ref: 27000-441254-96092

16 December 2019

Katrina Lee  
GHD  
LVL 18180 Lonsdale Street  
**MELBOURNE VIC 3000**

Dear Katrina

#### **PRELIMINARY COMMENTS ON DRAFT AMENDMENT MATERIAL**

**Proposal:** Rezone Moe Treatment Plan to Public Use Zone / Buildings and works  
**Location:** 58 Moe South Road Moe South

Thank you for providing some preliminary material and seeking to meet with CFA to discuss the future rezoning of the land and additional buildings and works at the site.

Following on from our discussion last week and to assist in further preparation of relevant material, CFA can provide the following preliminary advice for your consideration:

- It is likely that CFA would support the rezoning of the land to Public Use Zone/ buildings and works at the site, subject to the inclusion of an appropriate response to bushfire.
- The proposal may seek to consider:
  - Including an area of managed vegetation adjacent the site boundaries that have an immediate interface with a bushfire hazard. These areas could include fire access tracks to enable easier and safer fire fighting on the site.
  - Ensure new vegetation to be planted on the site is provided in accordance with defensible space requirements (these can be found in Table 6 of Clause 53.02).
  - Design and site buildings to respond to the bushfire risk.
  - Minimising and managing vegetation around buildings, it is recommended that this concept be applied to the whole site, including existing buildings. From the aerial images, it appears that this is already being undertaken.
  - Provide a static water supply to assist in the protection of buildings on the site in the event of a fire. Using the water within the basins on the site is unlikely to be suitable for fire fighting, given the location of the water and potential for contamination to the drinking water supply. A 40,000 litre static water supply is recommended.
  - Ensuring a bushfire emergency management plan is developed to manage staff on the site and what to do to protect the infrastructure in the event of a bushfire. Gippsland Water may already have a plan in place that could form part of the information incorporated into the

future application to demonstrate that this has been done (it may need amendment to cater for any change at the site).

- The amendment documentation and explanatory report should address policy at Clause 13.02-1S. CFA recognises that an application like this one is likely to be a little more difficult to interpret in the context of the current policy and we have therefore provided more commentary than would be typical to assist in developing an appropriate policy response. CFA would recommend the inclusion of a bushfire report that includes information that considers the following:
  - Landscape bushfire risk (i.e. include a description of the bushfire risk beyond the site – information to assist you to develop a bushfire landscape assessment can be found in the DELWP Technical Guide for BMO applications. Whilst it is not a strategic assessment guideline, it is a useful tool to be able to refer to if you are not familiar with bushfire landscape assessments).
  - Alternative locations – Clause 13.02-1S includes consideration around settlement growth and alternative locations. CFA recommends that you include some discussion around the site and its context and importance as a community asset. Similar to that which you have provided in the table in your earlier email.
  - Availability of safer areas – Again, this type of proposal does not fit easily into the policy assessment, however, it would be beneficial for the amendment material to identify access and egress routes in the event of an emergency and identify what people at the site will do in the event of a bushfire (this is likely to link back to the required emergency management plan).
  - Site based exposure – Clause 13.02-1S identifies radiant heat exposure benchmarks for new development – this will not be applicable to the buildings and works on the site. However, it is recommended that the amendment material identify that siting, construction and building design has been considered and will reasonably respond to the bushfire risk, also what is being done around the site/buildings to manage and minimise risks i.e. link to the need to manage vegetation and that this will be done to defendable space standards. Locking in the management of vegetation should also be addressed i.e. will it form part of a maintenance plan at Gippsland Water, will a vegetation management plan be developed?
  - Areas of high biodiversity – CFA recommends that this be addressed in the report, although this is not an issue for CFA to comment on, it is still a relevant policy consideration under Clause 13.02-1S.
  - No increase in risk and Community Resilience – Include some information that captures all the bushfire protection measures being used and identify the strategic importance of the asset, including that it is located adjacent areas of hazard and will act as a buffer to more sensitive uses.

CFA apologises that we were not able to facilitate a meeting before Christmas however we welcome the opportunity to discuss the proposal in more detail in the new year and once some more detailed amendment material becomes available.

Yours sincerely



**Anne Coxon**  
Land Use Planning Team Manager  
Fire & Emergency Management

Patron: The Honourable Linda Dessau AM, Governor of Victoria



**Fire Safety Referrals**  
**Fire & Emergency Management**  
Email: [firesafetyreferrals@cfa.vic.gov.au](mailto:firesafetyreferrals@cfa.vic.gov.au)  
Telephone: 03 9262 8578

**Our Ref:** 27000-441254-99535  
**Telephone:** 9262 8578  
**Council Ref:** C124

13 May 2020

Karen Egan  
Latrobe City Council  
P OBox 264  
**MORWELL VIC 3840**

Dear Karen

#### LETTER OF ADVICE

**Proposal:** PRELIMINARY COMMENT AMENDMENT C124  
**Location:** Moe Water Treatment Plant - 58 & 56 Moe South Road Moe South

Thank you for your email raising matters you wish to discuss with CFA in relation to the proposed Moe Water Treatment Plant Upgrade. This feedback is intended to assist in the Bushfire response for your request under Section 96A of the Planning and Environment Act 1987 to the rezone land and upgrade of the Moe Water Treatment Plant. This feedback responds to an email from GHD on CFA dated 7 April 2020 and a request from Latrobe Council to provide preliminary advice on the application. C

CFA provided preliminary advice to GHD (Katrina Lee) on 16 December 2020. Information considered included a draft locality plan (Figure 1, Job No 31-12516874, Rev A, Date 22/11/2019), Land Tenure Plan (Figure 2, Job No. 31-12516874, Rev A, Date: 24/11/2019) and draft Functional Design Drawings (Job No 31-37346-G001, Co02, , 12WTO1, Drawing No A1, 22/11/19). CFA's response is included as Appendix 5 in the submitted Strategic Assessment Report (GHD, April 2020).

CFA can provide the following additional comments on the proposed Amendment / Planning Permit Application:

- No landscape or bushfire hazard site assessment has been prepared in support of the application. Rather the proposal includes permit conditions that seek to defer the provision of bushfire assessment and the provision of bushfire protection measures to the development phase of the proposal. Given the priority afforded the bushfire under Clause 714.02-3 and 13.02-1S, CFA strongly recommends that a bushfire assessment is prepared as part of this application and that a separate bushfire management plan is prepared that includes all of the proposed bushfire protection measures that are proposed or recommended by CFA.
- The addition of access tracks between the proposed works and established vegetation is noted within the application material. Unfortunately, it is difficult to

Patron: The Honourable Linda Dessau AM, Governor of Victoria



#### Fire Safety Referrals

#### Fire & Emergency Management

Email: [firesafetyreferrals@cfa.vic.gov.au](mailto:firesafetyreferrals@cfa.vic.gov.au)

Telephone: 03 9262 8578

determine. the width of the access and whether it is appropriate for fire appliances. The width of the access track should be a minimum of 3.5m wide with a clearance of 4m above the access. This should forms part of the conditions and be shown a separate bushfire management plan.

- Access to the site from 56 Moe South Road should ensure that it is designed in accordance with the following requirements, unless otherwise agreed in writing by the relevant fire authority:
  - Curves must have a minimum inner radius of 10m.
  - The average grade must be no more than 1 in 7 (14.4 per cent) (8.1 degrees) with a maximum of no more than 1 in 5 (20 per cent) (11.3 degrees) for no more than 50m.
  - Have a minimum trafficable width of 3.5m of all- weather construction.
  - Be clear of encroachments for at least 0.5m on each side and 4m above the accessway.
  - Dips must have no more than a 1 in 8 (12.5 per cent) (7.1 degrees) entry and exit angle.
  - Incorporate a workable area for fire fighting vehicles close and near buildings.
  - Incorporate a turning circle for fire fighting vehicles to be able to exit the site in a forwards direction.
  - Incorporate passing bays at least every 200m which must be at least 20m long and have a minimum trafficable width of 6m.
  
- The proposal seeks to use the treated reticulated water mains at the Moe Water Treatment Plant in the event of a fire in lieu of a 40,000 litre static water supply. CFA offers no object to appropriate CFA fittings be added to the current connection to the reticulated system or a supplementary hydrant or system of hydrants at the site. However, a separate 40,000 litre static water supply is strongly encouraged at the site that meets the following requirements:
  - Is shown on a bushfire management plan prepared for the site.
  - Is stored in an above ground water tank constructed of concrete or metal.
  - All fixed above-ground water pipes and fittings required for fire fighting purposes must be made of corrosive resistant metal.
  - Include a separate outlet for occupant use.
  - Incorporate a ball or gate valve (British Standard Pipe (BSP) 65mm) and coupling (64 mm CFA 3 thread per inch male fitting).
  - Be located within 60 metres of the outer edge of the approved building.
  - The outlet/s of the water tank must be within 4m of the accessway and be unobstructed.
  - Be readily identifiable at the site entrance and signed within the site.
  - Any pipework and fittings must be a minimum of 65 mm (excluding the CFA coupling).
  
- The application is not clear on the extent or area of defendable space proposed to reduce bushfire risk. CFA recommends that the application clearly show the area of the site to be maintained in accordance with defendable space, being the following requirements:
  - Grass must be short cropped and maintained during the declared fire danger period.

Patron: The Honourable Linda Dessau AM, Governor of Victoria



**Fire Safety Referrals**

**Fire & Emergency Management**

Email: [firesafetyreferrals@cfa.vic.gov.au](mailto:firesafetyreferrals@cfa.vic.gov.au)

Telephone: 03 9262 8578

- All leaves and vegetation debris must be removed at regular intervals during the declared fire danger period.
  - Within 10 metres of a building, flammable objects must not be located close to the vulnerable parts of the building.
  - Plants greater than 10 centimetres in height must not be placed within 3m of a window or glass feature of the building.
  - Shrubs must not be located under the canopy of trees.
  - Individual and clumps of shrubs must not exceed 5 sq. metres in area and must be separated by at least 5 metres.
  - Trees must not overhang or touch any elements of the building.
  - The canopy of trees must be separated by at least 5 metres.
  - There must be a clearance of at least 2 metres between the lowest tree branches and ground level.
- Given the surrounding level of bushfire risk, particularly vegetation located on to the west and south west of the site, a canopy separation of 5m is encouraged. This may be viewed subject to justification in the bushfire assessment.
  - The drawings show two stockpile areas. It is unclear what will be stored in these stockpile areas. These areas should avoid stockpiling dangerous or hazardous material or other highly flammable objects, unless agreed with CFA's Dangerous Goods Team prior to the exhibition of the amendment. A higher level of vegetation management and clearing around these areas may be required depending on what will be stockpiled.
  - CFA's previous advice, letter dated 16 December 2019, regarding the inclusion of a bushfire report and suggested matters to be considered is still supported.
  - CFA requests a fully copy of the application be provided.

CFA looks forward to reviewing the vegetation management plan and bushfire report once it has been prepared. Please do not hesitate to contact Luci Johnston on 9262 8672 if you would like to discuss this matter in more detail.

Yours sincerely

**Anne Coxon**  
**Land Use Planning Team Manager**  
**Fire & Emergency Management**

C.C Katrina Lee  
GHD  
[Katrina.lee@ghd.com](mailto:Katrina.lee@ghd.com)



Creating a  
safer state with  
electricity and gas

Our Ref: FOL/18/657/30

18 November 2019

Mr Paul Young  
Asset Planning Manager  
Gippsland Water  
55 Hazelwood Road  
TRARALGON VIC 3844

Dear Mr Young

**PROPOSED REZONING OF LAND AT 58 MOE SOUTH ROAD, MOE SOUTH**

I refer to your email to Sarah Auld of 8 November 2019 in relation to the proposed rezoning of land at 58 Moe South Road, Moe South.

We understand Gippsland Water proposes a combined rezoning and planning permit application to facilitate the development of the land as a clear water storage basin.

An existing high pressure gas pipeline is located adjacent to the northern boundary of the site, which is owned and operated by APA. We have received correspondence between the APA and Gippsland Water confirming APA has no objection to the proposed rezoning, and requests to review the final design and construction methodology to ensure that there is no impact to the pipeline.

Energy Safe Victoria has no objection to the proposed rezoning or planning permit application.

Should you have any questions or require anything further please do not hesitate to contact me on 9271 5440 or [anastasia.kontogiorgis@energysafe.vic.gov.au](mailto:anastasia.kontogiorgis@energysafe.vic.gov.au).

Yours sincerely

A handwritten signature in black ink, appearing to be "AK" or similar initials.

Anastasia Kontogiorgis  
MANAGER, GAS & PIPELINE INFRASTRUCTURE SAFETY



Our Ref: 5010553

23 March 2020

Gippsland Water  
55 Hazelwood Road  
TRARALGON VIC 3844

Attention: Owen Beebe, Engineer Capital Planning

Dear Owen,

**PROPOSED CLEAR WATER STORAGE BASIN – MOE WATER TREATMENT PLANT  
58 MOE SOUTH ROAD, MOE SOUTH**

Thank you for the opportunity to provide a response in relation to the proposed planning scheme amendment as outlined in your letter received via email

**Ministerial Direction 19**

There has been recent recognition of the preventative value of EPA's early involvement in strategic land use planning. This is reflected in Ministerial Direction 19, which requires planning authorities to seek early advice from EPA when undertaking strategic planning processes that may result in significant impacts on the environment, amenity and human health due to pollution and waste.

It is in this context that EPA provides the comments below.

**Our Understanding of the Proposal**

We understand that Gippsland Water (GW) are proposing a new clear water storage basin at the Moe Water Treatment Plant (WTP); which will be facilitated by a combined planning scheme amendment (PSA) and planning permit for native vegetation removal. The scope of works will include:

- *New 25 ML Clear Water Storage (CWS) Basin constructed in part on the new property to the south, and the vegetated land to the west;*
- *Interconnecting pipework between the WTP and the new proposed basin;*
- *Access track around the new basin;*
- *Associated civil works, guardrail around new basin, etc.*

The planning scheme amendment proposes to rezone the land required for the CWS basin on an adjoining property at 58 Moe South Road, Moe South from Rural Living Zone – Schedule 3 (RLZ3) to Public Use Zone 1 (Service and Utility). It is stated that this proposal *“will bring the site into conformity with the zoning of the existing WTP property. The Amendment will reflect the new ownership of the property and will facilitate the efficient use and development of the property for water treatment and supply (public service and utility) purposes.”*

It is further understood that the proposal will allow a larger amount of treated water storage to occur at the site, but is not expected to increase the output of the WTP or increase the waste stream, i.e. sludge production.

Environment Protection Authority Victoria  
181 William St, Melbourne VIC 3000 DX210492  
1300 372 842 (1300 EPA VIC) [www.epa.vic.gov.au](http://www.epa.vic.gov.au)



## Background

Gippsland Water own and operate the Moe Water Treatment Plant (WTP) located on land at 56 Moe South Road, Moe South. Currently, there is only one 22 ML CWS storage basin at the Moe WTP which will soon reach capacity under future growth scenarios. This will impact approximately 63 percent of the Moe/Newborough water supply system, including areas in Moe, Trafalgar and Yarragon.

Construction of a second CWS basin will improve the overall resilience of the Moe/Newborough water network and ensure adequate water supply is provided for the system in the long term. The second CWS basin will also be essential to providing for operational flexibility or redundancy when the existing CWS basin goes offline.

## Assessment

### Recommended Separation Distances

With reference to relevant EPA regulations and guidelines, it is noted that EPA Publication 1518, *Recommended Separation Distances for Industrial Residual Air Emissions (IRAE)* applies only to offsite odour and dust emissions from industries which have the potential to impact on human health and wellbeing, local amenity and aesthetic enjoyment. It does not apply to noise, vibration, ambient and hazardous air pollutants. Furthermore, Publication 1518 does not include any specific reference to water treatment plants. Therefore there is no applicable recommended separation distance that needs to be considered for this proposal.

### Noise

Having regard to the proposed location of the clear water storage basin, and location of existing nearby residential dwellings (sensitive uses) as shown in the image below, GW should give consideration to whether the proposal will generate any adverse noise impacts on these dwellings, and if so – adopt necessary noise mitigation measures consistent with EPA regulations and guidelines for industrial noise to avoid or minimise adverse impacts.

<https://www.epa.vic.gov.au/about-epa/publications/1412>





**Conclusion**

Based on the supplied documentation and the assessment above, EPA generally supports the proposal.

EPA notes that GW are not the planning authority and the La Trobe City Council, as the relevant planning authority, may still seek to obtain the views of EPA in satisfying the requirements of MD19.

If our preliminary assessment is not aligned with your view of the environmental risk, or if the proposal is amended, please contact Trisha Brice, Planning Team Lead (Strategic) on 9194 5404.

Yours sincerely,



**Trisha Brice**  
Planning Team Lead (Strategic)  
Major Projects and Planning  
**EPA Victoria**

CC: Lorrae Dukes, Latrobe City Council

**From:** [Paul Young \(InTouch\)](#)  
**To:** [Owen Beebe \(InTouch\)](#)  
**Cc:** [Rohan Beaton \(InTouch\)](#)  
**Subject:** FW: Rezoning of Land near the Moe Water Treatment Plant  
**Date:** Tuesday, 20 August 2019 10:41:12 AM  
**Attachments:** [image005.png](#)  
[image004.png](#)  
[RE 58 Moe South Road Moe South.msg](#)

FYI

**Paul Young**

Asset Planning Manager  
 Gippsland Water  
 Ph: (03) 51 774 728  
 Mob: 0427 314 144  
 email: [paul.young@gippswater.com.au](mailto:paul.young@gippswater.com.au)

**From:** Lorrae Dukes <[Lorrae.Dukes@latrobe.vic.gov.au](mailto:Lorrae.Dukes@latrobe.vic.gov.au)>  
**Sent:** Wednesday, 14 August 2019 3:43 PM  
**To:** Paul Young <[Paul.Young@gippswater.com.au](mailto:Paul.Young@gippswater.com.au)>  
**Cc:** Karen Egan <[Karen.Egan@latrobe.vic.gov.au](mailto:Karen.Egan@latrobe.vic.gov.au)>  
**Subject:** RE: Rezoning of Land near the Moe Water Treatment Plant

Hi Paul

Please see attached a response from Suzy at DELWP regarding the progression of the Amendment. The department wouldn't support a 20(4) Amendment, but would support an application being made through a full Planning Scheme Amendment with a request to exempt from notice under 20(2). The benefit of this is not a broad notification, it is targeted to specific stakeholders (who we have already identified), if we received no objections we would progress quickly.

If objections are received however, there is still a possibility of a planning panel. This process still needs to go through to Council for key points in the process also.

The Amendment would be to:

- Rezone to Public Use Zone;
- Apply a Specific Control Overlay
- Introduce an incorporated document which exempted the need for the permit (linked to the SCO);
- Amend Schedule to Clause 72.04 to include incorporated document

Based on the advice received, we would propose the following:

- Gippsland Water (or consultant) prepare Amendment documents, including:
  - Planning report with justification for the amendment;
  - Assessment of Strategic Assessment Guidelines
  - Draft amendment documents (including explanatory report, incorporated document, proposed zone map and specific control overlay);
  - Any technical data to support the amendment (if required)
- Lodge the Planning Scheme Amendment - \$3050.86
- Latrobe to process the Amendment as a proponent led Planning Scheme Amendment and request exemption from notice. We can give more specific timeframes when lodged.

It might be good if you talk to neighbours of the property to see if they have any concerns about it to flag any potential issues.

A list of fees as we progress the Amendment is below:

Stage Number	What the fee is for	Fee	Who is the fee paid to
1	Considering a request to amend the Planning Scheme	\$3050.86*	Latrobe City Council
2	Considering submissions which request a change	Up to 10 submissions \$15,121.01* 11 to 20 submissions \$30,212.40* 20+ submissions \$40,386.87*	Latrobe City Council
3	Adoption of the Amendment	\$481.32*	Latrobe City Council
4	Approval of the Amendment	\$481.32*	Department of Environment, Land, Water and Planning.

Please note: if a Planning Panel is required, Latrobe City Council will require a full fee recovery for this process, this fee differs depending on complexity, duration etc.

\*Fees are increased annually.

If you require any further information, I am more than happy to discuss this further.

Thanks

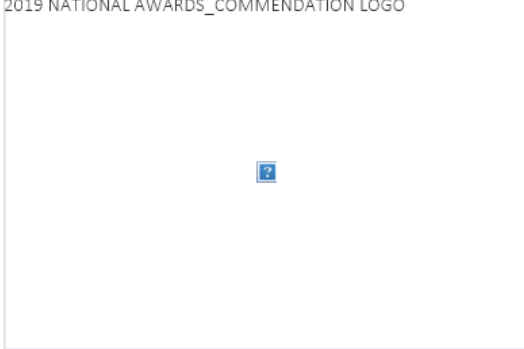


**Lorrae Dukes**  
Coordinator Strategic Planning  
City Development  
P 03 5128 5462  
M 0417 512 540  
E [lorrae.dukes@latrobe.vic.gov.au](mailto:lorrae.dukes@latrobe.vic.gov.au)

P 1300 367 700  
W [www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)  
141 Commercial Rd,  
Morwell 3840  
PO Box 264

*Making Gippsland's Regional City a great place to live, work and visit.*

2019 NATIONAL AWARDS\_COMMENDATION LOGO



---

**From:** [Paul.Young@gippswater.com.au](mailto:Paul.Young@gippswater.com.au) [mailto:[Paul.Young@gippswater.com.au](mailto:Paul.Young@gippswater.com.au)]  
**Sent:** Monday, 12 August 2019 3:56 PM  
**To:** Karen Egan; Lorrae Dukes  
**Subject:** FW: Rezoning of Land near the Moe Water Treatment Plant

Karen/Lorrae,

Please find below an email from APA Group regarding their position for the rezoning of the land near the Moe Water Treatment Plant.

Can you please advise the best way forward to rezone this land (highlighted) to PUZ1 and what else you need.

Thanks,

**Paul Young**

Asset Planning Manager  
Gippsland Water  
Ph: (03) 51 774 728  
Mob: 0427 314 144  
email: [paul.young@gippswater.com.au](mailto:paul.young@gippswater.com.au)



---

**From:** Mielczarek, Michael <[Michael.Mielczarek@apa.com.au](mailto:Michael.Mielczarek@apa.com.au)>  
**Sent:** Wednesday, 7 August 2019 4:32 PM  
**To:** Paul Young <[Paul.Young@gippswater.com.au](mailto:Paul.Young@gippswater.com.au)>  
**Subject:** FW: Rezoning of Land near the Moe Water Treatment Plant

Dear Paul,

Further to my previous email and as discussed at our meeting, I would like to confirm that APA has no objection to the proposed rezoning of the site.

As discussed APA would like to review the final design and construction methodology to ensure that there is no impact to the pipeline.

Feel free to pass this email onto Council and feel free to contact me if you require and additional clarification.

Kind regards,

**Michael Mielczarek**  
**Senior Urban Planner**

**APA Group**  
Infrastructure Planning and Protection  
Level 14, IBM Building  
60 City Road  
Southbank VIC 3006

**d** 03 8533 2141  
**m** +61 472 876 288  
**e** [Michael.Mielczarek@apa.com.au](mailto:Michael.Mielczarek@apa.com.au)  
**w** [www.apa.com.au](http://www.apa.com.au)

---

**From:** Mielczarek, Michael  
**Sent:** Wednesday, 7 August 2019 4:27 PM  
**To:** Karambelas, Chris <[Chris.Karambelas@apa.com.au](mailto:Chris.Karambelas@apa.com.au)>; Ogilvie, Glenn <[Glenn.Ogilvie@apa.com.au](mailto:Glenn.Ogilvie@apa.com.au)>; 'Paul.Young@gippswater.com.au' <[Paul.Young@gippswater.com.au](mailto:Paul.Young@gippswater.com.au)>; 'Michael.Johnstone@gippswater.com.au' <[Michael.Johnstone@gippswater.com.au](mailto:Michael.Johnstone@gippswater.com.au)>  
**Subject:** FW: Rezoning of Land near the Moe Water Treatment Plant - Meeting with Gippsland Water and APA MOM18-07-19

Hi All ,

Please find below my version of the minutes of meeting for you, Please advise if there are any changes required

**When:** Thursday, 18 July 2019 1:00 PM-2:00 PM (UTC+10:00) Canberra, Melbourne, Sydney.

**Where:** RES MEL 1408 Southern Cross (8 seats) (0386268476)

Minutes of meeting

1. Construction work to commence in 2020 – **For Information**
2. Retaining wall 4 m from pipeline easement and 10 m from the centreline of the pipeline– **For Information**
3. Gippsland Water require APA to write to say they are in support of the rezoning – **Michael Mielczarek** to respond.
4. However APA will want to review construction detail and methodology to confirm works will not impact the pipeline – **Paul Young to submit works and detail plan for review**
5. APA advise that they require a formal request with reference to the latest drawings. APA will advise that it has no objection with the design drawings and it will issue a Third Party Works Authorisation based on approved Construction Management Plan, approved for construction drawings and SWMS. – **Paul Young**
6. 3<sup>rd</sup> Party Infrastructure design features – **For Information**
  - a. Overflow away from pipeline
  - b. HDPE liner in basin has a design life of 20 years
7. Pipeline design features and third party protection requirements – **For Information**
  - a. Bored piles are preferred over driven piles
  - b. Vibration limit on pipeline is 10 mm/s peak particle vibration
  - c. Require vibration monitoring during construction activities
8. Initial feedback
  - a. No issues with the design
9. Issue cathodic protection drawings – **Glenn Ogilvie**
10. Check integrity of APA pipeline – **Glenn Ogilvie**
11. Temporary fence off pipeline easement under a Third Party Works Authorisation – **For Information**
12. Issue third party request by submitting a Construction Management Plan using 580-TP-L-0001\_5 Third Party CMP Template. CMP to reference approved construction drawings and SWMS. CMP to be issued to APA for review and approval – **Paul Young**
13. **Post Meeting Note:** Going forward, the new focal point is Scott Mitchell and all future correspondence by third party to use [thirdpartyprojects@apa.com.au](mailto:thirdpartyprojects@apa.com.au). Chris Karambelas to be in copy on the correspondence.

#### Attendees

##### APA

- Michael Mielczarek
- Chris Karambelas
- Glenn Ogilvie

##### Gippsland Water

- [Paul Young](#)
- Jessica Vepin
- Kate Robbins
- Michael Johnston

#### Attachments

- Moe Water Treatment Plant Attendees Register MOM 18-07-19.pdf
- Moe Water Treatment Plant Interaction with APA Pipeline MOM 18-07-19.zip
- 580-TP-L-0001\_5 Third Party CMP Template

Kind regards,

**Michael Mielczarek**  
Senior Urban Planner

#### APA Group

Infrastructure Planning and Protection  
Level 14, IBM Building  
60 City Road  
Southbank VIC 3006

**d** 03 8533 2141  
**m** +61 472 876 288  
**e** [Michael.Mielczarek@apa.com.au](mailto:Michael.Mielczarek@apa.com.au)  
**w** [www.apa.com.au](http://www.apa.com.au)

-----Original Appointment-----

**From:** Mielczarek, Michael

**Sent:** Thursday, 11 July 2019 9:30 AM

**To:** Mielczarek, Michael; [Paul.Young@gippswater.com.au](mailto:Paul.Young@gippswater.com.au); Karambelas, Chris; Ogilvie, Glenn; Dawson, Peter

**Subject:** Rezoning of Land near the Moe Water Treatment Plant - Meeting with Gippsland Water and APA

**When:** Thursday, 18 July 2019 1:00 PM-2:00 PM (UTC+10:00) Canberra, Melbourne, Sydney.

**Where:** RES MEL 1408 Southern Cross (8 seats) (0386268476)

Meeting at APA offices as outlined below

**Michael Mielczarek**  
**Senior Urban Planner**

**APA Group**  
Infrastructure Planning and Protection  
Level 14, IBM Building  
60 City Road  
Southbank VIC 3006

**d** 03 8533 2141  
**m** +61 472 876 288  
**e** [Michael.Mielczarek@apa.com.au](mailto:Michael.Mielczarek@apa.com.au)  
**w** [www.apa.com.au](http://www.apa.com.au)

This email and any attachment is confidential, may be subject to legal privilege, and is for the use of the intended recipient only. If received in error, please notify APA by reply and delete the email. If you are not the intended recipient, any use, interference with, disclosure or copying of this material is prohibited. Views expressed are those of the author and not APA. APA does not guarantee nor accept liability for the reliability, completeness or confidentiality of any email communication, nor its freedom from harmful viruses or software.

APA handles personal information in accordance with relevant privacy laws and our privacy policy is accessible on [APA's website](#).

**IMPORTANT: This email, including all attachments, is confidential. If you are not the intended recipient, you must not disclose, distribute, copy or use the information contained in this email or attachments. Any confidentiality or privilege is not waived or lost because this email has been sent to you in error. If you have received it in error, please let us know by reply email, delete it from your system and destroy any copies.**

\*\*\*\*\*  
Confidentiality  
The information contained in this e-mail (including any attachments) is legally privileged strictly confidential and intended only for use by the address unless otherwise indicated. It has been sent by the Latrobe City Council. If you are not the intended recipient of this document, you are advised that any use, reproduction, disclosure of the information contained in this document is prohibited. If you have received this document in error, please advise us immediately and destroy the document. It is noted that legal privilege is not waived because you have read this e-mail.  
  
Viruses  
Any loss or damage incurred by using this document is the recipient's responsibility. Latrobe City Council's entire liability will be limited to resupplying the document. No warranty is made that this document is free from computer virus or other defect.  
  
Should any part of this transmission not be complete or be of poor quality, please telephone 1300 367 700.  
  
Latrobe City Council  
P.O. Box 264  
Morwell 3840 Victoria Australia  
[www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)  
\*\*\*\*\*

## **Appendix G – Bushfire Assessment**



# Bushfire Planning Considerations Report

Moe Water Treatment Plant Expansion

Proposed Planning Scheme Amendment and S96A

Planning Permit Application

May 27<sup>th</sup>, 2020.

Version 1.0



**Euca Planning Pty Ltd**

PO Box 570, Warragul 3820.

Phone: 0418 597 662 Email: [info@eucaplanning.com.au](mailto:info@eucaplanning.com.au)

Director &amp; Principal Consultant: Deanne Smith

## Qualifications/Accreditations:

- Registered Planner (Planning Institute of Australia)
- Level 3 Accredited Bushfire Planning and Design Practitioner
- Masters of Planning (Professional) – Deakin University
- Postgraduate Certificate in Bushfire Planning and Management – The University of Melbourne (2013)
- Graduate Diploma of Applied Science (Agricultural Studies) – Charles Sturt University
  - Graduate Certificate in Public Sector Management – Flinders University
  - Bachelor of Science – University of Melbourne (1996)

## Memberships

- Member of Planning Institute of Australia (MPIA)
- Corporate Bronze Member of Fire Protection Association of Australia

## Disclaimer

This report has been made with careful consideration and with the best information available to Euca Planning Pty Ltd at the time of writing. Before relying on information in this report, users should evaluate the accuracy, completeness and relevance of the information provided for their purposes. Euca Planning Pty Ltd do not guarantee that it is without flaw or omission of any kind and therefore disclaim all liability for any error, loss or other consequence that may arise from you relying on any information in this report.

Requirements detailed in this document do not guarantee survival of the buildings or the occupants. The client is strongly encouraged to develop and practice a bushfire survival plan.

Information and assistance including a template for a Bushfire Survival Plan is provided as part of the 'Fire Ready Kit' available through the CFA website at [www.cfa.vic.gov.au](http://www.cfa.vic.gov.au) or through your local CFA Regional office.

## Conditions of Use

No component of this report is to be reproduced for any purpose without the prior written consent of a Director of Euca Planning Pty Ltd. The copyright and intellectual property rights of Euca Planning Pty Ltd extends to the data, ideas, methodologies, calculation procedures and conclusions presented in this report and must not be used without authorisation in writing from Euca Planning Pty Ltd.

## Version Control

	<b>Name</b>	<b>Date Completed</b>	<b>Comments</b>
<b>Field Assessment</b>	Deanne Smith	21 May 2020	
<b>Report</b>	Deanne Smith	27 May 2020	
<b>Revision</b>	Deanne Smith	27 May 2020	Input from GHD and GW

## Contents

1.0 Introduction .....	4
2.0 Locality and Site Description .....	4
3.0 Planning Policy .....	6
3.1 State Planning Policy Overview .....	6
3.2 State Planning Policy Assessment .....	9
3.2.1 Objective .....	9
3.2.2 Application .....	9
3.2.3 Strategies .....	11
3.2.4 Policy guidelines .....	14
4.0 Bushfire Risk .....	15
4.1 Landscape Conditions .....	15
4.2 Local Conditions .....	16
4.3 Neighbourhood Conditions .....	17
4.4 Bushfire Scenarios .....	17
4.5 Bushfire Hazard Site Assessment .....	18
4.6 Other considerations in relation to bushfire .....	22
4.7 Municipal Fire Prevention Plan .....	25
4.8 Surrounding Road network .....	25
4.9 CFA Consultation .....	26
5.0 Development Matters .....	26
6.0 Conclusion .....	29
7.0 References .....	29
Appendix One – Location Plan .....	30
Appendix Two – Bushfire Hazard Site Assessment .....	31
Appendix Three – CFA preliminary comments .....	32
Appendix Four – Proposed Construction Plan .....	37
Appendix Five – Supply of water for firefighting .....	38

## 1.0 Introduction

This Report has been prepared to support Gippsland Water's request for a Planning Scheme Amendment (PSA) and combined Section 96 Planning Permit Application to facilitate the proposed upgrade and expansion of the existing Moe Water Treatment Plant (WTP).

The report has been presented consistent with the content of the Latrobe Planning Scheme, in particular Clause 13.02. The report establishes the context by providing factual information which is important when considering the way bushfire considerations may impact on the future use of the land. A structured approach to risk identification and management follows which can be used to provide decision makers with information to explain the bushfire risk and inform future design response to that risk.

## 2.0 Locality and Site Description

The Moe WTP is located at 56 Moe South Road, Moe South; approximately 2.5 kilometres south of the Moe Township. The existing WTP site is irregular in shape and covers an area of approximately 15 hectares.

The WTP is accessed from Moe South Road via dedicated access road approximately 298 metres long. The infrastructure within the existing WTP is setback approximately 330 metres from Moe South Road, and concentrated in the south-eastern portion of the property. The balance of the land is dense forest vegetation.

The site that is the subject of this report is a triangular parcel of land that sits along the southern boundary of the existing WTP site, uses the same access route and is known as 58 Moe South Road, Moe South. The land is approximately 8,970 square metres in area and currently accommodates a single residence and several outbuildings.

The land at 58 Moe South Road, Moe South, is zoned Rural Living Zone – Schedule 1 (RLZ1) and the land at 56 Moe South Road, Moe South is zoned Public Use Zone – Schedule 1 (PUZ1).

The subject land comprising both parcels is depicted in **Figure 1** overleaf, extracted from Strategic Assessment Report (GHD, April 2020).

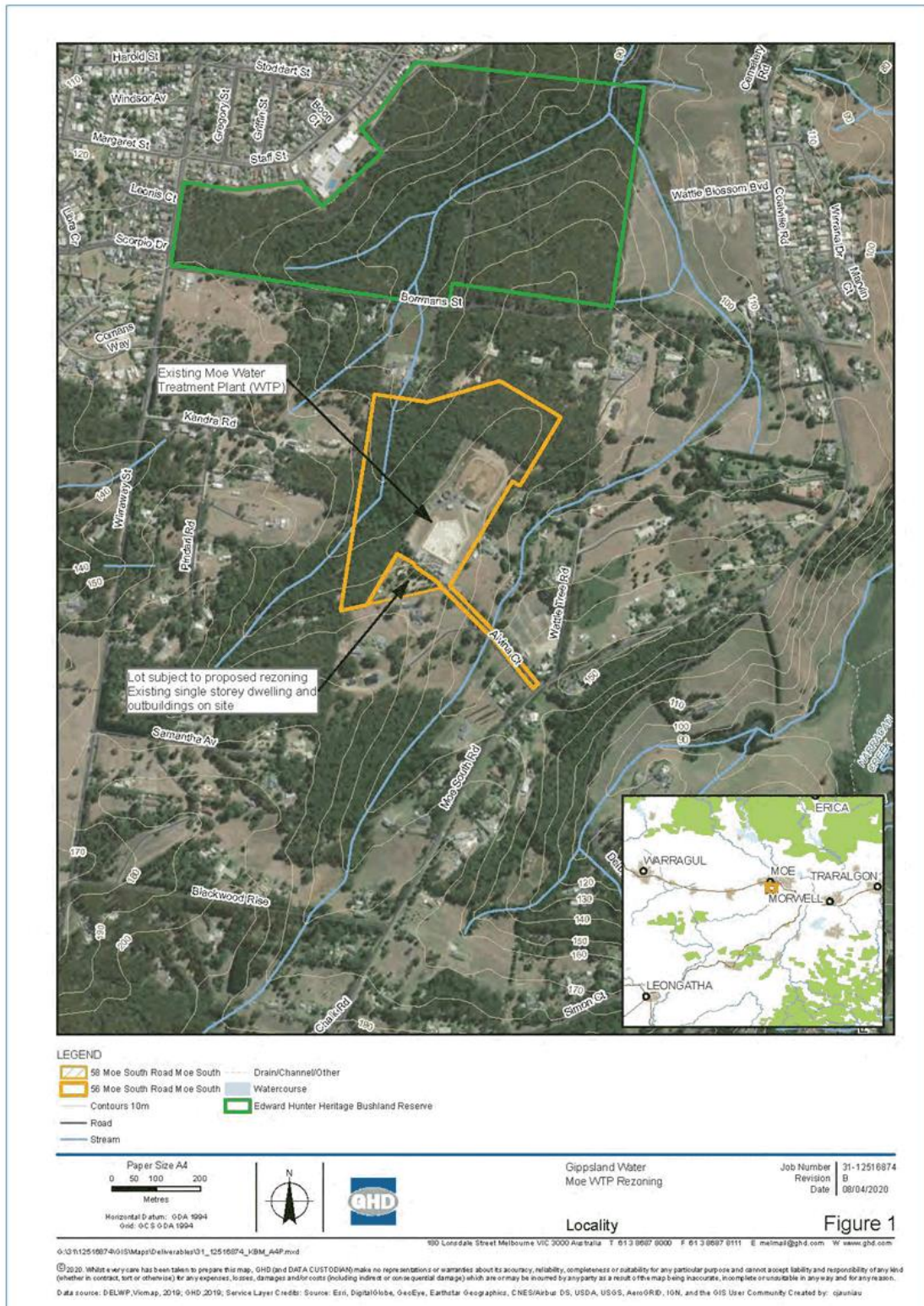


Figure One – Site Context Plan with subject land shown bounded by yellow (GHD, 2020)

The request to rezone land from the RLZ1 to PUZ1 applies only to 58 Moe South Road, Moe South (Lot 1 PS400699).

The concurrent planning permit application to facilitate the upgrade works applies to the following three lots:

- 56 Moe South Road, Moe South – Lot 2 PS 400699 and Lot 2 LP55896
- 58 Moe South Road, Moe South – Lot 1 PS400699

Moe is the nearest township and is located directly north of the site with the only forest vegetation being contained on the WTP land or in the Edward Hunter Reserve as depicted in **Figure Two**.

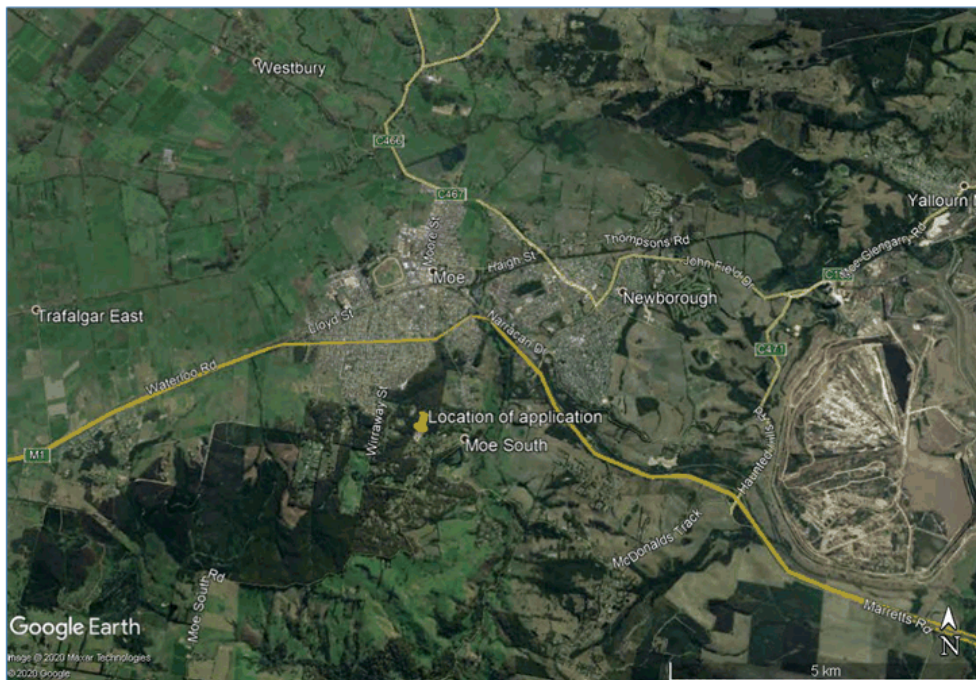


Figure Two: Location of Moe (Google Earth, 2020)

## 3.0 Planning Policy

### 3.1 State Planning Policy Overview

The planning assessment and response provided for the proposal needs to be considered against the State Planning Policy Framework in relation to bushfire. This consideration is provided below.

Clause 71.02-3 (integrated decision making) of the Planning Scheme has been recently amended and provides that:

*Planning authorities and responsible authorities should endeavour to integrate the range of policies relevant to the issues to be determined and balance conflicting objectives in favour of net community benefit and sustainable development for the benefit of present and future generations.*

*However in bushfire affected areas, planning authorities and responsible authorities must prioritise the protection of human life over all other policy considerations.*

Clause 13.02 (Bushfire) of the Planning Scheme applies to all decision making and seeks to:

*To strengthen the resilience of settlements and communities to bushfire through **risk-based planning** that prioritises the protection of human life.*

**[Emphasis added]**

Clause 13.02-1S includes a number of strategies to achieve that objective. Broadly these strategies include:

- prioritising the protection of human life;
- requiring a robust assessment of the bushfire hazard and risk assessment before any strategic or statutory decision is made; and
- directing population growth and new settlements to low risk locations.

Importantly in relation to protection of human life, Clause 13.02-1S includes the following strategies:

*Give priority to the protection of human life by:*

- *Prioritising the protection of human life over all other policy considerations.*
- *Directing population growth and development to low risk locations and ensuring the availability of, and safe access to, areas where human life can be better protected from the effects of bushfire.*
- *Reducing the vulnerability of communities to bushfire through the consideration of bushfire risk in decision making at all stages of the planning process.*

In relation to bushfire hazard identification and assessment, Clause 13.02-1S includes the following strategies:

*Identify bushfire hazard and undertake appropriate risk assessment by:*

- *Applying the best available science to identify vegetation, topographic and climatic conditions that create a bushfire hazard.*
- *Considering the best available information about bushfire hazard including the map of designated bushfire prone areas prepared under the Building Act 1993 or regulations made under that Act.*
- *Applying the Bushfire Management Overlay to areas where the extent of vegetation can create an extreme bushfire hazard.*
- *Considering and assessing the bushfire hazard on the basis of:*
  - *Landscape conditions - meaning conditions in the landscape within 20 kilometres (and potentially up to 75 kilometres) of a site;*
  - *Local conditions - meaning conditions in the area within approximately 1 kilometre of a site;*
  - *Neighbourhood conditions - meaning conditions in the area within 400 metres of a site; and*
  - *The site for the development.*
- *Consulting with emergency management agencies and the relevant fire authority early in the process to receive their recommendations and implement appropriate*

*bushfire protection measures.*

- *Ensuring that strategic planning documents, planning scheme amendments, planning permit applications and development plan approvals properly assess bushfire risk and include appropriate bushfire protection measures.*
- *Not approving development where a landowner or proponent has not satisfactorily demonstrated that the relevant policies have been addressed, performance measures satisfied or bushfire protection measures can be adequately implemented.*

In relation to settlement planning, Clause 13.02-1S includes the following relevant strategies:

*Plan to strengthen the resilience of settlements and communities and prioritise protection of human life by:*

- ...
- *Ensuring the bushfire risk to existing and future residents, property and community infrastructure will not increase as a result of future land use and development.*
- *Achieving no net increase in risk to existing and future residents, property and community infrastructure, through the implementation of bushfire protection measures and where possible reduce bushfire risk overall.*
- ...

In relation to areas of biodiversity conservation value, Clause 13.02-1S includes the following strategies:

*Ensure settlement growth and development approvals can implement bushfire protection measures without unacceptable biodiversity impacts by discouraging settlement growth and development in bushfire affected areas that are important areas of biodiversity.*

When these strategies are read together it is clear that the rezoning of the land is required to provide a considered assessment of the bushfire risk on existing residents and community infrastructure. The purpose of this report is to undertake such an assessment for the area contained in the proposal, including an assessment of the likely fire behaviour and the risk to existing residents and the community infrastructure (WTP).

In the context of strategic planning decisions, these strategies need to be read as on balance and consider the '*net increase in risk to existing ... residents, property and community infrastructure*'. As it relates to the objectives at Clause 13.02 of the Planning Scheme, it is necessary to ensure that the protection of human life is prioritised when decisions are made. However the strategies listed at Clause 13.02-1S in the Planning Scheme are not 'mandatory requirements' and it is not necessary to 'tick every box'. It is more important to ensure that decisions are consistent with the State policy objectives and build resilient communities.

## 3.2 State Planning Policy Assessment

### 3.2.1 Objective

Clause 13.02-15 seeks to *'strengthen the resilience of settlements and communities to bushfire through risk-based planning that prioritises the protection of human life'*.

### 3.2.2 Application

The policy must be applied to all planning and decision making under the Planning and Environment Act 1987 relating to land which is within a designated bushfire prone area; or subject to a Bushfire Management Overlay; or proposed to be used or developed in a way that may create a bushfire hazard.

#### Bushfire Prone Area

The planning proposal area is included in the Bushfire Prone Area (BPA) – **Figure Three**. As described in Planning Advisory Note 46 (2013), the BPA is a building regulation tool that identifies where moderate bushfire hazard can be expected. It applies to areas subject to the BMO, and to areas that experience a lower head fire intensity modelled to be between 4,000kW/m and 30,000kW/m. This level of hazard informs areas declared as bushfire prone in the building system. Areas at the upper end of the bushfire intensity range (that is 28,000kW/m and above and referred to as BHL1b) are considered, where appropriate, for applying the BMO based on the advice of the relevant fire authority.

The entire planning proposal site is subject to the BPA. The greater area in Moe South is also in the BPA reflecting the moderate bushfire hazard that can be expected from the grassland, woodland and forest tracts that characterize this area.



Figure Three: Extent of the Bushfire Prone Area across the site and in the vicinity (VicPlan, DELWP, 2020).



In December 2018, Clause 13.02-1S of the Latrobe Planning Scheme was amended to specifically refer to Bushfire Prone Areas and to strengthen the consideration of bushfire risk in all planning decisions. As the site is fully contained within the Bushfire Prone Area bushfire risk must be considered.

#### Bushfire Management Overlay

The Bushfire Management Overlay applies to the entire site – **Figure Four**

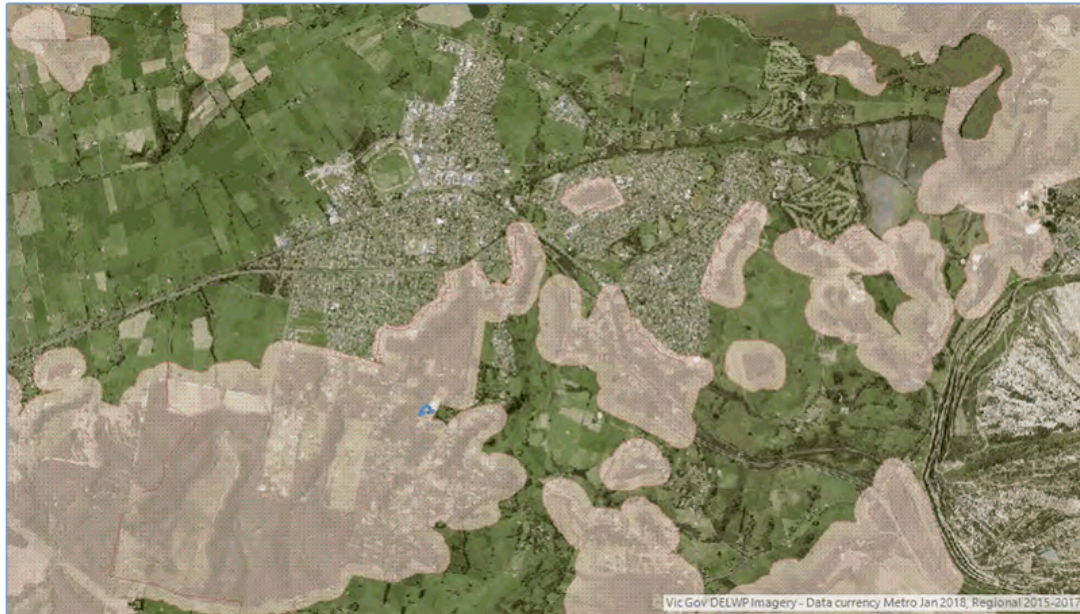


Figure Four: Current extent of Bushfire Management Overlay on the site and nearby (VicPlan, DELWP, 2020).

As described in Planning Advisory Note 46 (2013), the BMO is a planning scheme provision used to guide the development of land in areas of high bushfire hazard. The location, design and construction of development and the implementation of bushfire protection measures must be considered under a BMO. The BMO applies to areas where there is potential for extreme bushfire behaviour, such as a crown fire and extreme ember attack and radiant heat.

The most significant bushfire hazard where head fire intensity is modelled to be 30,000kW/m or more informed where the BMO should apply. Inputs to this calculation included physical characteristics including vegetation, topography and separate fire behaviour models appropriate to the vegetation classification. Whilst areas of contiguous vegetation of less than 4Ha were excluded, buffers within 150 metres of vegetation were included in recognition of research that 92% of house loss occurs within this distance (Blanchi, Lucas, Leonard, & Finkle, 2010).

Initiated by a recommendation of the 2009 Victorian Bushfires Royal Commission, the BMO was mapped using hazard data developed by the Department of Environment and Primary Industries (DEPI). Revised mapping was verified by Councils during 2016 and 107 and then gazetted on October 3<sup>rd</sup>, 2017. As a result, the consideration of bushfire risk has informed this proposal.

## 3.2.3 Strategies

Protection of human life

<i>Give priority to the protection of human life by:</i>	<i>Response</i>
Prioritising the protection of human life over all other policy considerations	<ul style="list-style-type: none"> <li>• The land has been deemed as required to enable the expansion of the Moe South WTP and meet the requirements of the land manager, Gippsland Water.</li> <li>• The northern parcels are currently zoned Public Use Zone – Schedule 1 however the southern parcel is proposed to be rezoned from Rural Living Zone – Schedule 1 to Public Use Zone – Schedule 1. The land must be rezoned to a zone suitable for public purposes.</li> <li>• The proposal does not introduce a residential zone, or a zone where an ‘as of right’ will exist for dwellings (i.e. a permit trigger will exist for an application on any part of the subject land for a dwelling through either the zone or an overlay). In fact, the proposal is to demolish the existing dwelling (former caretaker’s residence).</li> <li>• The proposed new zone does not provide assumptions for the future ability to subdivide land nor include purposes that premise residential land uses. Given the combined nature of the Planning Scheme Amendment with a Planning Permit there is a high level of certainty that residential outcomes for the site are not pursued or continued.</li> <li>• The proposed Public Use Zone – Schedule 1 recognises the land use for public utility and community services and facilities and to provide for associated uses that are consistent with the intent of the public land reservation or purpose.</li> </ul>
Directing population growth and development to low risk locations and ensuring the availability of, and safe access to, areas where human life can be better protected from the effects of bushfire.	<ul style="list-style-type: none"> <li>• The surrounding landscape is diverse in its zoning, land use and development patterns attributable to the mix of development including established rural living (immediate surrounds), new residential to the north west, public conservation land to the north and established conventional residential to the north.</li> <li>• The southern parcel for rezoning and</li> </ul>

	development increases the separation from the bushfire hazard for the neighbor's dwelling to the south.
Reducing the vulnerability of communities to bushfire through the consideration of bushfire risk in decision-making at all stages of the planning process.	The identification of this land for development and expansion of the WTP ensures that valued vegetation can be retained. The use of the additional parcel of land for a development that is largely devoid of vegetation, constructed of non-combustible materials and containment of water decreases the bushfire risk to existing dwellings directly south in Alvina Court. The rezoning of the land provides a clear direction for the proposal, particularly as it is accompanied by a planning permit application.

#### Bushfire hazard identification and assessment

<i>Identify bushfire hazard and undertake appropriate risk assessment by:</i>	<i>Response</i>
Applying the best available science to identify vegetation, topographic and climatic conditions that create a bushfire hazard.	The Latrobe Planning Scheme requires the proposal to respond to bushfire based on current assessment methods. Clauses 13.02, 44.06 and 53.02 are considered for the land with the importance of bushfire planning being strengthened by Clause 71.02-3 <i>Integrated Decision Making</i> . The assessment method aligns with AS3959-2018, and is provided in this report (see Section 4).
Considering the best available information about bushfire hazard including the map of designated bushfire prone areas prepared under the Building Act 1993 or regulations made under that Act.	Consistent with the revised Clause 13.02, the proposal must respond to the Bushfire Prone Area. This report demonstrates that a site-specific response is achieved with consideration of the type of development, the importance of the community infrastructure and minimizing negative impacts to the greater area.
Applying the Bushfire Management Overlay in planning schemes to areas where the extent of vegetation can create an extreme bushfire hazard	The BMO applies to the land. The development proposed is a use not prescribed in Clause 44.06-2 of the BMO. However, the BMO application to the land reinforces the high fire danger of the area as addressed by this report and the proposed development.
Considering and assessing the bushfire hazard on the basis of: <ul style="list-style-type: none"> <li>• Landscape conditions - meaning the conditions in the landscape within 20 kilometres and potentially up to 75 kilometres from a site;</li> <li>• Local conditions - meaning conditions in the area within approximately 1 kilometre from a site;</li> <li>• Neighbourhood conditions - meaning</li> </ul>	In light of the recent changes to Clause 13.02 and the addition of this assessment requirement, an assessment is provided in Section 4.0 of this report. As it is a rezoning, three scales of consideration are applied - Landscape conditions at 20km, Local conditions at 10 km, and Neighbourhood conditions at 1km. The site conditions are considered through the Bushfire Hazard Site Assessment.

<p>conditions in the area within 400 metres of a site; and,</p> <ul style="list-style-type: none"> <li>• The site for the development</li> </ul>	
<p>Consulting with emergency management agencies and the relevant fire authority early in the process to receive their recommendations and implement appropriate bushfire protection measures.</p>	<p>CFA is not a formal referral authority for the proposal however the view of CFA is required for the Planning Scheme Amendment to proceed. Initial CFA comments have been received and responded to in the design and this report (Appendix Three).</p>
<p>Ensuring that strategic planning documents, planning scheme amendments, planning permit applications and development plan approvals properly assess bushfire risk and include appropriate bushfire protection measures</p>	<p>The content of this report provides a solid foundation for the proposal to proceed. The planning permit can be conditioned to ensure that the development implements appropriate bushfire protection measures (e.g. defensible space, water supply and emergency planning).</p>
<p>Not approving development where a landowner or proponent has not satisfactorily demonstrated that the relevant policies have been addressed, performance measures satisfied or bushfire protection measures can be adequately implemented.</p>	<p>This element of the revised Clause 13.02 is the most important element and empowers the Responsible Authority to not approve a permit application until it is satisfied with the bushfire protection measures being implemented. Gippsland Water fully understand their land ownership requirements including stewardship of the land and its values. An integrated response to the bushfire mitigation measures is provided that is embedded in the inherent operations of the site (Section 5). Gippsland Water can readily implement the bushfire protection measures and satisfactorily has addressed bushfire policy of the Latrobe Planning Scheme.</p>

#### Settlement Planning

<i>Plan to strengthen the resilience of settlements and communities and prioritise protection of human life by:</i>	<i>Response</i>
<p>Ensuring the bushfire risk to existing and future residents, property and community infrastructure will not increase as a result of future land use and development.</p>	<p>The proposed rezoning of the land enables the construction of the new basin and associated infrastructure. By virtue of its construction and operating characteristics, the infrastructure will deliver a reduced risk of bushfire to the neighboring landowners to the south. Additionally, the construction will enable the WTP to undertake maintenance works on their infrastructure ensuring water quality specifications are retained for the community the infrastructure services. The current infrastructure does not enable this flexibility. The design response delivers a robust solution within the constraints of the land and the existing infrastructure provision.</p>

<p>Achieving no net increase in risk to existing and future residents, property and community infrastructure, through the implementation of bushfire protection measures and where possible reduce bushfire risk overall.</p>	<p>Currently, the proposal provides a design response that considers the presence of conservation values, the desired future use of the land, and the existing interfaces. Of note, the increase in separation for the adjacent existing dwellings from the forest vegetation in the west is optimal. Ready access is achieved between the basin and the hazard, and the easement in the neighbors land provides a defensible fire fighting location to taking advantage of the separation created and maintaining visibility of the hazard and accessibility to the infrastructure to be protected. This development will decrease the risk of bushfire to the existing residents, and decrease the potential for the water treatment services to be detrimentally affected.</p>
---	---

#### Areas of high biodiversity conservation value

Ensure settlement growth and development approvals can implement bushfire protection measures without unacceptable biodiversity impacts by discouraging settlement growth and development in bushfire affected areas that are of high biodiversity conservation value.

**Response:** The site has a presence of conservation area to the north and west. These areas have been considered in the assessment of bushfire risk, and the decision of Gippsland Water to purchase the land for construction of a large portion of the basin. This decision 'avoided' additional removal of native vegetation. The development is an example of where siting for native vegetation outcomes is complementary to a reduction in the risk of bushfire.

#### 3.2.4 Policy guidelines

Planning must consider as relevant:	Response
Any relevant approved State, regional and municipal fire prevention plan.	This has been considered in this report which can be used to inform future planning permit application assessments.
AS 3959-2009 Construction of Buildings in Bushfire-prone Areas (Standards Australia, 2009).	This is relevant through the derivation of Bushfire Attack Levels, and is considered for the site assessment process.
Building in bushfire-prone areas - CSIRO & Standards Australia (SAA HB36-1993, May 1993).	This is the handbook to AS3959-2009 and is not of relevance to this type of application.
Any Bushfire Prone Area map prepared under the Building Act 1993 or regulations made under that Act.	The updated Bushfire Prone Area map has been considered in this report.

## 4.0 Bushfire Risk

In light of the recent changes to Clause 13.02 and the addition of this assessment requirement, an assessment on bushfire risk consistent with Clauses 13.02, and 44.06 is provided. As it is a Development Plan area, three scales of consideration are applied - Landscape conditions at 20km, Local conditions at 10 km, and Neighbourhood conditions at 1km. The site conditions are considered through the Bushfire Hazard Site Assessment.

### 4.1 Landscape Conditions

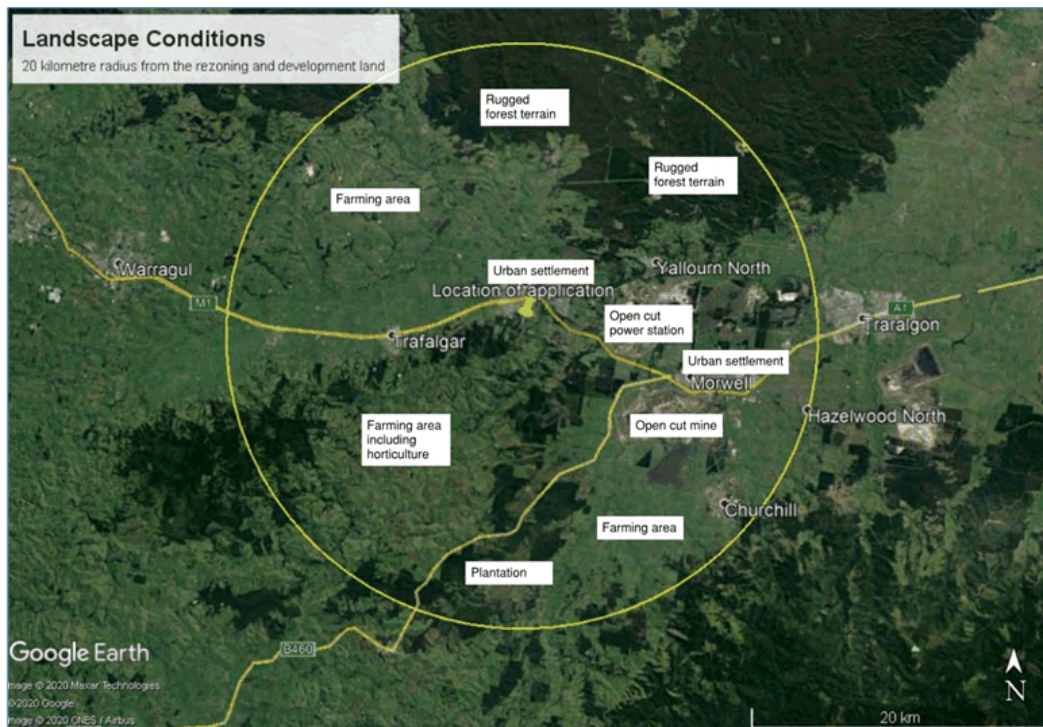


Figure Five: Location within the context of 20km radius from the site (Google Earth, 2020)

The landscape risk of a site is an important consideration when mitigating bushfire hazards – **Figure Five**. The landscape risk is the combination of a number of elements in the surrounding landscape. These relate to the vegetation extent, the area available to a landscape bushfire, the orientation of the ridgelines and the steepness of the terrain, the accessibility to low threat areas and the quality of the road networks surrounding the site.

Within 20 kilometres of the site, key features include:

- The extensive grassland for farming along the highway corridor and in the farming highlands to the south-west
- Rugged forest terrain to the north and plantation in the south
- Open-cut mines to the east
- Urban settlement along the Princes Highway traversing east to west

This site is positioned on the southern side of the Moe township between amidst rural living parcels. The vegetation in the broader landscape is forest, woodland and grassland. The location has a moderate risk of bushfire. Of influence is the limited fire run and lack of connectivity between the northern forest and the southern forest. Management of this site, provides a greater level of protection to the allotments to the south.

#### 4.2 Local Conditions



Figure Six: Location within the context of 10km radius from the site (Google Earth, 2020)

Within 10 kilometres of the site – **Figure Six**, key features include:

- The urban settlements of Traralgon and Moe
- The Princes Highway extending west to east, being the main route through Gippsland
- The predominance of grassland
- Two main tracts of vegetation – one on the northern aspect of the Strzelecki Range and approaching the site from the west; and the second tract approaching from the south
- The presence of the open cut power station to the east
- The presence of farmland (grassland) between the settlements

### 4.3 Neighbourhood Conditions

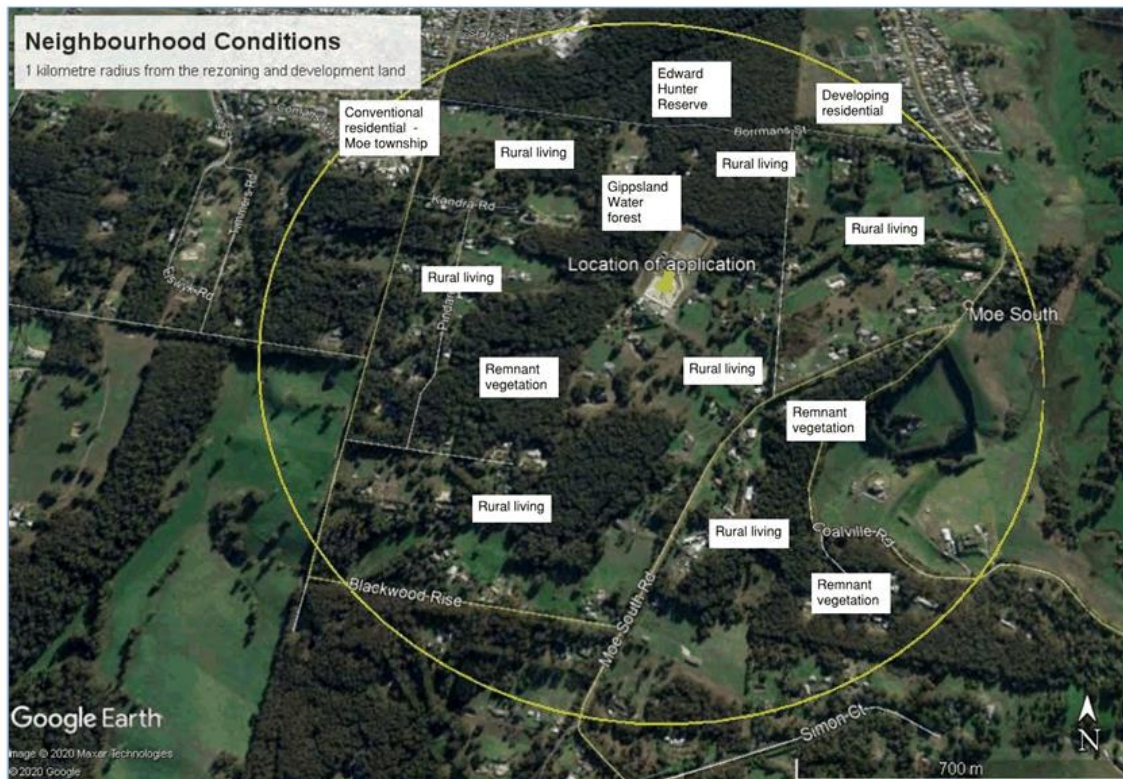


Figure Seven: Location within the context of 1km radius from site (Google Earth, 2020)

Key features located within 1 kilometre of the site – **Figure Seven** - include:

- Established residential area to the north-west and developing residential in the north-east;
- Edward Hunter Reserve to the north
- Patches of dense remnant vegetation with sufficient connectivity to carry fire through the area
- Excellent road connectivity
- Proximity to a BAL-LOW area in the Moe Township to the north-west
- Extensive rural living areas

### 4.4 Bushfire Scenarios

#### Scenario 1 – Bushfire from the north

The worst scenario for this site is a fire approaching from the north which has the potential for a 1300 metre fire run through forest vegetation. The vegetation from the Edward Hunter Reserve in the north is connected through rural living land to the forest vegetation on the WTP land. Fire prevention works occur in the Edward Hunter Reserve however the extent of works is not sufficient to prevent an ignition or a fire run. This fire has the ability to run through to the south of the plan into the rural living area. This fire scenario is likely to provide radiant heat and embers to the site. This fire is not a landscape fire, but a localised fire threat that will respond to response and fire mitigation.



#### Scenario 2 – Bushfire from the South

To the south is a rural living area managed as low threat vegetation and grassland. Some remnant vegetation is located further south and could ignite the grassland and could provide ember attack as it has a fire run through forest and woodland of approximately 300 metres.

#### Scenario 3 – Bushfire from the west

A fire approaching from the west is likely to arise from the flank of a Scenario 1 fire. This fire would be a local fire and will present radiant heat and ember attack to the site from a fire run of 100 to 300 metres.

### 4.5 Bushfire Hazard Site Assessment

The vegetation in the area was classified according to AS 3959:2018, Technical Guide: Planning Permit Applications Bushfire Management Overlay (DELWP, 2017) and the Overall Fuel Hazard Assessment Guide (DSE, 2010). The AS 3959:2018 approach uses a generalised description of vegetation based on the AUSLIG (Australian Natural Resources Atlas" No.7 Native Vegetation) classification system. According to this method, vegetation can be classified into seven categories. Each category indicates a particular type of fire behaviour and these categories or classifications are then used to determine bushfire intensity. An indication of the Ecological Vegetation Classes in the landscape is provided below in **Figure Eight**.

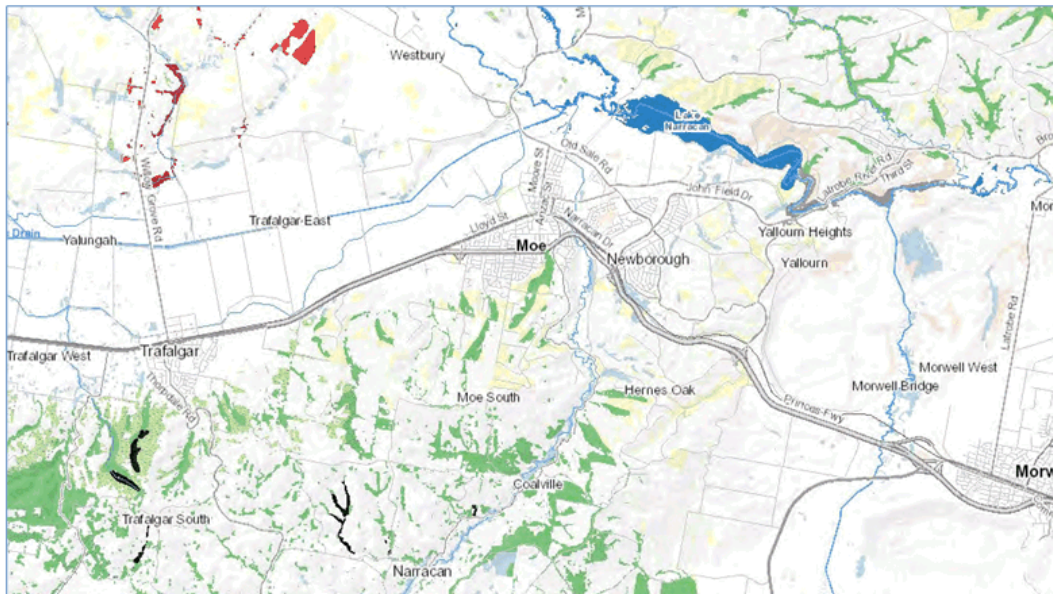


Figure Eight: Vegetation in the area – Damp Forest (green), Lowland forest (yellow), and Warm Temperate Rainforest (black)(Source: Naturekit, 2020)

A Bushfire Hazard Site Assessment has been prepared for the land and focused on the development area which includes the land to be rezoned and part of the exiting site – **Figure Nine**.

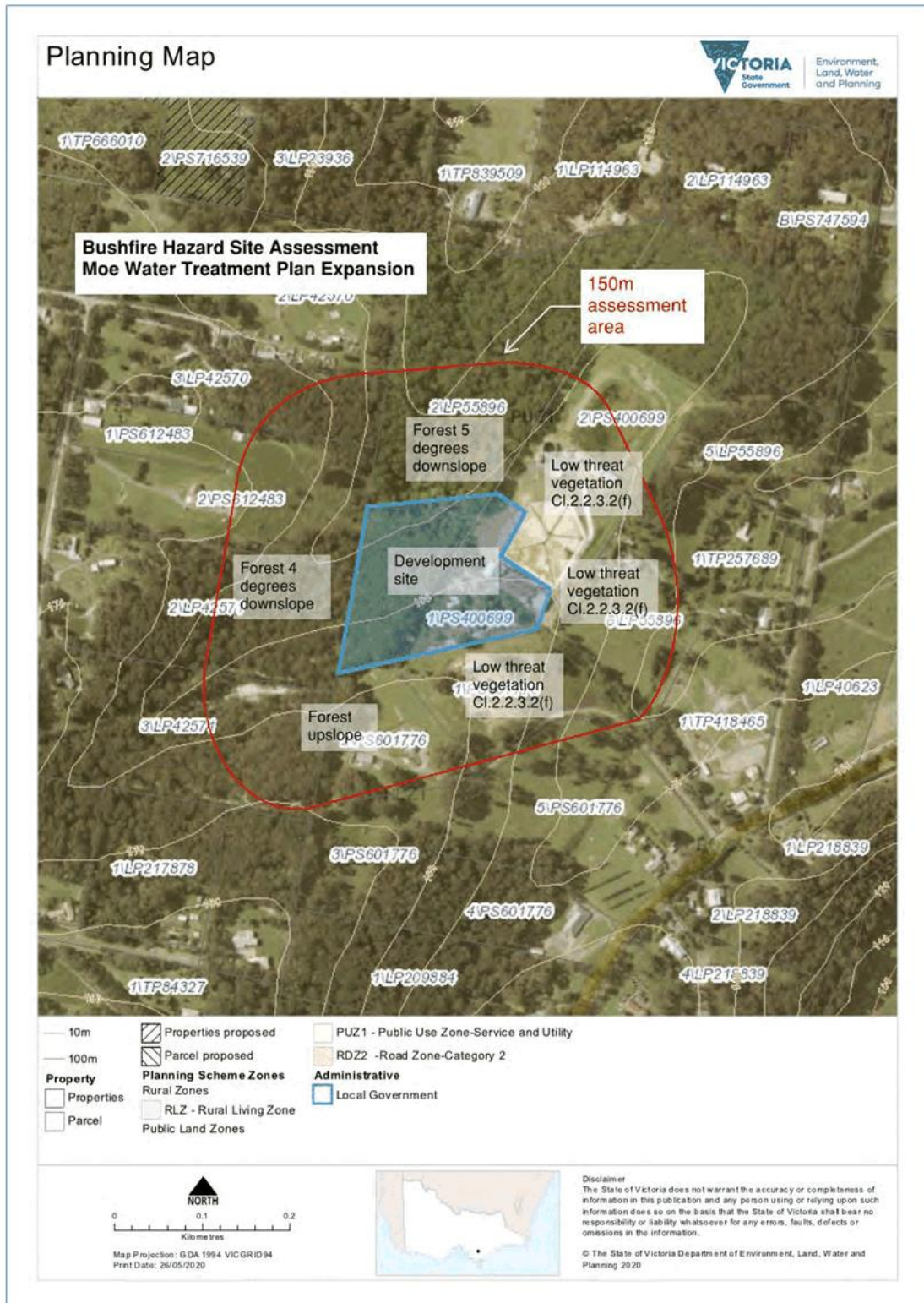


Figure Nine: Bushfire Hazard Site Assessment for the site

**Vegetation Classification: Forest****AS3959:2018 Definition:**

*Open forest or Low open forest – Trees 10-30 m high; 30-70% foliage cover (may include understorey of sclerophyllous low trees and tall scrubs or grass). Typically dominated by eucalypts.*

**Site Description:**

The proposed dwelling has forest with a 4 degree downslope to the west, a 5 degree downslope to the north and upslope to the south-west. The separation of the forest from the access track at the toe of the batter of the basin varies from 5 to 20 metres depending on location. The effect of the forest is to provide radiant heat and ember attack. The radiant heat from any fire other than a low intensity fire will prevent fire suppression vehicles operating on the northern and western sides of the new basin. Increased separation exists around the existing basin. Firefighting vehicles are better positioned within the southern neighbour's land as they will be exposed to a reduced radiant heat (approximately 160 metres of separation), have a clear working space and be close to the infrastructure requiring protection. The easement along the boundary prevents built form, and enables access.



Image – Forest to the west of the parcel to be rezoned, where it will be removed for construction



Image (above) – Forest to the north of the proposed basin, near one of the proposed stockpiles.

Image (below) – The forest interface to the west of the existing basin

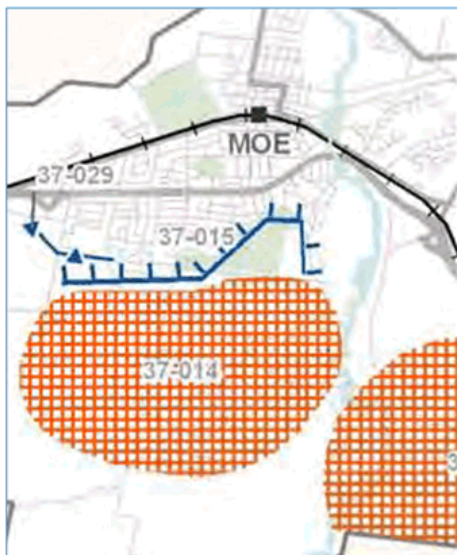


#### 4.6 Other considerations in relation to bushfire

The Regional Bushfire Planning Assessment (RBPA) for the Gippsland Region (2012) provides a high level analysis of locations where the bushfire hazard may impact on planning objectives. The RBPA provides information where a range of land use planning matters intersect with a bushfire hazard to influence the level of risk to life and property from bushfire. This information is required to be used as part of strategic land use and settlement planning at the regional, municipal and local levels.

*“The RBPA is not a statutory planning provision and does not directly translate into planning schemes. However, it complements planning scheme provisions such as the Bushfire Management Overlay (BMO) by providing spatial and qualitative information from a variety of sources which together can inform considerations about where bushfire should be assessed early in the strategic planning process.”* RBPA – Gippsland Region (2012).

Of particular note, the identified area codes of 37-014 and 37-015 relate to the bushfire hazard interface between the land and the Moe Township (**Figure Ten**), and are detailed as:



- 37-014 Moe South - Cluster of medium size rural-residential lots in a rural landscape, with dense and scattered vegetation located throughout. The northern boundary of the settlement interfaces with the Edward Hunter Heritage Reserve.
- 37-015 Moe South - Southern boundary of small residential lots in Moe South interfaces with a bushfire hazard.

Figure Ten: Extract from Latrobe Municipal Map – Map 2 contained in the Regional Bushfire Planning Assessment – Gippsland Region (2012)

Areas that constitute 'BAL-LOW' are provided by the existing residential area north-west in Moe township.

AS 3959:2018 defines that the Bushfire Attack Level shall be classified BAL-LOW where the vegetation is one or a combination of any of the following:

##### 2.2.3.2 Exclusions – Low threat vegetation and non-vegetated areas

The following vegetation shall be excluded from a BAL assessment:

- Vegetation of any type that is more than 100 m from the site
- Single areas of vegetation less than 1 ha in area and not within 100 m of other areas of vegetation being classified vegetation.
- Multiple areas of vegetation less than 0.25 ha in area and not within 20 m of the site, or each

other or of other areas of vegetation being classified vegetation.

- (d) Strips of vegetation less than 20 m in width (measured perpendicular to the elevation exposed to the strip of vegetation) regardless of length and not within 20 m of the site or each other, or other areas of vegetation being classified vegetation.
- (e) Non-vegetated areas, that is, areas permanently cleared of vegetation, including waterways, exposed beaches, roads, footpaths, buildings and rocky outcrops.
- (f) Vegetation regarded as low threat due to factors such as flammability, moisture content or fuel load. This includes grassland managed in a minimal fuel condition, mangroves and other saline wetlands, maintained lawns, golf courses (such as playing areas and fairways), maintained public reserves and parklands, sporting fields, vineyards, orchards, banana plantations, market gardens (and other non-curing crops), cultivated gardens, commercial nurseries, nature strips and windbreaks.

NOTES:

1. Minimal fuel condition means there is insufficient fuel available to significantly increase the severity of the bushfire attack (recognizable as short-cropped grass for example, to a nominal height of 100 mm).
2. A windbreak is considered a single row of trees used as a screen or to reduce the effect of wind on the leeward side of the trees.

Low threat vegetation occurs to the south in the closest rural living lots that have mown lawns and minimal vegetation around their dwellings. There are also non-vegetated areas occupied by houses, roads, and the WTP.

Image (below) – Low threat vegetation (minimal landscaping, hard paved surfaces) around the existing plant.





Image (above) – Low threat vegetation adjacent dwelling to the south

There is no recorded fire history in the immediate area for the vegetation, which is typical given the damp nature of the vegetation and proximity to settlement (**Figure Eleven**).

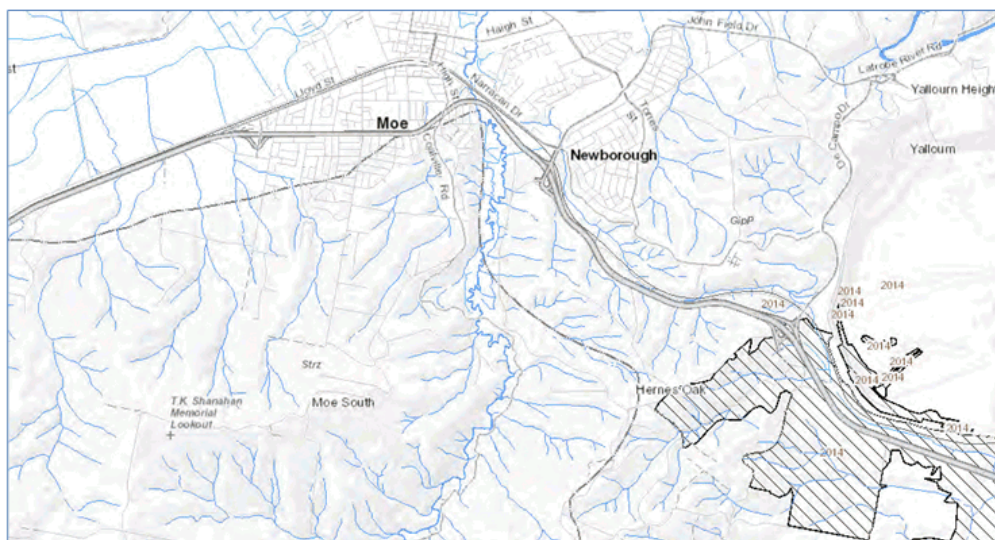


Figure Eleven: Fire history in the nearby area – predominantly the 2014 fire along the Princes Highway (Naturekit, 2020).

#### 4.7 Municipal Fire Prevention Plan

The Municipal Fire Prevention Plan identifies fire risk and the works to be undertaken to mitigate that bushfire risk. The Municipal Fire Prevention Officer should be considered for internal referral when considering applications providing a new use or enhancement of vegetation. In this case, the existing use of the Moe WTP is being extended across an adjacent parcel of land and provides a reduction in the risk of fire by the removal of vegetation to enable the development.

#### 4.8 Surrounding Road network

The site is accessed by a dedicated driveway approximately 298 metres long and extending north-west from Moe South Road. Moe South Road is a main access road through the area.

The site access (top) and the Moe South Road (bottom)





### 4.9 CFA Consultation

On behalf of Gippsland Water, GHD sought preliminary comments on the draft amendment material from CFA. A written response was received from Anne Coxon, Land Use Planning Team Manager, dated 16 December 2019) and contained in Appendix Three. Secondary correspondence was also received from CFA in May 2020 and is also contained in Appendix Three. This report addresses all of CFA’s concerns presented in both items of written correspondence, and provides justification that the proposal should proceed.

Gippsland Water must seek written advice from CFA for ‘fire protection’ to respond to the proposed changes to fire hydrants and the storage and handling of dangerous goods onsite. This requirement is separate from the planning advice, however it is an inherent and integrated part of the site’s operations. The Emergency Plan will require review due to the structural site changes, and Gippsland Water are also advised to seek comment from the Dangerous Goods Unit at CFA with regard to regular review of their emergency plan. All information is available at this link: <https://www.cfa.vic.gov.au/plan-prepare/dangerous-goods>

### 5.0 Development Matters

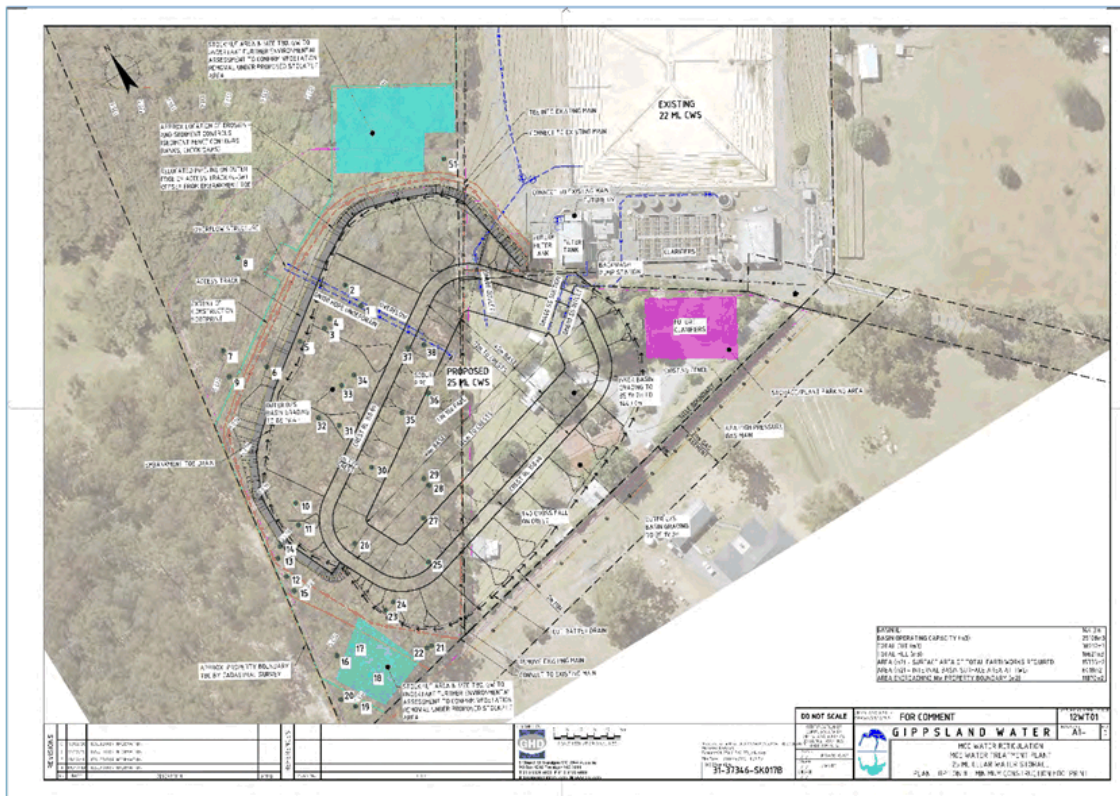


Figure Twelve: Proposed development (also in Appendix Four).

The MWTP expansion (**Figure Twelve**) has the following features that are inherent to its design that are also bushfire mitigation measures:

### 1. Access

A perimeter road is to be established at the toe of the batter between the forest and the basin. This road provides a setback for the development from the vegetation and provides for a 4-5 metre access for firefighting and site vehicles. Due to the radiant heat expected from a fire in the forest vegetation, this road would provide a break to undertake fire prevention works, or for fire suppression of low intensity fires. The road would not be able to be used to suppress medium to high intensity fires. The easement area on the adjacent parcel to the south is the best position to undertake asset protection for a medium to high intensity fire.

### 2. Non-vegetated areas

The presence of the existing WTP to the north provides a large area of non-vegetation, that can be utilised as an area to retreat to, or to establish a firefighting presence to protect the community infrastructure. This is a safer area on-site, and demonstrates the low level of landscaping and typical plant construction that meets the requirements of Gippsland Water's operations – **Figure Thirteen**.

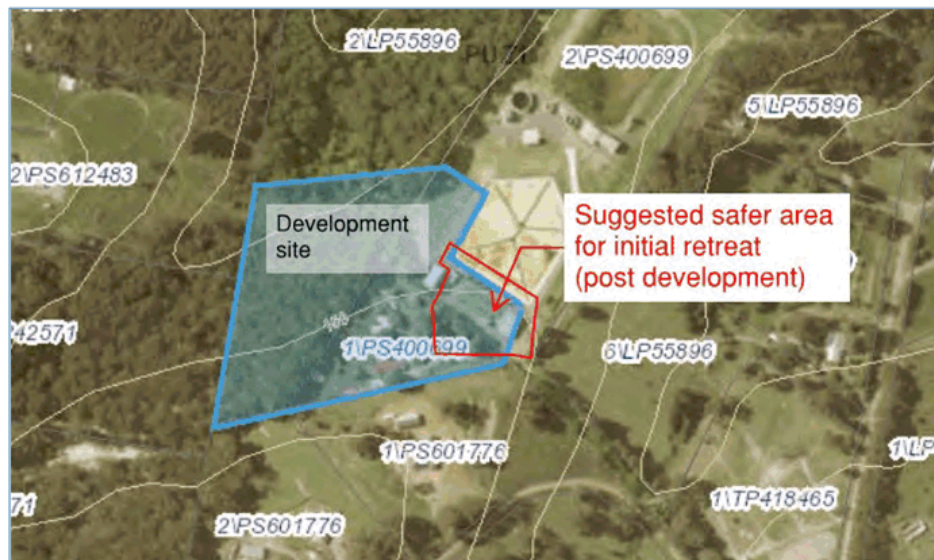


Figure Thirteen – Indicative safer area, subject to further review during revision of site's Emergency Plan (adapted from VicPlan, 2020)

### 3. Separation from the hazard

The proposal increases the separation from the hazard (forest) for the dwelling to the south-east by increasing the separation from approximately 80 metres to approximately 160 metres. Additionally all of the separation distance will be devoid of classified vegetation and managed as 'low threat vegetation' providing a significant reduction in radiant heat exposure and only leaving smoke and ember attack as the threats to the dwelling.

### 4. Siting

The buildings associated with the new basin are located with the greatest separation from the hazard being proximal to the existing buildings. As is usual practice these buildings will be constructed of concrete, masonry and metal with minimal combustible items contained inside and external to the buildings. The immediate surrounds of the buildings will be non-vegetated and all-weather surface providing for ease of maintenance and decreased opportunity for ember attack to ignite them.

#### **5. Water supply**

A water connection point is to be installed on the distribution pipeline which reaches the site from the 1ML Moe South Tank (Full Supply Level 211m AHD) and is received at sufficient pressure and flow to enable firefighting (150m AHD) as shown in Appendix Five. The installation location will be in accordance CFA advice but will be within 4 metres of fire vehicle access. The location will be considered alongside written advice received from CFA with regards to the fire protection requirements for building and dangerous goods. The water supply is guaranteed, and separate from the treatment facility so there is no concern of contamination from firefighting vehicles. This design response is more inherent to normal operations than the provision of static water supply for firefighting.

#### **6. Emergency Planning**

The site already has legislative requirements for emergency planning. As the development will incur a change in the site operations, the emergency plan will be reviewed and will ensure that the operations of the site are refined for days of high fire danger and at times when there is a fire occurrence in the locality. The site already has the ability to be remotely operated and this is acknowledged in the site's existing emergency planning. It is important that Gippsland Water consider the risk of bushfire for its operations, its staff and the dangerous goods kept onsite. A specific Bushfire Management Plan has not been prepared for endorsement as part of planning approvals as there is no permit requirement for the proposal in Clause 44.06 of the Latrobe Planning Scheme. The bushfire mitigation measures are best considered in conjunction with the site's operations and the full emergency management planning process.

#### **7. Landscaping**

The existing site has demonstrated that minimal landscaping is undertaken. The existing row of cypresses on the southern lot being rezoned is proposed to be replaced with 'lily-pilly' (*Acmena smithii*) or similar to provide screening for the dwelling to the south. As the land to the south is mown grass, it is considered to be 'low threat vegetation'. A single row of trees (lily-pillies for example) is appropriate to be planted as a screen and would constitute a 'low threat' or 'excludable' vegetation in AS3959:2018 as they would meet the definition of a windbreak, or similar. GHD have used the 'Plant Selection Key' and the advice in *Landscaping for Bushfire: Garden Design and Plant Selection* (CFA, 2011) to guide the plant choice.

## 6.0 Conclusion

As detailed in the report and provided in more detail in Section 5.0, the proposal is an appropriate response to the bushfire considerations of the Latrobe Planning Scheme. The development design and the application to amend the zone of the southern portion of land, considers its place in the broader context of Moe, the contribution to community of the infrastructure and its local context. The proposal decreases the bushfire risk to the existing residents.

## 7.0 References

AN68 Bushfire State Planning Policy VC140

Blanchi, R., Lucas, C., Leonard, J., & Finkele, K. (2010). Meteorological conditions and wildfire-related house loss in Australia. *International Journal of Wildland Fire*, 19(7), 914-926.

CFA (2011) *Landscaping for Bushfire: Garden Design and Plant Selection*.

[https://www.cfa.vic.gov.au/documents/20143/72271/landscaping\\_for\\_bushfire.pdf/1c6084e1-159e-a820-b0b3-6dc077e661c0](https://www.cfa.vic.gov.au/documents/20143/72271/landscaping_for_bushfire.pdf/1c6084e1-159e-a820-b0b3-6dc077e661c0)

GHD (2020) *Strategic Assessment Report: Moe Water Treatment Plant Expansion Proposed Planning Scheme Amendment and S96A Planning Permit Application for Gippsland Water*.

Standards Australia (2018) *Construction of Buildings in Bushfire Prone Areas*. Standards Australia, North Sydney, NSW.

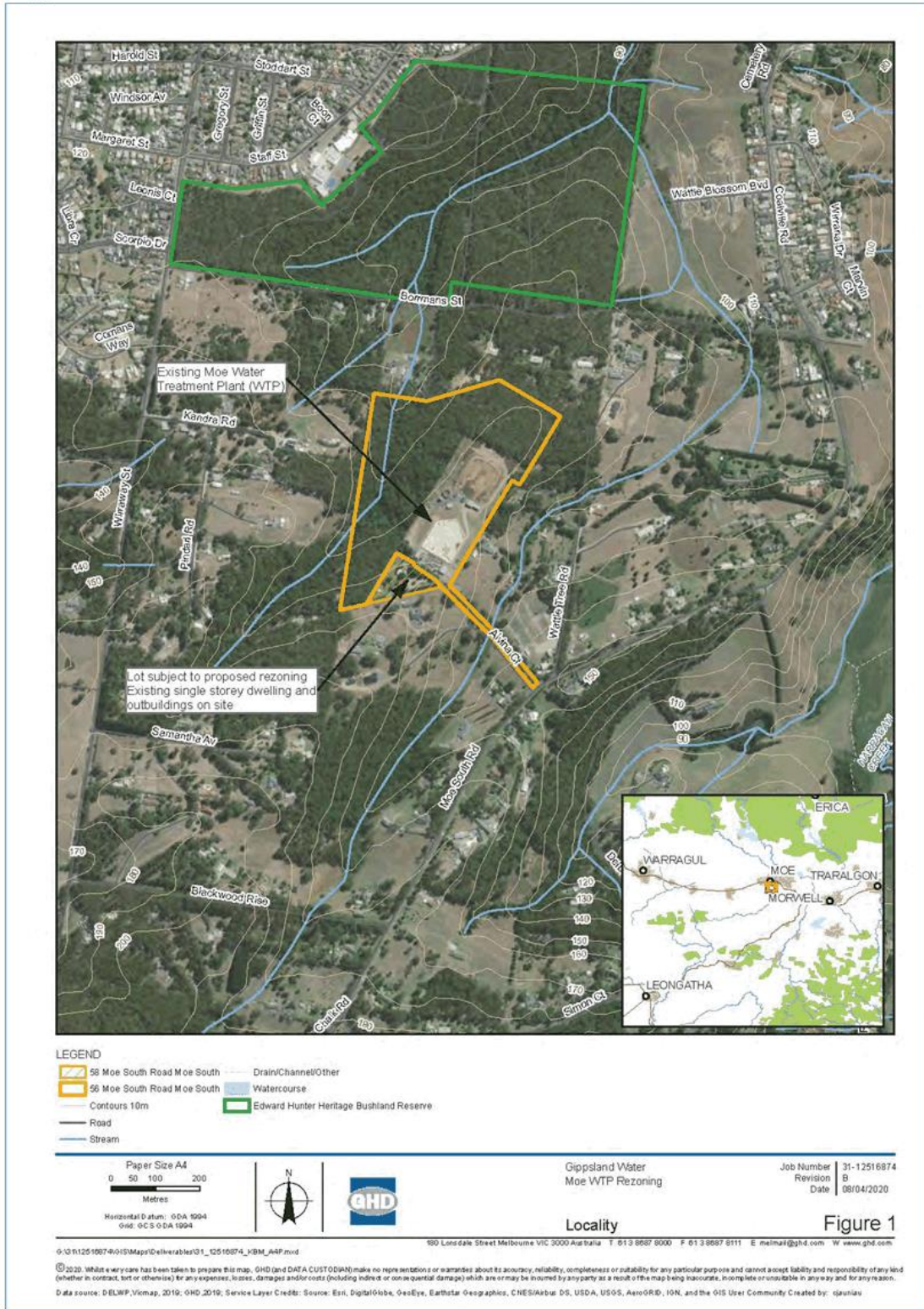
The State of Victoria Department of Environment, Land, Water and Planning (2017) *Planning Permit Applications Bushfire Management Overlay – Technical Guide*.

The State of Victoria Department of Planning and Community Development (2012) *Regional Bushfire Planning Assessment – Gippsland Region*.

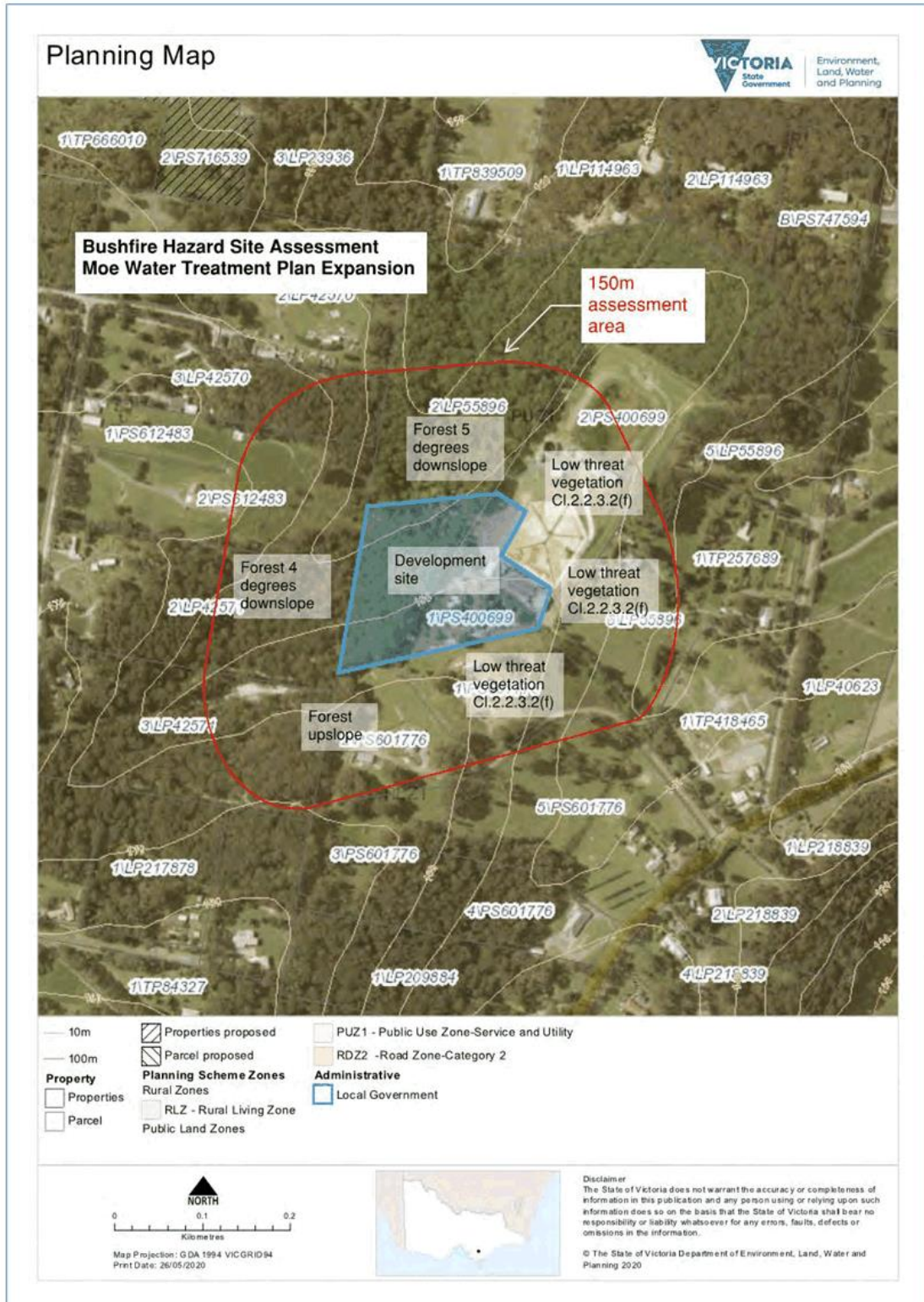
The State of Victoria Department of Transport, Planning and Local Infrastructure (2014) *Planning Practice Note 64 – Local Planning for Bushfire Protection*. Victorian Government, Melbourne.

The State of Victoria Department of Transport, Planning and Local Infrastructure (2013) *Planning Advisory Note 46: Bushfire Management Overlay Mapping Methodology and Criteria*. Victorian Government, Melbourne.

Appendix One – Location Plan




Appendix Two – Bushfire Hazard Site Assessment



## Appendix Three – CFA preliminary comments

Patron: The Honourable Linda Dessau AM, Governor of Victoria

**Fire Safety Referrals**  
**Fire & Emergency Management**  
Email: [firesafetyreferrals@cfa.vic.gov.au](mailto:firesafetyreferrals@cfa.vic.gov.au)  
Telephone: 03 9262 8578



**Our Ref:** 27000-441254-96092

16 December 2019

Katrina Lee  
GHD  
LVL 18180 Lonsdale Street  
MELBOURNE VIC 3000

Dear Katrina

**PRELIMINARY COMMENTS ON DRAFT AMENDMENT MATERIAL**

**Proposal:** Rezone Moe Treatment Plan to Public Use Zone / Buildings and works  
**Location:** 58 Moe South Road Moe South

Thank you for providing some preliminary material and seeking to meet with CFA to discuss the future rezoning of the land and additional buildings and works at the site.

Following on from our discussion last week and to assist in further preparation of relevant material, CFA can provide the following preliminary advice for your consideration:

- It is likely that CFA would support the rezoning of the land to Public Use Zone/ buildings and works at the site, subject to the inclusion of an appropriate response to bushfire.
- The proposal may seek to consider:
  - Including an area of managed vegetation adjacent the site boundaries that have an immediate interface with a bushfire hazard. These areas could include fire access tracks to enable easier and safer fire fighting on the site.
  - Ensure new vegetation to be planted on the site is provided in accordance with defensible space requirements (these can be found in Table 6 of Clause 53.02).
  - Design and site buildings to respond to the bushfire risk.
  - Minimising and managing vegetation around buildings, it is recommended that this concept be applied to the whole site, including existing buildings. From the aerial images, it appears that this is already being undertaken.
  - Provide a static water supply to assist in the protection of buildings on the site in the event of a fire. Using the water within the basins on the site is unlikely to be suitable for fire fighting, given the location of the water and potential for contamination to the drinking water supply. A 40,000 litre static water supply is recommended.
  - Ensuring a bushfire emergency management plan is developed to manage staff on the site and what to do to protect the infrastructure in the event of a bushfire. Gippsland Water may already have a plan in place that could form part of the information incorporated into the

future application to demonstrate that this has been done (it may need amendment to cater for any change at the site).

- The amendment documentation and explanatory report should address policy at Clause 13.02-1S. CFA recognises that an application like this one is likely to be a little more difficult to interpret in the context of the current policy and we have therefore provided more commentary than would be typical to assist in developing an appropriate policy response. CFA would recommend the inclusion of a bushfire report that includes information that considers the following:
  - Landscape bushfire risk (i.e. include a description of the bushfire risk beyond the site – information to assist you to develop a bushfire landscape assessment can be found in the DELVWP Technical Guide for BMO applications. Whilst it is not a strategic assessment guideline, it is a useful tool to be able to refer to if you are not familiar with bushfire landscape assessments).
  - Alternative locations – Clause 13.02-1S includes consideration around settlement growth and alternative locations. CFA recommends that you include some discussion around the site and its context and importance as a community asset. Similar to that which you have provided in the table in your earlier email.
  - Availability of safer areas – Again, this type of proposal does not fit easily into the policy assessment, however, it would be beneficial for the amendment material to identify access and egress routes in the event of an emergency and identify what people at the site will do in the event of a bushfire (this is likely to link back to the required emergency management plan).
  - Site based exposure – Clause 13.02-1S identifies radiant heat exposure benchmarks for new development – this will not be applicable to the buildings and works on the site. However, it is recommended that the amendment material identify that siting, construction and building design has been considered and will reasonably respond to the bushfire risk, also what is being done around the site/buildings to manage and minimise risks i.e. link to the need to manage vegetation and that this will be done to defensible space standards. Locking in the management of vegetation should also be addressed i.e. will it form part of a maintenance plan at Gippsland Water, will a vegetation management plan be developed?
  - Areas of high biodiversity – CFA recommends that this be addressed in the report, although this is not an issue for CFA to comment on, it is still a relevant policy consideration under Clause 13.02-1S.
  - No increase in risk and Community Resilience – Include some information that captures all the bushfire protection measures being used and identify the strategic importance of the asset, including that it is located adjacent areas of hazard and will act as a buffer to more sensitive uses.

CFA apologises that we were not able to facilitate a meeting before Christmas however we welcome the opportunity to discuss the proposal in more detail in the new year and once some more detailed amendment material becomes available.

Yours sincerely



Anne Coxon  
Land Use Planning Team Manager  
Fire & Emergency Management



Patron: The Honourable Linda Dessau AM, Governor of Victoria



**Fire Safety Referrals**  
**Fire & Emergency Management**  
Email: [firesafetyreferrals@cfa.vic.gov.au](mailto:firesafetyreferrals@cfa.vic.gov.au)  
Telephone: 03 9262 8578

**Our Ref:** 27000-441254-99535  
**Telephone:** 9262 8578  
**Council Ref:** C124

13 May 2020

Karen Egan  
Latrobe City Council  
P OBox 264  
MORWELL VIC 3840

Dear Karen

#### LETTER OF ADVICE

**Proposal:** PRELIMINARY COMMENT AMENDMENT C124  
**Location:** Moe Water Treatment Plant - 58 & 56 Moe South Road Moe South

Thank you for your email raising matters you wish to discuss with CFA in relation to the proposed Moe Water Treatment Plant Upgrade. This feedback is intended to assist in the Bushfire response for your request under Section 96A of the Planning and Environment Act 1987 to the rezone land and upgrade of the Moe Water Treatment Plant. This feedback responds to an email from GHD on CFA dated 7 April 2020 and a request from Latrobe Council to provide preliminary advice on the application. C

CFA provided preliminary advice to GHD (Katrina Lee) on 16 December 2020. Information considered included a draft locality plan (Figure 1, Job No 31-12516874, Rev A, Date 22/11/2019), Land Tenure Plan (Figure 2, Job No. 31-12516874, Rev A, Date: 24/11/2019) and draft Functional Design Drawings (Job No 31-37346-G001, Co02, , 12WTO1, Drawing No A1, 22/11/19). CFA's response is included as Appendix 5 in the submitted Strategic Assessment Report (GHD, April 2020).

CFA can provide the following additional comments on the proposed Amendment / Planning Permit Application:

- No landscape or bushfire hazard site assessment has been prepared in support of the application. Rather the proposal includes permit conditions that seek to defer the provision of bushfire assessment and the provision of bushfire protection measures to the development phase of the proposal. Given the priority afforded the bushfire under Clause 714.02-3 and 13.02-1S, CFA strongly recommends that a bushfire assessment is prepared as part of this application and that a separate bushfire management plan is prepared that includes all of the proposed bushfire protection measures that are proposed or recommended by CFA.
- The addition of access tracks between the proposed works and established vegetation is noted within the application material. Unfortunately, it is difficult to

Protecting lives and property

[cfa.vic.gov.au](http://cfa.vic.gov.au)

Patron: The Honourable Linda Dessau AM, Governor of Victoria



**Fire Safety Referrals**  
**Fire & Emergency Management**  
 Email: [firesafetyreferrals@cfa.vic.gov.au](mailto:firesafetyreferrals@cfa.vic.gov.au)  
 Telephone: 03 9262 8578

determine the width of the access and whether it is appropriate for fire appliances. The width of the access track should be a minimum of 3.5m wide with a clearance of 4m above the access. This should form part of the conditions and be shown a separate bushfire management plan.

- Access to the site from 56 Moe South Road should ensure that it is designed in accordance with the following requirements, unless otherwise agreed in writing by the relevant fire authority:
  - Curves must have a minimum inner radius of 10m.
  - The average grade must be no more than 1 in 7 (14.4 per cent) (8.1 degrees) with a maximum of no more than 1 in 5 (20 per cent) (11.3 degrees) for no more than 50m.
  - Have a minimum trafficable width of 3.5m of all-weather construction.
  - Be clear of encroachments for at least 0.5m on each side and 4m above the accessway.
  - Dips must have no more than a 1 in 8 (12.5 per cent) (7.1 degrees) entry and exit angle.
  - Incorporate a workable area for fire fighting vehicles close and near buildings.
  - Incorporate a turning circle for fire fighting vehicles to be able to exit the site in a forwards direction.
  - Incorporate passing bays at least every 200m which must be at least 20m long and have a minimum trafficable width of 6m.
- The proposal seeks to use the treated reticulated water mains at the Moe Water Treatment Plant in the event of a fire in lieu of a 40,000 litre static water supply. CFA offers no objection to appropriate CFA fittings be added to the current connection to the reticulated system or a supplementary hydrant or system of hydrants at the site. However, a separate 40,000 litre static water supply is strongly encouraged at the site that meets the following requirements:
  - Is shown on a bushfire management plan prepared for the site.
  - Is stored in an above ground water tank constructed of concrete or metal.
  - All fixed above-ground water pipes and fittings required for fire fighting purposes must be made of corrosion resistant metal.
  - Include a separate outlet for occupant use.
  - Incorporate a ball or gate valve (British Standard Pipe (BSP) 65mm) and coupling (64 mm CFA 3 thread per inch male fitting).
  - Be located within 60 metres of the outer edge of the approved building.
  - The outlet/s of the water tank must be within 4m of the accessway and be unobstructed.
  - Be readily identifiable at the site entrance and signed within the site.
  - Any pipework and fittings must be a minimum of 65 mm (excluding the CFA coupling).
- The application is not clear on the extent or area of defendable space proposed to reduce bushfire risk. CFA recommends that the application clearly show the area of the site to be maintained in accordance with defendable space, being the following requirements:
  - Grass must be short cropped and maintained during the declared fire danger period.

Protecting lives and property

[cfa.vic.gov.au](http://cfa.vic.gov.au)

Patron: The Honourable Linda Dessau AM, Governor of Victoria



**Fire Safety Referrals**  
**Fire & Emergency Management**  
Email: [firesafetyreferrals@cfa.vic.gov.au](mailto:firesafetyreferrals@cfa.vic.gov.au)  
Telephone: 03 9262 8578

- All leaves and vegetation debris must be removed at regular intervals during the declared fire danger period.
  - Within 10 metres of a building, flammable objects must not be located close to the vulnerable parts of the building.
  - Plants greater than 10 centimetres in height must not be placed within 3m of a window or glass feature of the building.
  - Shrubs must not be located under the canopy of trees.
  - Individual and clumps of shrubs must not exceed 5 sq. metres in area and must be separated by at least 5 metres.
  - Trees must not overhang or touch any elements of the building.
  - The canopy of trees must be separated by at least 5 metres.
  - There must be a clearance of at least 2 metres between the lowest tree branches and ground level.
- Given the surrounding level of bushfire risk, particularly vegetation located on to the west and south west of the site, a canopy separation of 5m is encouraged. This may be viewed subject to justification in the bushfire assessment.
  - The drawings show two stockpile areas. It is unclear what will be stored in these stockpile areas. These areas should avoid stockpiling dangerous or hazardous material or other highly flammable objects, unless agreed with CFA's Dangerous Goods Team prior to the exhibition of the amendment. A higher level of vegetation management and clearing around these areas may be required depending on what will be stockpiled.
  - CFA's previous advice, letter dated 16 December 2019, regarding the inclusion of a bushfire report and suggested matters to be considered is still supported.
  - CFA requests a fully copy of the application be provided.

CFA looks forward to reviewing the vegetation management plan and bushfire report once it has been prepared. Please do not hesitate to contact Luci Johnston on 9262 8672 if you would like to discuss this matter in more detail.

Yours sincerely

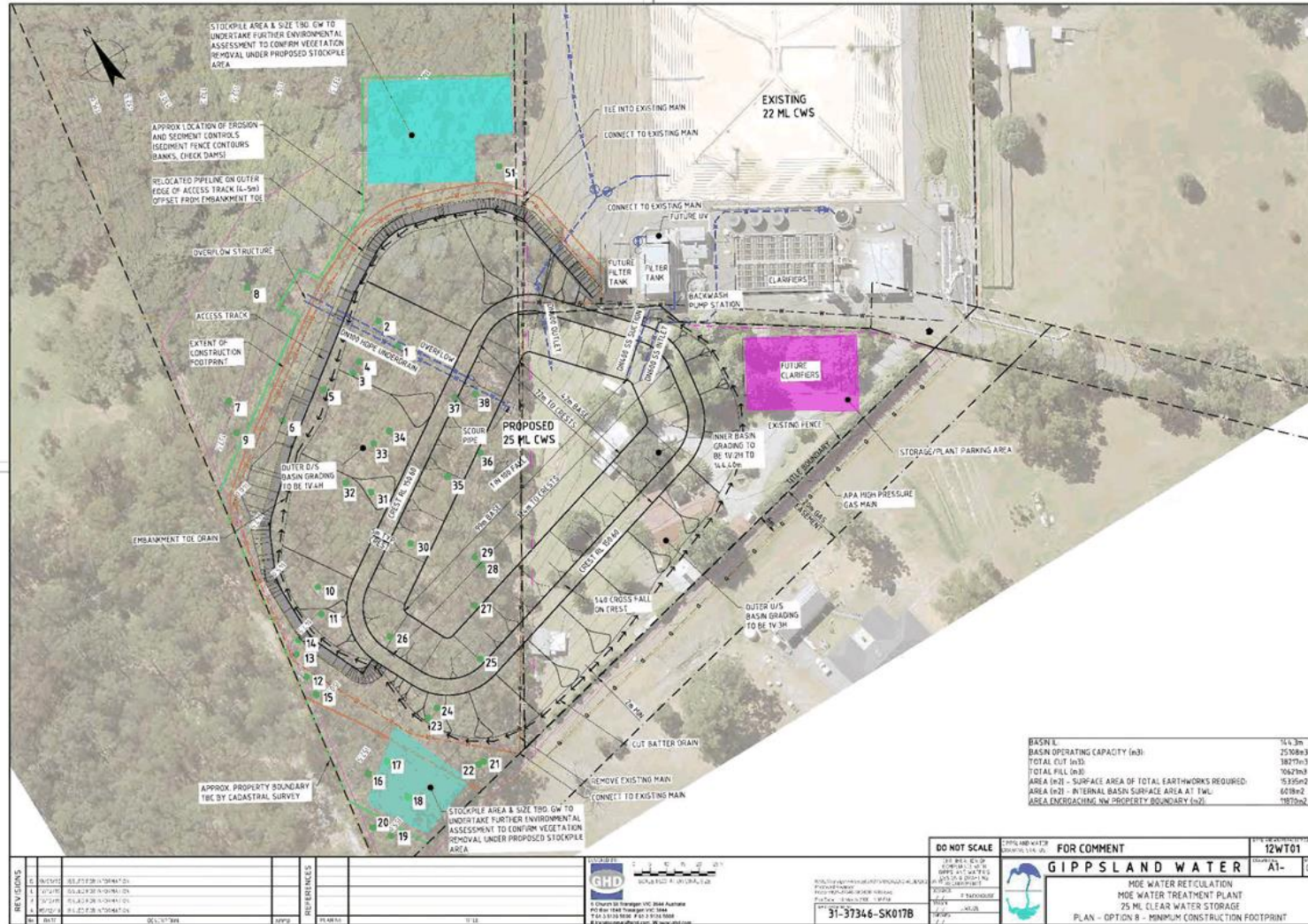
**Anne Coxon**  
**Land Use Planning Team Manager**  
**Fire & Emergency Management**

C.C Katrina Lee  
GHD  
[Katrina.lee@ghd.com](mailto:Katrina.lee@ghd.com)

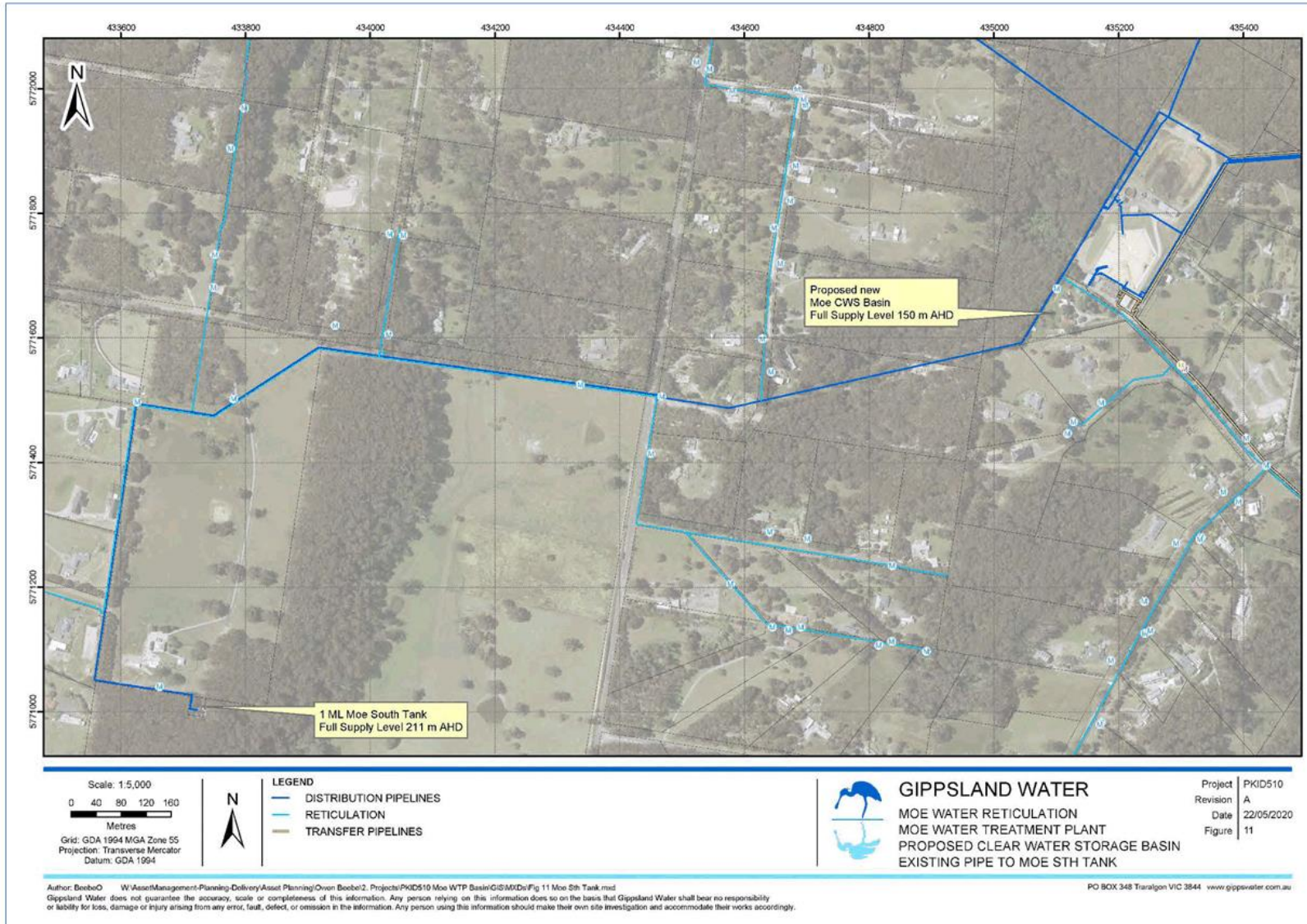
Protecting lives and property

[cfa.vic.gov.au](http://cfa.vic.gov.au)

Appendix Four – Proposed Construction Plan



Appendix Five – Supply of water for firefighting



## **Appendix H – Consultation documentation**



Essential.  
For life.

10 March, 2020

Philip Buckton  
25 PINDARI ROAD, MOE 3825

Dear Philip,

**Proposed Water Storage Basin at Moe Water Treatment Plant Planning Scheme Amendment**

Gippsland Water recently purchased the property at 58 Moe South Road with the intention of constructing a new water storage basin. The proposed water storage basin is required to increase the water supply contingency of the Moe/Newborough system, and to also ensure there is adequate storage for future developments.

The property at 58 Moe South Road is currently designated as RLZ3, which is defined as a Rural Living Zone – Schedule 3. For us to construct the new water storage basin Gippsland Water requires a Planning Scheme Amendment to change the current zone of RLZ3 to PUZ1 (Public Use Zone – Schedule 1). As the proposed construction borders your property, the Latrobe City Council (LCC) and the Department of Environment, Land, Water and Planning (DELWP) have requested we attain your approval for the planning scheme amendment.

In addition to the Planning Scheme Amendment to rezone the land from RLZ3 to PUZ1, the project will involve the removal of native vegetation, and this will require a Planning Permit for Native Vegetation Removal issued by the LCC.

We have commenced a detailed flora and fauna assessment for the project to determine the extent/type of native vegetation that may be impacted by the project. We will also conduct cultural heritage assessments to determine whether or not we need a detailed Cultural Heritage Management Plan for the project, and whether we need to recover any cultural heritage artefacts.

Gippsland Water is intent on minimising as much native vegetation removal as possible, which is one of the reasons why we have purchased the property at 58 Moe South Road to construct part of the water storage basin over.

The environmental assessment that is currently underway will determine what offsets Gippsland Water are required to obtain as a result of these native vegetation losses.

We are seeking your written approval stating that you have no objection to the rezoning of 58 Moe South Road from RLZ1 to PUZ1 and that you have no objection for the planning permit for the removal of the native vegetation required to construct the water storage basin.

Therefore we have attached a letter and self-addressed envelope for your signature and any comments you might have. Also attached are plans showing the location of the proposed water storage basin in relation to your property, and concept design plans showing the proposed water storage basin in more detail.

P 1800 050 500 F (03) 5174 0103 [Interpreter service](#) 131 450 TTY 1800 555 677 E [contactus@gippswater.com.au](mailto:contactus@gippswater.com.au)  
A 55 Hazelwood Road, Traralgon, VIC, 3844 ABN 75 830 750 413 [www.gippswater.com.au](http://www.gippswater.com.au)



Essential.  
For life.

If you have any questions please do not hesitate to contact myself on 5177 4728, 0427 314 144, or via email at [paul.young@gippswater.com.au](mailto:paul.young@gippswater.com.au)

Yours faithfully,

Paul Young  
**MANAGER ASSET PLANNING**

Attachments:

1. Locality plan showing your property and the proposed location of the proposed water storage basin
2. Concept design drawing of the likely basin
3. A letter for your signature and comment if you have no objections to the native vegetation removal, and the rezoning, such that we can construct this vital infrastructure





Essential. For life.

ATT: Paul Young, Manager Asset Planning

We / I

PHILIP BUCKTON

The owner(s) of the following address:

25 Pindari Road, Moe South

Do not object  Object  (tick one)

To the rezoning of 58 Moe South Road from Rural Living Zone - Schedule 3 to Public Use Zone - Schedule 1.

Any comments:

Signed:

[Signature]

Do not object  Object  (tick one)

To the planning permit for native vegetation removal on 56 Moe South Road for the construction of a new water storage basin.

Any comments:

Signed:

[Signature]







Essential. For life.

ATT: Paul Young, Manager Asset Planning

We/I JAMES GRIMM

The owner(s) of the following address:

21 PINDARI RD MOE SOUTH

Do not object  Object  (tick one)

To the rezoning of 58 Moe South Road from Rural Living Zone - Schedule 3 to Public Use Zone - Schedule 1.

Any comments:

Signed: [Signature]

Do not object  Object  (tick one)

To the planning permit for native vegetation removal on 56 Moe South Road for the construction of a new water storage basin.

Any comments:

Signed: [Signature]

CP/20/22247



Essential. For life.

ATT: Paul Young, Manager Asset Planning

We W

JOSEPH DICKASON, GRACE DICKASON

The owner(s) of the following address:

30 ALVINA CRT  
MOE STH. 3825  
VIC.



Do not object  Object  (tick one)

To the rezoning of 58 Moe South Road from Rural Living Zone - Schedule 3 to Public Use Zone - Schedule 1.

Any comments:

- \* IF ASBESTOS IS PRESENT AT DEMOLITION SITE APPROPRIATE PRECAUTIONS SHOULD BE UNDERTAKEN.
- \* IF ANY PERMANENT LIGHTING, TO BE KEPT WITHIN SITE.
- \* REMOVE CYPRESS TREES ON BORDER & REPLACE WITH 3METRE MAH (APPROX) LILYPILLY
- \* AT THE COMPLETION OF PROJECT, PROFESSIONAL CLEANING OF SOLAR PANELS & GUTTERS (SHED & HOUSE) & WINDOWS

Signed:

- \* IF ANY MULCHING & CHIPPING TO BE DONE WITH VEGETATION REMOVAL WE REQUEST SOME TRUCK LOADS.

Do not object  Object  (tick one)

To the planning permit for native vegetation removal on 56 Moe South Road for the construction of a new water storage basin.

- \* ALVINA CRT & G.W. DRIVEWAYS ABUT EACH OTHER, COULD THE SEALED ENTRANCES ANY COMMENTS: BE KEPT PROPERLY MAINTAINED DURING THIS PROJECT.

- \* IF ANY MULCHING & CHIPPING TO BE DONE WITH VEGETATION REMOVAL WE REQUEST SOME TRUCK LOADS TO ABOVE ADDRESS.
- \* NEW LILYPILLY SCREEN TO EXTEND TO AREA OF EXISTING LARGE MAPLE TREE AT EXISTING HOUSE SITE.
- \* KEEP NOISE & FUGITIVE DUST TO MINIMUM IF POSSIBLE.

Signed:

[Signatures]

CP/20/21946



Essential. For life.

ATT: Paul Young, Manager Asset Planning

We / I

George Anthony & Paula Jane Hallinan

The owner(s) of the following address:

38 Alvinia ct  
Moe South Vic 3825

Do not object  Object  (tick one)

To the rezoning of 58 Moe South Road from Rural Living Zone - Schedule 3 to Public Use Zone - Schedule 1.

Any comments:

Signed:

[Handwritten signatures]

Do not object  Object  (tick one)

To the planning permit for native vegetation removal on 56 Moe South Road for the construction of a new water storage basin.

Any comments:

Signed:

[Handwritten signatures]

8th April 2020

**Edward Hunter Heritage Bush Reserve Committee of Management (EHHBR CoM)**

**Response to the New Treated Water Storage Basin Proposal at the Gippsland Water Moe Water Treatment Plant**

Proposal for construction of a 25ML storage basin to be located within newly acquired residential land (58 South Moe Road) adjacent to the SW region of the existing Treated Storage Basin (22ML)

The EHHBR CoM raised a series of queries for the video conference, organised via Sean-Paul Smith (LCC Env Co-Ord), the summary and responses of which is found below:

1. The EHHBR CoM supports the project in principle as the project is necessary to provide future community water supply reliability and increased capacity.
2. The local environment is actually impacted to some extent as the proposed offsets will occur elsewhere. GW has advised there's an offset bank totaling 650 hectares in Sunny Creek, which is the closest in type of vegetation.
3. At request of CoM, GW has indicated they can supply
  - o The flora and fauna assessment within the construction zone, as the listing may provide increased knowledge re the EHHBR.
  - o The Cultural Heritage Management Plan results for this location; even though previous site works have disturbed this region, we have oral anecdotal comments that the designated waterway was at times occupied up until the mid-1950s.
4. The erosion controls during construction of the new basin need to be exceedingly generous. The CoM regularly samples water quality entering the EHHBR Reserve from the minor water course on the West side and on the designated waterway on the East side of the MWTP. We relayed our past experience with poor controls during the construction of a dam in the paddock to the east of the Reserve which resulted in over 20 exceedances. GW have assured the committee that erosion controls are being held to a standard exceeding that set by the EPA, with active management of contractors and an expanded environmental management team to be able to take proactive management of these kinds of aspects of the project.
5. At our request, GW has agreed the CoM can visit the site (when appropriate) particularly to gain an understanding of the process associated with release of water into the minor watercourse on the west side of the MWTP and any possible changes in the future.
6. GW agreed that the CoM can also have access to any reports associated with Powerful Owls in the MWTP area.
7. GW have agreed that there might be some consideration of seeds taken from the Eucalyptus Strzeleckii trees on the site, as the CoM is interested in maintaining the genetic diversity of the trees in the area
8. In addition, a constructive opening discussion was made of the utility of water discharge to the Reserve, particularly given the importance to the gully through which water is currently flowing from the general vicinity of the water treatment plant.

**Bruce King (chairperson)**

**Greg Mitchell (secretary/treasurer)**

**Julie Murray (member)**

## **Appendix I – Draft permit conditions**



## Moe WTP Expansion Draft Permit Conditions

### *For development of a clear water storage basin and associated removal of native vegetation.*

#### Amended Plans R required

1. Before the development starts, amended plans to the satisfaction of the responsible authority must be submitted to and approved by the responsible authority. When approved, the plans will be endorsed and will then form part of the permit.

The plans must be drawn to scale with dimensions and three copies must be provided. The plans must be generally in accordance with the plans submitted with the application but modified to show:

- a) Vegetation to be removed and retained in the context of the final layout of proposed works, including Tree Protection Zones where required;
- b) Any bushfire protection measures proposed in the *Strategic Assessment Report (May 2020)* and *Bushfire Assessment (May 2020)* submitted for the project.
- c) Additional details of car parking areas including surface materials proposed and if the car parking areas are to be temporary or permanent;
- d) Sections and elevations of the basin and associated works;
- e) Any noise mitigation measures recommended in the *Operational Noise Assessment (May 2020)* submitted for the project.

#### Permit Conditions Notification and Compliance

2. Before works start, the permit holder must inform and instruct all persons undertaking the vegetation removal or works on site about permit conditions and the need to comply with all statutory requirements or approvals.

#### Endorsed Plans Not Altered

3. The development as shown on the endorsed plans must not be altered without the written consent of the Responsible Authority.

#### General Amenity

4. The development must be managed so that the amenity of the area is not adversely affected by the emission of noise, artificial light, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil.

#### Noise Control

5. Noise levels emanating from the land must comply with the requirements of the Environment Protection Authority's Information Bulletin No. N3/89 *Interim Guidelines for Control of Noise from Industry in Country Victoria*

#### Landscape Plan

6. Before the development starts, a landscape plan to the satisfaction of the responsible authority must be submitted to and approved by the responsible authority. When approved, the plan will be endorsed and form part of the permit. The plan must be drawn to scale with dimensions, north point and scale and three copies must be provided. The plan must show:

- a) a planting schedule of all proposed trees, shrubs and ground covers, including botanical names, common names, pot sizes, sizes at maturity, and quantities of each plant and their location on the site
  - b) all species selected must be of low fire risk, not likely to become environmentally invasive to the satisfaction of the responsible authority and the Country Fire Authority.
7. Before the use of the development starts or by such later date as is approved by the responsible authority in writing, the landscaping works shown on the endorsed plans must be carried out and completed to the satisfaction of the responsible authority.
  8. Landscaping to provide visual screening must be provided along the eastern part of the southern boundary of 58 Moe South Road, Moe South in general accordance with *Figure 3 Site Context and Design Response Plan* of the Strategic Assessment Report.
  9. The landscaping shown on the endorsed landscape plan must be maintained to the satisfaction of the responsible authority, including that any dead, diseased or damaged plants are to be replaced.

#### Construction Environmental Management Plan

10. Before any works begin, a Construction Environmental Management Plan to the satisfaction of the Department of Environment, Land, Water and Planning must be submitted to and approved by the Responsible Authority. When approved, the plan will be endorsed and will form part of this permit. The plan must include:
  - a) A detailed description of the measures to be implemented to:
    - i. protect the native vegetation to be retained during construction works, which must include the erection of a native vegetation protection fence around all native vegetation to be retained on site, including tree protection zones of all native trees to be retained. All tree protection zones must comply with *AS 4970-2009 Protection of Trees on Development Sites*.
    - ii. avoid or minimise impacts to all ecological values of the subject land, including but not limited to details of measures:
      - a. to be implemented to prevent adverse impacts on any aquatic habitat and waterways during the construction period (sediment control measures)
      - b. to prevent contaminants (e.g. oils, chemicals) from entering any aquatic habitat or waterways as a result of accidental spills
      - c. to implement a weed/disease/pest hygiene measures that prevents the spread of existing and/or introduction of new weeds, diseases or pests to the site. This must include, but is not limited to:
        - wash down and inspection of vehicles, machinery and boots before entering/leaving the site
        - control of existing weeds including measures for accurate identification
        - weed control methods that do not have adverse impacts on native vegetation to be retained, frogs, aquatic species and habitat or areas of poor drainage.

These measures must include details of the person/s responsible for implementation and compliance.

- b) an amended site plan, drawn to scale with dimensions and georeferences (such as VicGrid94 co-ordinates) at a landscape and site level, that clearly shows:
  - i. the location and identification of the land affected by this permit, including standard parcel identifiers for freehold land
  - ii. the location and area of all native vegetation present, including scattered trees, that are permitted to be removed under this permit
  - iii. all areas of native vegetation to be retained
  - iv. buffers or set back areas from construction impact zones that include the tree and vegetation protection zones of all native vegetation to be retained. Tree protection zones must accord with AS 4970—2009 *Protection of trees on development sites*.

#### Native vegetation to be retained

- 11. Within the area of native vegetation to be retained and any tree protection zone associated with the permitted use and/or development, the following is prohibited:
  - a) any vehicle or pedestrian access, trenching or soil excavation, and
  - b) storage or dumping of any soils, materials, equipment, vehicles, machinery or waste products, and
  - c) entry or exit pits for underground services, and
  - d) any other actions or activities that may result in adverse impacts to retained native vegetation.

#### Removal of vegetation

- 12. The native vegetation permitted to be removed, destroyed or lopped under this permit is 1.854 hectares of patch native vegetation including 44 large trees, with a strategic biodiversity score of 0.531.
- 13. All vegetation removal works must be in accordance with the endorsed plan(s) to the satisfaction of the Responsible Authority.
- 14. Vegetation removal and disposal must not cause damage to vegetation stands to be retained and to drainage lines and/or watercourses.
- 15. Felled timber containing hollows must be retained and located on-site to the satisfaction of the responsible authority upon the advice of the Department of Environment, Land, Water and Planning.

#### Native vegetation offsets

- 16. To offset the removal of 1.854 hectares of native vegetation including 44 large trees, the permit holder must secure the following native vegetation offset in accordance with the Guidelines for the removal, destruction or lopping of native vegetation (DELWP 2017):
  - a) A general offset of 1.481 general habitat units:
    - i. located within the West Gippsland Catchment Management Authority boundary or Latrobe City Council municipal district
    - ii. with a minimum strategic biodiversity score of at least 0.413.

The offsets secured must also protect 44 large trees.

17. Before any native vegetation is removed, evidence that the required offset for the project has been secured must be provided to the satisfaction of the Responsible Authority. This evidence must be one or both of the following:
  - a) An established first party offset site including a security agreement signed by both parties, and a management plan detailing the 10 year management actions and ongoing management of the site, and/or
  - b) credit extract(s) allocated to the permit from the Native Vegetation Credit Register.
18. A copy of the offset evidence will be endorsed by the responsible authority and form part of this permit. Within 30 days of endorsement of the offset evidence by the responsible authority, a copy of the endorsed offset evidence must be provided to the Department of Environment, Land, Water and Planning at the Traralgon regional office via [Gippsland.Planning@delwp.vic.gov.au](mailto:Gippsland.Planning@delwp.vic.gov.au).
19. Where the offset includes a first party offset(s), the permit holder must provide an annual offset site report to the responsible authority by the anniversary date of the execution of the offset security agreement, for a period of 10 consecutive years. After the tenth year, the landowner must provide a report at the reasonable request of a statutory authority.
20. Within 12 months of the completion of the project, offset requirements can be reconciled with the written agreement of the responsible authority and the Department of Environment, Land, Water and Planning.

#### B ushfire conditions

21. Before development starts, an Emergency Plan must be submitted to and approved by the Country Fire Authority. The plan must contain details of bushfire management protocols and information including:
  - a) Vegetation-management procedures to address defensible space guidelines;
  - b) Access information for emergency services in the event of a fire;
  - c) Country Fire Authority water supply connection point location and access information;
  - d) Storage and handling procedures for any dangerous goods.The plan must not be altered unless otherwise agreed in writing by Country Fire Authority.
22. The permit holder must provide for access for fire fighting purposes that must:
  - a) have a minimum trafficable width of 3.5m of all-weather construction
  - b) only contain curves with a minimum inner radius of 10m
  - c) have an average grade of not more than 1 in 7 (14.4 percent or 8.1 degrees) with a maximum of not more than 1 in 5 (20 percent or 11.3 degrees) for no more than 50m
  - d) incorporate a turning area for fire fighting vehicles where the access is more than 100m in length.
23. Exempt for areas of retained native vegetation, during the fire danger period, all grassy areas around the infrastructure and emergency vehicle access tracks must be short cropped and maintained to reduce fire risk.

#### Cultural Heritage Management

24. Prior to ground disturbance works commencing, a Cultural Heritage Induction must be provided to all contractors and workers undertaking such works to inform them of:
  - a) The presence, purpose and results of the Cultural Heritage Management Plan;
  - b) The procedure to follow should cultural heritage material or Aboriginal Ancestral remains be discovered during the construction of works.

The induction must be presented by a GunaiKurnai Land and Waters Aboriginal Corporation (GLaWAC) representative. At least two weeks' notice must be provided to GLaWAC of the proposed induction date.

25. A hardcopy of the approved Cultural Heritage Management Plan must be kept on-site during the construction of works.

#### Expiry of Permit

26. This permit will expire if one of the following circumstances applies:
  - a) the development is not started within two (2) years of the date of this permit
  - b) the development is not completed within four (4) years of the date of this permit.
27. The Responsible Authority may extend the periods referred to if a request is made in writing before the permit expires; or
  - a) within six (6) months after the permit expires where the development has not yet started, or
  - b) within twelve (12) months after the permit expires where the development allowed by the permit has lawfully commenced before the permit expiry.

#### Permit Note

1. Before works start, the permit holder must obtain a Third Party Works Authorisation from the APA Group for the works.
2. Before any works on public land start, a permit to take protected flora under the *Flora and Fauna Guarantee (FFG) Act 1988* is required. To obtain an FFG permit or further information, please contact a Natural Environment Program officer at the Traralgon regional office of the Department of Environment, Land, Water and Planning on (03) 5172 2111.

## **Appendix J – Planning permit application form**



Planning Enquiries  
Phone: 1300 367 700  
Web: <http://www.latrobe.vic.gov.au>

## Office Use Only

Application No.:

Date Lodged: / /

# Application for Planning Permit

If you need help to complete this form, read [How to complete the Application for Planning Permit form](#).

**⚠** Any material submitted with this application, including plans and personal information, will be made available for public viewing, including electronically, and copies may be made for interested parties for the purpose of enabling consideration and review as part of a planning process under the *Planning and Environment Act 1987*. If you have any concerns, please contact Council's planning department.

**⚠** Questions marked with an asterisk (\*) are mandatory and must be completed.

**⚠** If the space provided on the form is insufficient, attach a separate sheet.

Clear Form

## The Land i

① Address of the land. Complete the Street Address and one of the Formal Land Descriptions.

### Street Address \*

Unit No.:	St. No.:	St. Name:
Suburb/Locality: <b>REFER TO SEPARATE PAGE ATTACHED.</b>		Postcode:

### Formal Land Description \*

Complete either A or B.

**⚠** This information can be found on the certificate of title.

A	Lot No.:	<input type="radio"/> Lodged Plan	<input type="radio"/> Title Plan	<input type="radio"/> Plan of Subdivision	No.:
OR					
B	Crown Allotment No.:		Section No.:		
Parish/Township Name:					

If this application relates to more than one address, please click this button and enter relevant details.

Add Address

## The Proposal

**⚠** You must give full details of your proposal and attach the information required to assess the application. Insufficient or unclear information will delay your application.

② For what use, development or other matter do you require a permit? \*

If you need help about the proposal, read:  
[How to Complete the Application for Planning Permit Form](#)

**BUILDINGS AND WORKS ASSOCIATED WITH THE CONSTRUCTION OF AN ADDITIONAL CLEAR WATER STORAGE BASIN ('UTILITY INSTALLATION') AND THE REMOVAL OF NATIVE VEGETATION TO FACILITATE THE EXPANSION OF THE MOE WATER TREATMENT PLANT.**

**📎** Provide additional information on the proposal, including: plans and elevations; any information required by the planning scheme, requested by Council or outlined in a Council planning permit checklist; and if required, a description of the likely effect of the proposal.

③ Estimated cost of development for which the permit is required \*

Cost \$ 6.2 MIL

**⚠** You may be required to verify this estimate.

Insert '0' if no development is proposed (eg. change of use, subdivision, removal of covenant, liquor licence)

## Existing Conditions i

④ Describe how the land is used and developed now \*

eg. vacant, three dwellings, medical centre with two practitioners, licensed restaurant with 80 seats, grazing.

**56 MOE SOUTH ROAD - CURRENTLY USED AND DEVELOPED AS THE MOE WATER TREATMENT PLANT**  
**58 MOE SOUTH ROAD - CURRENTLY ACCOMODATES A SINGLE DWELLING AND SEVERAL OUTBUILDINGS (WAS PREVIOUSLY OWNED BY GIPPSLAND WATER AS A CARETAKERS RESIDENCE)**

**📎** Provide a plan of the existing conditions. Photos are also helpful.

## Title Information i

### 5 Encumbrances on title \*

If you need help about the title, read: [How to complete the Application for Planning Permit form](#)

Does the proposal breach, in any way, an encumbrance on title such as a restrictive covenant, section 173 agreement or other obligation such as an easement or building envelope?

Yes. (If 'yes' contact Council for advice on how to proceed before continuing with this application.)

No

Not applicable (no such encumbrance applies).

Provide a full, current copy of the title for each individual parcel of land forming the subject site. (The title includes: the covering 'register search statement', the title diagram and the associated title documents, known as 'instruments', eg. restrictive covenants.)

## Applicant and Owner Details i

### 6 Provide details of the applicant and the owner of the land.

#### Applicant \*

The person who wants the permit.

Where the preferred contact person for the application is different from the applicant, provide the details of that person.

Please provide at least one contact phone number \*

#### Owner \*

The person or organisation who owns the land

Where the owner is different from the applicant, provide the details of that person or organisation.

Name:		
Title: <b>MR</b>	First Name: <b>PAUL</b>	Surname: <b>YOUNG</b>
Organisation (if applicable): <b>GIPPSLAND WATER - MANAGER ASSET PLANNING</b>		
Postal Address:		If it is a P.O. Box, enter the details here:
Unit No.:	St. No.: <b>55</b>	St. Name: <b>HAZELWOOD ROAD</b>
Suburb/Locality: <b>TRARALGON</b>		State: <b>VIC</b> Postcode: <b>3844</b>
Contact person's details *		
		Same as applicant (if so, go to 'contact information') <input type="checkbox"/>
Name:		
Title:	First Name:	Surname:
Organisation (if applicable):		
Postal Address:		If it is a P.O. Box, enter the details here:
Unit No.:	St. No.:	St. Name:
Suburb/Locality:		State:      Postcode:
<b>Contact information</b>		
Business Phone:	Email: <b>paul.young@gippswater.com.au</b>	
Mobile Phone: <b>0427 314 144</b>	Fax:	
Name: <span style="float: right;">Same as applicant <input type="checkbox"/></span>		
Title:	First Name:	Surname:
Organisation (if applicable): <b>CENTRAL GIPPSLAND REGION WATER CORPORATION</b>		
Postal Address:		If it is a P.O. Box, enter the details here:
Unit No.:	St. No.:	St. Name: <b>HAZELWOOD ROAD</b>
Suburb/Locality: <b>TRARALGON</b>		State: <b>VIC</b> Postcode: <b>3844</b>
Owner's Signature (Optional):		Date: <input type="text"/>
		day / month / year

## Declaration i

### 7 This form must be signed by the applicant \*

Remember it is against the law to provide false or misleading information, which could result in a heavy fine and cancellation of the permit.

I declare that I am the applicant; and that all the information in this application is true and correct; and the owner (if not myself) has been notified of the permit application.

Signature:

Date: **15/04/2020**  
day / month / year



## Need help with the Application?

If you need help to complete this form, read [How to complete the Application for Planning Permit form](#)  
General information about the planning process is available at [www.dpcd.vic.gov.au/planning](http://www.dpcd.vic.gov.au/planning)

Contact Council's planning department to discuss the specific requirements for this application and obtain a planning permit checklist. Insufficient or unclear information may delay your application.

8 Has there been a pre-application meeting with a Council planning officer?

No  Yes

28 NOVEMBER 2019 - MEETING HELD WITH KAREN EGAN AND LOUISE ROSSER  
11 OCTOBER 2019 - MEETING HELD WITH KAREN EGAN AND LORRAE DUKES


## Checklist

9 Have you:

\* PLEASE SEND INVOICE TO APPLICANT (PAUL.YOUNG@GIPPSWATER.COM.AU) FOR PAYMENT ASAP.

Filled in the form completely?

Paid or included the application fee?

 Most applications require a fee to be paid. Contact Council to determine the appropriate fee.

 Provided all necessary supporting information and documents?

A full, current copy of title information for each individual parcel of land forming the subject site

A plan of existing conditions.

Plans showing the layout and details of the proposal

Any information required by the planning scheme, requested by council or outlined in a council planning permit checklist.

If required, a description of the likely effect of the proposal (eg traffic, noise, environmental impacts).

Completed the relevant Council planning permit checklist?

Signed the declaration (section 7)?

## Lodgement

Lodge the completed and signed form, the fee payment and all documents with:

Latrobe City Council

**Contact information:**

Telephone: 1300 367 700

Email: [latrobe@latrobe.vic.gov.au](mailto:latrobe@latrobe.vic.gov.au)

DX: 217733

**Deliver application in person, by fax, or by post:**

Print Form

Make sure you deliver any required supporting information and necessary payment when you deliver this form to the above mentioned address. This is usually your local council but can sometimes be the Minister for Planning or another body.

**Save Form:**

Save Form To Your Computer

You can save this application form to your computer to complete or review later or email it to others to complete relevant sections.

**SECTION 1 (THE LAND) ATTACHMENT**

**ADDRESS 1**

**56 MOE SOUTH ROAD, MOE SOUTH VIC 3825  
LOT 2 / PS 400699 & LOT 2 / LP55896**

**ADDRESS 2**

**58 MOE SOUTH ROAD, MOE SOUTH VIC 3825  
LOT 1 / PS400699**

GHD

Level 18 180 Lonsdale Street  
Melbourne VIC 3000



T: 61 3 8687 8000 F: 61 3 8687 8111 E: melmail@ghd.com

© GHD 2020

This document is and shall remain the property of GHD. The document may only be used for the purpose for which it was commissioned and in accordance with the Terms of Engagement for the commission. Unauthorised use of this document in any form whatsoever is prohibited.

12516874-751-31/[https://projectsportal.ghd.com/sites/pp17\\_02/moewtprezoning/ProjectDocs/Stage2/12516874\\_Moe WTP Rezoning\\_PSA Strategic Assessment Report\\_Rev1.docx](https://projectsportal.ghd.com/sites/pp17_02/moewtprezoning/ProjectDocs/Stage2/12516874_Moe WTP Rezoning_PSA Strategic Assessment Report_Rev1.docx)

#### Document Status

Revision	Author	Reviewer		Approved for Issue		
		Name	Signature	Name	Signature	Date
0	K Lee	B George		B George		14/4/2020
1	K Lee	B George		B George		29/5/2020

[www.ghd.com](http://www.ghd.com)



*Planning and Environment Act 1987*

**LATROBE PLANNING SCHEME**

**AMENDMENT C124latr**

**INSTRUCTION SHEET**

The planning authority for this amendment is the Latrobe City Council.

The Latrobe Planning Scheme is amended as follows:

**Planning Scheme Maps**

The Planning Scheme Maps are amended by a total of one attached map sheet.

**Zoning Maps**

1. Amend Planning Scheme Map No 33 and No 68 affected in the manner shown on the two (2) attached maps marked "Latrobe Planning Scheme, Amendment C124latr".

End of document

**Agenda Item: 14.4**

**Agenda Item: Investment Roadmap**

**Sponsor: General Manager, Regional City Growth and Investment**

**Council Plan Objective: Support job creation and industry diversification to enable economic growth in Latrobe City.**

**Status: For Decision**

**Proposed Resolution:**

**That Council having reviewed the submissions to the public consultation process;**

- 1. adopts the Investment Roadmap inclusive of changes outlined in Attachment 1 of this report;**
- 2. provides the final formatted version of the Investment Roadmap on Council's website; and**
- 3. reviews the Investment Roadmap as needed to reflect the dynamic nature of investment and the ever changing economic landscape.**

**Executive Summary:**

- In February 2020 Council appointed PwC consultants to develop an Investment Roadmap to promote long term sustainable economic growth of the region by capitalising on new and emerging industry trends. The key premise is a unified economic vision for Latrobe City and our region.
- The Investment Roadmap is a snapshot in time, Council needs to be agile enough to reflect the dynamic nature of investment and the ever-changing economic landscape as has been demonstrated with COVID and how it has impacted Australia and the world's economy.
- As a result of COVID-19 this document has taken on a new sense of urgency and importance as all levels of Government reboot not only Latrobe City's economy but also the Victorian and Australian economy. Both State and Federal Governments will need to be fiscally prudent given the unstable economic environment and the significant unplanned expenditure due to COVID-19. In this context the Latrobe City Investment Roadmap will provide

a useful framework for seeking funding from the Government.

- Consultation sessions were held with a number of external key stakeholders including Invest Victoria; Regional Development Victoria (RDV); Latrobe Valley Authority (LVA); Gippsland Water; Latrobe Regional Hospital; Federation University; TAFE Gippsland, Latrobe City Economic Advisory Committee as well as a Business Roundtable which included individuals from a cross section of sectors and representing business groups. In addition three out of session meetings were held with Councillors.
- Council endorsed the release of the Investment Roadmap (*Attachment 1*) for public exhibition at its 3rd August meeting. The Investment Roadmap was placed on public consultation for a period of 6 weeks from the 10 August to 18 September 2020. As a result of the public exhibition Latrobe City Council received 16 submissions. *Attachment 2* contains a summary of the submissions as well as officer feedback and outlines any changes to the document as a result of the feedback.

### **Background:**

Following on from discussions with stakeholders and councillors, four key focus areas were developed as follows -

- Focus Area 1: Industry Led Skills and Training
- Focus Area 2: Advanced Manufacturing
- Focus Area 3: Regional and Rural Health Innovation Hub
- Focus Area 4: Circular Economy

As a result of the public exhibition Latrobe City Council received 16 submissions and a summary table, including officer comments can be found in *Attachment 2 draft Investment Roadmap Summary of Feedback & Officers comment*. The full 16 submissions received are in *Attachment 3*.

The main themes emanating from the feedback are as follows-

- Latrobe City provides the vital hub and spoke networks in education, health, financial, energy, transport & logistic services that underpin \$16bn in GDP across Gippsland.
- Bio manufacturing is probably a more encompassing term for the broad range of opportunities stemming from the Circular Economy concept.

- Latrobe has existing skills and assets that provide a strong foundation for the production of hydrogen and a significant pool of redeployable labour and infrastructure to embrace a circular economy approach to business.
- Being Investment ready with logistics and food processing precincts.
- Alignment with both State & Federal Government objectives.
- Support for projects that create jobs.
- Importance of our highly skilled labour force.
- Support, understand and strengthen the opportunities that our education providers (Federation University / TAFE Gippsland) offer us here in Latrobe City.
- Importance of water given climate change.
- Importance of all our towns to Latrobe City.

The majority of the submissions are of a nature that can be incorporated into the Investment Roadmap and or noted as opportunities for review over time. However they are all consistent with the Investment Roadmap objectives.

The Investment Roadmap puts forward options for a collective vision to provide further focus for Council's economic investment efforts and builds on the existing adopted Economic Development Strategy 2016-2020.

**Issues:**

*Strategy Implications*

This Report aligns with the following objectives from the Latrobe City Council Plan 2017 – 2021:

Objective 1: Support job creation and industry diversification to enable economic growth in Latrobe City;

Objective 2: Encourage improved education & training outcomes in Latrobe City;

Objective 3: Improve the liveability and connectedness of Latrobe City;

Objective 5: Provide a connected, engaged and safe community environment, which is improving the well-being of all Latrobe City citizens; and

Objective 7: Grow the civic pride of our municipality and solidify Latrobe City's image as a key regional city.



Building on these Council Plan's objectives, the Investment Roadmap puts forward options for a collective vision to provide further focus for Council's economic investment efforts and builds on the existing adopted Economic Development Strategy 2016-2020.

*Communication*

A communication and media campaign to promote the Investment Roadmap once finalised, will be developed in consultation with our communication team. As well as an advocacy programme of communication with both State and Federal Governments.

*Financial Implications*

The development of the Investment Roadmap was funded from the 2019/2020 adopted Council budget and the 2020/2021 budget will fund the promotion and execution of the Investment Roadmap.

*Risk Analysis*

<b>Identified risk</b>	<b>Risk likelihood*</b>	<b>Controls to manage risk</b>
<p><b>Service Delivery Risk</b></p> <p>Implications from the COVID-19 on the political and fiscal environment might act as barriers for some priority asks getting traction with the Government</p>	5 Almost certain	Creation of Investment Roadmap to identify key projects to take to the Government
<p><b>Reputational Risk</b></p> <p>Community will have an expectation that Latrobe City will be working on delivering creation of new jobs/ business option's.</p>	3 Possible	The Investment Roadmap will provide opportunities to invest in Latrobe City as well as developing an appropriate communications plan to ensure the expectations are managed.

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

*Community Implications*

Any community impact from the Investment Roadmap should be positive, as demonstrated by the 16 community submissions received. As investment and jobs growth in our region will improve the liveability and connectedness of Latrobe City

*Environmental Implications*

No direct environmental implications as a result of development of the Investment Roadmap. If the Investment Roadmap is adopted by Council its implementation should result in positive outcomes for the environment, through an increased focus on the circular economy.

*Consultation*

Consultations were held with a number of external key stakeholders including Invest Victoria; Regional Development Victoria (RDV); Latrobe Valley Authority (LVA); Gippsland Water; Latrobe Regional Hospital; Federation University; TAFE Gippsland, Business Roundtable which included individuals from a cross section of sectors and representing business groups. In addition three out of session meetings were held with Councillors.

Table 1 – Submission Count

**Investment Roadmap submissions received**

<b>Support with commentary</b>	16
<b>Total submissions</b>	16

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the Local Government Act 2020.

**Supporting Documents:**

Nil

**Attachments**

1. [Download icon](#) Draft Investment Roadmap
2. [Download icon](#) Draft Investment Roadmap Summary of Feedback & Officer comments table
3. Investment Roadmap Submissions 1-16 (Published Separately)

This attachment is designated as confidential under subsection (f) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to personal information, being information which if released would result

in the unreasonable disclosure of information about any person or their personal affairs. Personal Information

## **14.4**

### **Investment Roadmap**

- 1 Draft Investment Roadmap ..... 1533**
- 2 Draft Investment Roadmap Summary of Feedback &  
Officer comments table ..... 1553**

Draft

# Investment Roadmap 2020

TAFE  
GIPPSLAND



**Draft**

This work is copyright. Apart from any use permitted under the Copyright Act 1968 all rights are reserved.

The information in this document is correct as at the date of publication but is subject to change. Please check the Latrobe City Council website [www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au) to make sure this is the latest version.

To obtain this information in languages other than English, or in other formats, please contact Latrobe City Council on 1300 367 700.

Date of publication: 2020

**Draft**

# Contents

<b>Foreword</b>	<b>4</b>	<b>Investment priorities</b>	<b>16</b>
<hr/>			
<b>Latrobe City's Vision</b>	<b>5</b>	<b>Initiating and driving change</b>	<b>17</b>
<hr/>			
<b>Region Snapshot</b>	<b>6</b>	<b>Implementation Roadmap</b>	<b>18</b>
<hr/>			
<b>A region with comparative advantage and emerging opportunities</b>	<b>8</b>	<b>How can we help? Your team</b>	<b>19</b>
<hr/>			
<b>Current and future trends</b>	<b>9</b>		
<hr/>			
<b>Alignment with Federal and State objectives</b>	<b>10</b>		
<hr/>			
<b>Opportunities: Key Focus Areas</b>	<b>11</b>		
<b>Focus Area 1: Industry Led Skills and Training</b>	<b>12</b>		
<b>Focus Area 2: Advanced Manufacturing</b>	<b>13</b>		
<b>Focus Area 3: Regional and Rural Health Innovation Hub</b>	<b>14</b>		
<b>Focus Area 4: Circular Economy</b>	<b>15</b>		
<hr/>			

Draft

# Foreword

Latrobe City is a vibrant place to live, work and do business. At the heart of the Gippsland region, we are renowned for engineering excellence through our mining and power industry. We are committed to harnessing the strengths and emerging opportunities in our City to create a diversified, prosperous local economy and bright economic future for our region.

Latrobe City Council is committed to leading the community to a sustainable future through the diversification and development of industry and businesses located in the municipality.

We are investment ready, and are looking for opportunities to partner with government, industry and business to strengthen Latrobe City's role as a regional hub of innovation. **The Investment Roadmap is a snapshot in time, we need to be agile enough to reflect the dynamic nature of investment and the ever-changing economic landscape as has been demonstrated with COVID and how it has impacted Australia and the world's economy.**

## Cr Sharon Gibson

Mayor

Latrobe City Council



## Steven Piasente

Chief Executive Officer

Latrobe City Council

In this task, we aren't starting from scratch. This investment roadmap builds on our Economic Development Strategy, responds to and hopes to help implement existing Victorian Government strategies, policies and commitments for the Gippsland region. This investment roadmap is not a short term plan, but rather a strategy to reposition and strengthen Latrobe City with a look to 2030 and beyond.

To deliver our vision for Latrobe City, we have identified four key interconnected opportunities:

1. **Industry led education, skills and training**
2. Advanced manufacturing
3. Regional and rural health innovation hub
4. Circular economy

Each of the opportunity areas summarise specific actions and strategies for investment. They are naturally complementary, allowing for multiple areas of growth and far-reaching benefits.

Latrobe City has a bright future, and we welcome you to contact us to discuss how you can be part of an exciting future in Latrobe City.

---

**Cr Sharon Gibson**

Mayor

---

**Steven Piasente**

Chief Executive Officer



Draft

# Latrobe City's Vision



## 2030 and Beyond

*Latrobe City is the heart of Victoria's largest region by GDP – Gippsland. Latrobe City provides the vital hub & spoke networks in education, health, financial, energy, advanced manufacturing, transport & logistics services that underpin \$16bn in GDP across Gippsland.*

Located 150 km east of Melbourne CBD, Latrobe City is one of the most liveable regions in Victoria, known for its high quality health and education. Latrobe's Regional Hospital, which is Gippsland's specialist referral and trauma centre and is one of the region's largest employers with more than 1900 staff. Coupled with TAFE Gippsland and Federation University offering opportunities for further education and enhancing our liveability.

Latrobe City boasts all the recreational and cultural facilities of a large diverse regional centre with the added benefit of being located near some of the best tourist attractions in the state. Week to week there is always something different happening.

## Keystone assets

The region possesses a number of keystone assets, including:

Power grid infrastructure

Engineering and manufacturing skills

Large regional hospital and airport

Large, ready workforce

Water and land availability

Tertiary education choices

Geothermal resources

Affordable land

Strong transport connections

High speed internet connectivity

These key skills and assets provide a solid foundation for additional innovation to be brought into the region. Affordability and established community infrastructure also enhance the city's liveability, making it a great place to live and do business.






# Latrobe City Snapshot

## Essential infrastructure

Power grid	Water infrastructure
Regional airport	Large regional hospital

## Investment precincts

- Hi-tech precinct
- Logistics precinct
- Food manufacturing precinct
- Aerospace precinct

-  Hospitals
-  Educational institutions
-  Victoria rail line
-  Transmission infrastructure (capacity)
-  Hydrogen pilot plant project

**Draft**

### Zoned industrial land

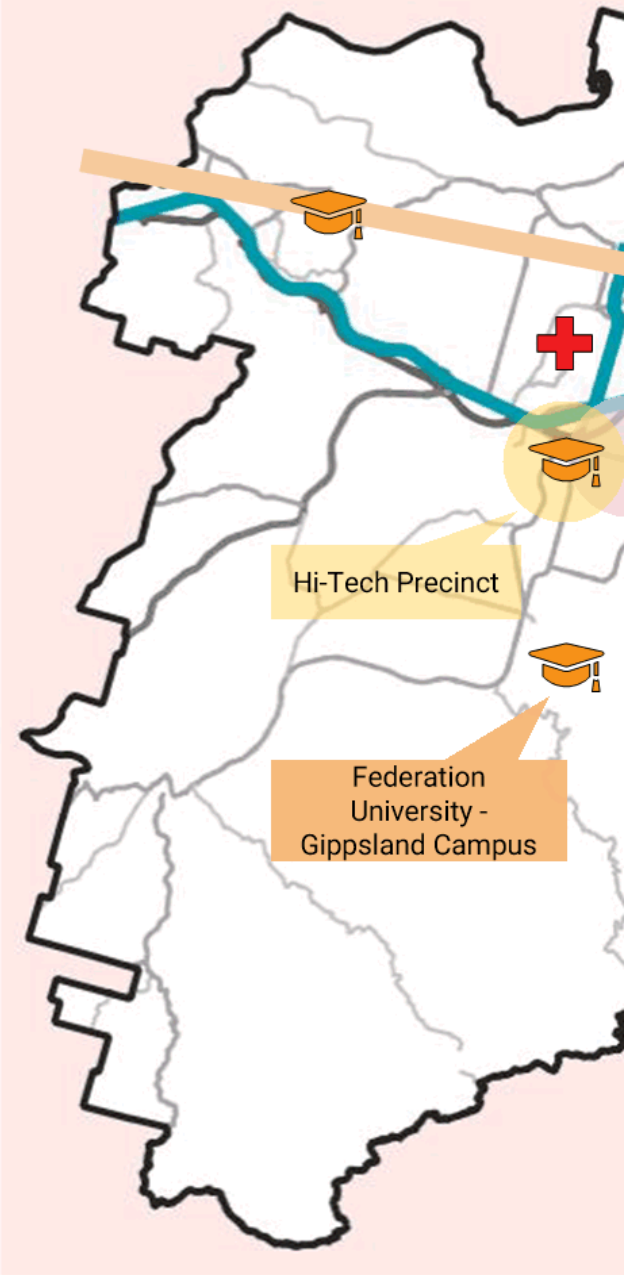
1,685ha (2016)

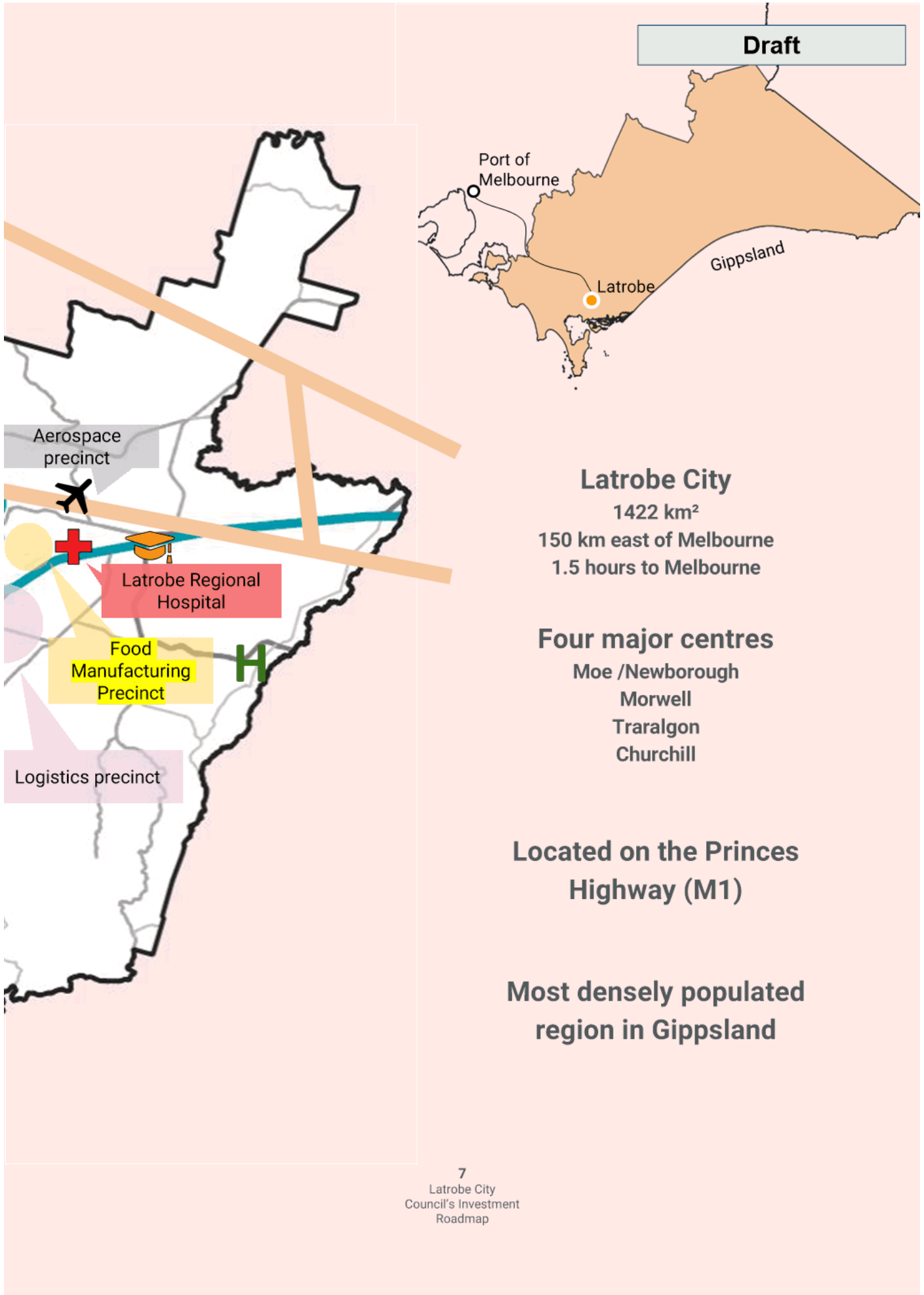
### Industrial land availability

915ha (2016)

### Businesses

4,289 (2017)





**Draft**

# Industry and community profile

Latrobe City's economic and demographic profile provides potential to unlock new opportunities. Sustained industry growth has already set the path towards further innovation, and the city's large, capable workforce will facilitate the move forward.

## POPULATION



**74,612 (2017)**  
0.69% p.a. growth rate

## EDUCATION



**University Enrolments** 2,134 (2018)  
**TAFE enrolments** 4,940 (2017)  
**Certificate Completions:** 1,660 (2018)

## OCCUPATIONS & SKILLS



**Skill sets**  
Process engineering  
Allied health  
Technical skills in energy

## ECONOMIC OUTPUT



**GVA**  
\$7.286 billion (2019)

## WORKFORCE



**32,389 (2017)**

## SIGNIFICANT EMPLOYERS



**Health** : 5496 employees  
**Electricity, Gas & Water:** 3,242 employees  
**Education & Training:** 3,003 employees (2019)

Draft

# Current and future trends

Global, national and local trends will underpin what economies will need to survive and thrive. Linking investment to these trends will ensure relevant opportunities are delivered, allowing wide economic and community benefits to be realised.

## Post-COVID-19 recovery



### Shocks to globalisation



The desire to increase domestic production has grown due to global shocks, including the COVID-19 pandemic.

Australia will look to local supply chains to mitigate against future shocks. Areas such as defence will be key focuses for domestic production.

The COVID-19 pandemic has highlighted the need to rethink the way we work and the structural weaknesses in our economy.

Disruption in the way we work has led to renewed interest in telework and decentralised government services in regional areas.

It has also highlighted the need to retool the health industry, and has paved the way for the increased use of telehealth. Innovation in healthcare and associated equipment will be necessary moving forward to ensure health systems can efficiently cope with increased demand.

### Circular economy



Transitioning from a linear to a circular economy presents a significant opportunity to generate secure jobs in Latrobe City.

Latrobe City already has an emerging circular economy and has potential to build on this harnessing renewable energy and embracing opportunities to become a bio manufacturing hub.



Draft

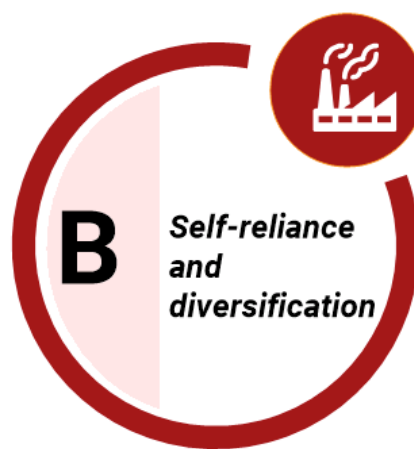
# Alignment with Federal and State objectives

Latrobe City is committed to aligning its investment opportunities with government objectives. This will ensure that wider values are recognised and that investment outcomes address the most appropriate needs.



The aim to protect existing businesses and the workers they employ is something that resonates strongly with Latrobe City Council.

Enabling regional businesses to diversify and grow will strengthen the economic foundation of the city, allowing for greater innovation and collaboration to occur.



Global trends have shaped a preference towards domestic production and supply chains.

Investing in local innovation will help pave the way for a more self-reliant future, and further support business resilience.



Bushfires, flood, drought and pandemics will continue to affect Victoria and the wider nation. Preparation will allow Latrobe City to be better placed for the next unexpected crisis.

Supporting businesses and communities with appropriate prevention strategies and resilience infrastructure will be vital for future economic and social well-being.

Draft

# Opportunities: Key Focus Areas

Latrobe City aims to focus on four interrelated focus areas to achieve its vision. The complementarities between these will ensure benefits are catalysed in a range of industries and across the community.

**Advanced manufacturing**

**Industry led education, skills and training**

**Circular economy**

**Regional and rural health innovation hub**

**Latrobe City**  
a new energy

Draft

Focus Area 1:

# Industry Led Education, Skills and Training

Latrobe City has a large pool of redeployable skills. The city also has a significant education and training sector that has been aligned to industry needs and developing the skills for the future.



The Gippsland Hi Tech precinct will be a centre for research, business incubation, new product development, start up support and education and training. It will support the growth of local industry and help in playing an important role in investment attraction by supporting the expansion of the regions growth sectors – health, advanced manufacturing, new energy, and food & fibre.

**Alignment with industry**

TAFE Gippsland and Federation University already instill industry skills and capabilities in their students through partnerships and skill uplift programs. Expansion of these initiatives will continue to strengthen the future workforce.

Image: Lion Dairy

## Strategy and Opportunities

**Hi-Tech Precinct**



Expansion and development of Latrobe’s precinct for research and innovation

**Collaboration with educators**



Establishing partnerships to develop industry-tailored workers

**Exporting expertise**



Harnessing teleworking to export technical expertise



Draft

# Focus Area 2: Advanced Manufacturing

Latrobe’s existing skills and assets provide a strong foundation for creating a competitive edge in advanced manufacturing.



Workers with strong technical skills are ready to apply their knowledge in new areas. Access to these skills, as well as the readily available water within Latrobe City, will allow advanced manufacturing to take off efficiently.

In addition, existing freight and logistical support offered by rail connections and the Latrobe Regional Airport will aid the transport of inputs and final products. Affordable land is available for the development of additional buildings and infrastructure, enabling production to grow and thrive into the future.

Image: Australian Paper

## Strategy and Opportunities

**Defence**



Working with industry to demonstrate capability to enter global supply chains

**Health**



New medical technologies and pharmaceuticals

**Smart Cities**



Development of smart lighting and usage sensors

**Food and Fibre**



Production and export of food and fibre products

Draft

# Focus Area 3: Regional and Rural Health Innovation Hub

As Latrobe City’s largest employer, the health industry is already growing strongly. Investment in health workers, as well as key pieces of infrastructure and equipment, will build Latrobe into a hub for regional health.



### Retooling the industry

Gippsland’s health sector will benefit largely from the proposed advanced manufacturing activities in Latrobe. Key health supplies will be able to be manufactured locally, with the ability to scale up in times of great need.

### Specialised Training

Regional and rural health skills will be built upon through targeted health workforce development and new education and training programmes. The existing focus on developing additional health training facilities in Latrobe will go hand in hand with this initiative.

## Strategy and Opportunities

Residential aged care services



Leveraging increased demand for aged care services from Latrobe’s ageing population

Health manufacturing



Producing key health supplies and pharmaceuticals

Telehealth

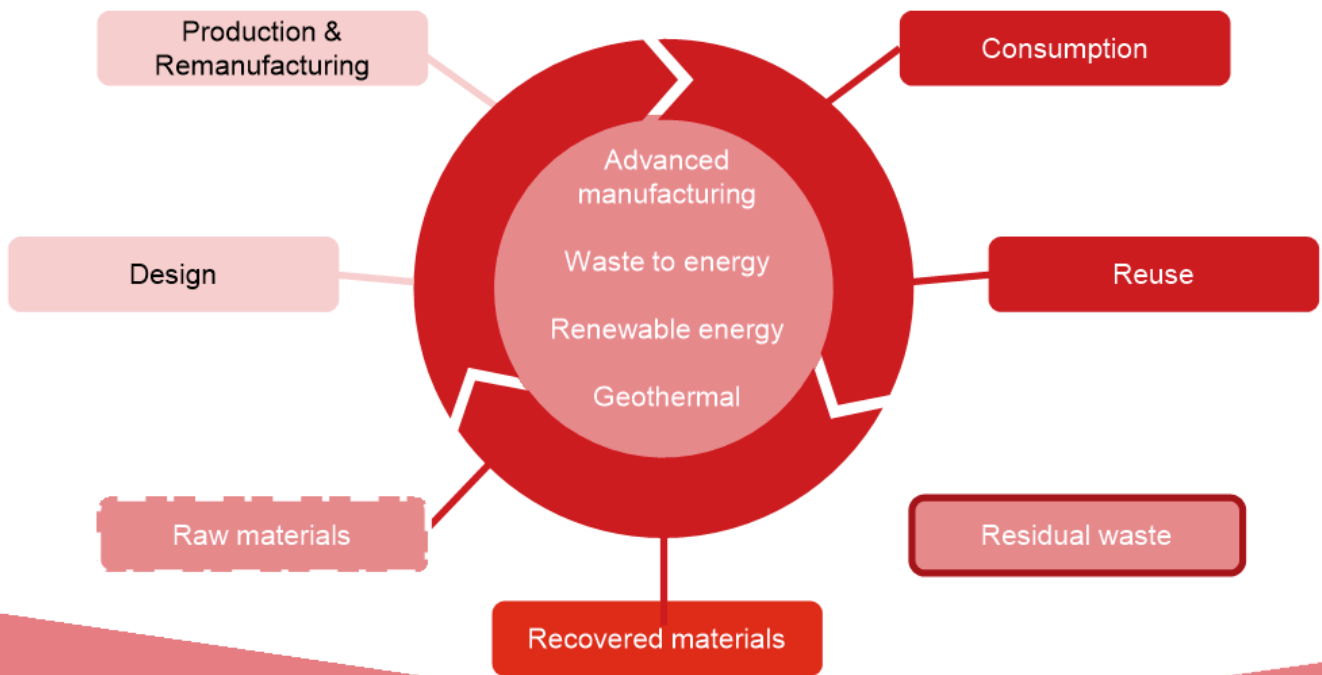


Exporting regional health expertise

Draft

# Focus Area 4: Circular Economy

Sustainable development will be underpinned by a circular economy model for business. Material recovery, recycling and harnessing renewables will all be pertinent in developing this model within Latrobe City.



## Strategy and Opportunities

### Geothermal



Installation of bores to access geothermal resources

### Renewables



Investing in solar and wind farms, natural gas and hydrogen projects.

### Waste to energy



Embracing opportunities to become a **bio manufacturing hub**, reducing Victoria's waste to produce electricity

Draft

# Investment priorities

Latrobe City will prioritise opportunities that bring far-reaching benefits for the economy and community. The priorities of key stakeholders have been captured through extensive consultation to determine the outcomes that will be most important for the region.

## Jobs & Innovation



- Gippsland's hub of innovation
- Sustained job growth
- Complementary industries and businesses
- Co-investment in large scale projects
- Access to labour

## Transport & Connections



- Freight connections to the Port of Melbourne
- Access to regular and direct public transport
- Upgrading rail tracks and rail siding
- Minimising transport costs
- **Connections to other key logistics and distributions centres**

## Education & Training



- Redeployment of existing skills in the workforce
- Industry-focused skills and training
- Retaining local talent
- Access to education

## Liveability



- Access to services, including health services
- Community infrastructure, including sporting and recreational facilities
- Affordable housing
- Resilience infrastructure

Draft

# Initiating and driving change

Latrobe City Council has a number of established measures to facilitate investment, which have been previously outlined in our Investment Prospectus. The council is committed to build upon this to lead collaboration and further initiatives to ensure positive change is sustained into the future.

## Breaking Down Barriers



Latrobe City Council has a team dedicated to business development and facilitating economic investment



E-planning application portal, efficient planning process and quick approvals



Designated investment precincts to support the right investments in the right locations



Local end-to-end supply chains and teleworking

### Industry Collaboration



Resource sharing and communication between industries

### Economic & Environmental Sustainability



Replenishing resources through the circular economy

Draft

# Implementation roadmap

Latrobe City Council's plan to bring the investment roadmap to life.



18

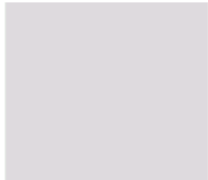
Latrobe City  
Council's Investment  
Roadmap

**Draft**

# How can we help?

## Your team

We want to work with you to make these opportunities a reality. Let us know what we can do.



**Gail Gatt**  
*General Manager Regional City Growth & Investment*  
 Tel: 03 5128 5446  
 E-mail: Gail.Gatt@latrobe.vic.gov.au



**Gregory Lawrence**  
*Manager Economic Investment & Transition*  
 Tel: 03 5128 5742  
 E-mail: Gregory.Lawrence@latrobe.vic.gov.au



**Bruce Connolly**  
*Manager Business Development*  
 Tel: 03 5128 5759  
 E-mail: Bruce.Connolly@latrobe.vic.gov.au

## Partners



Jobs, Precincts and Regions



Gippsland Water



Draft

PROUDLY PRINTED IN  
**Latrobe City**





## Draft Investment Roadmap Summary of Feedback &amp; Officer comments

STAKEHOLDER NAME	Summary of Comments	Officers Response
<b>Submission 1.</b>	I have read through the Investment Roadmap. Congratulations on your forward thinking	NOTED with thanks
<b>Submission 2.</b> <b>Melbourne University</b> <b>&amp;</b> <b>Member of the</b> <b>Economic</b> <b>Development</b> <b>Advisory Committee</b>	<p>Good analysis, no flaws. Some of the key advantages have timeliness (workforce and training). We lose these and it is so much harder to rebuild</p> <p>The Feds are interested in grand challenges (the technology Roadmap from the Minister for Energy), including H2, CCS, Soil C, Clean metals, +1 How can Latrobe catch this strategic initiatives as it is the plank of Government climate policy</p> <p>Have a pipeline that is out there on paper, short term stuff like Latrobe Magnesium, longer terms stuff like making infant formula that mimics mother's milk. And in terms of mega projects, there has to be a few of those, e.g. lignite to H2 with CCS NOW and not in 10-15 years' time, offshore wind (bring it in to where we already have the infrastructure).Good luck with it all.</p>	<p>Investment prospectus to be created that highlights targeted industries. LCC to continue advocacy to State &amp; Federal government regarding the projects listed.</p>

<p><b>Submission 3.</b></p>	<p>Feels that we continue to ignore the opportunities to embrace renewable technologies as coal fired stations and industries continue to close. There is substantial opportunity for floating solar on the pit lakes which can be manufactured here. There is potential for a solar cell plant which would be the only one outside China. We need to continue to build our high voltage skills as we connect Marinus, Star of the South and other projects. We need to use the large amount of biomass, sun and wind we have. I have attached an alternate document from which you may want to extract some more options,</p>	<p>Renewables are very much an opportunity for LCC and this has been reinforced by industry that are considering investing in our region E.G. Toongabbie Solar Farm; Delburn Wind Farm; Australian Papers Waste to Energy project; Project Marinus and Star of the South. Renewables are also given prominence as it is one of our Focus Area 4:</p> <p>Circular Economy sustainable development will be underpinned by a circular economy model for business.</p> <p>Material recovery, recycling and harnessing renewables will all be pertinent in developing this model within Latrobe City.</p>
<p><b>Submission 4.</b></p>	<p>Moe is the gateway to the Latrobe Valley from the West so therefore I think more needs to be done to make Moe a better place for people to arrive in and live in. We need to clean up the old baw baw pub, we need a dog park, we need our shops filled with the like of chemist warehouse, it is time to stop putting Moe as second class citizens to the rest of the valley we are the entrance we need to make it fitting as the entrance of the valley.</p> <p>With a big sign saying that Moe the entrance to Latrobe Valley and beyond. The Council needs to work to get all shops filled in the Latrobe Valley are too many energy (empty?) shops in every town and I think it is council job</p>	<p>The Investment Roadmap is about identifying and attracting industries to Latrobe City and this in turn will assist in growing our towns. However it should also be noted that in addition to our Investment Roadmap, LCC has been very active in providing for investment into Moe with \$ 14 Million for the Moe Service Centre &amp; Library. During the current COVID pandemic Council has instigated a business support package such as Business Grants; Vouchers; waiving of permits / fees.</p>

	to work to get them filled So therefore this should be part of the draft.	
<b>Submission 5. Member of Economic Development Advisory Committee</b>	<p>The overall Draft prospectus is high quality work and will achieve its objective.</p> <p>In relation to the use of the term region, regional etc. The draft Investment prospectus uses this term to mean different things:</p> <p>I'd suggest a single scope and that is we are positioning Latrobe City as the heart of Victoria's largest region by GDP – Gippsland. Latrobe City provides the vital hub and spoke networks in education, health, financial, energy, transport &amp; logistic services that underpin \$16bn in GDP across Gippsland. Look forward to seeing the final document.</p>	Reference to region will be clarified in the final document.
<b>Submission 6. TAFE Gippsland &amp; Member Economic Development</b>	<p>TAFE Gippsland is delighted to be recognised as a key player within it, especially in regard to the Focus Area 1 - but with training roles that are relevant to the other three Focus Areas as well Can I suggest that the Keystone Asset be renamed to encompass both University and Vocational Education and Training. This</p>	<p>All comments noted and most can be incorporated into the final document</p> <p>Noted and be added to keystone assets section</p>

<b>Advisory Committee</b>	could be done by calling it "Tertiary Education choices" or Higher Education and Vocational Education and Training choices.	
<ul style="list-style-type: none"> <li>• Under Circular Economy - Bio manufacturing is the term being used for the \$4M Australian Paper WTIF Project with State Government; TAFE Gippsland; Fed Uni;</li> </ul>	Noted added to circular economy section	
<ul style="list-style-type: none"> <li>• Page 16 Under Investment Priorities with Transport &amp; Connections add Connections to other key logistics and distributions centres around Melbourne Victoria - e.g. role of NE Link</li> </ul>	Noted and added to relevant section	
<ul style="list-style-type: none"> <li>• Would it be possible to include a reference to training and skills development to enable leveraging existing business capacity and to attract new ones?</li> </ul>	Noted and added to relevant section	
<ul style="list-style-type: none"> <li>• Page 18 Under Actions for Support co-location of complementary industry in precincts- Really important comparative advantage for LCC. Pursuing grants or other funding support to further develop planning approvals and priority infrastructure ahead of industry investment. Being investment ready with logistics and food processing precincts for example.</li> </ul>	Noted and added to relevant section	
<ul style="list-style-type: none"> <li>• Page 18 Under Circular Economy Innovation Network - Energy' rather than electricity e.g.</li> </ul>		

	<p>Anaerobic digesters at abattoirs - food waste to energy Bio manufacturing is probably a more encompassing term for the broad range of opportunities stemming from the Circular Economy concept</p>	<p>Noted and added to relevant section</p>	
<p><b>Submission 7. Gippsland Water</b></p>	<p><b>Page 18</b> - To ensure alignment with Gippsland Water's revision of its own prospectus we propose some change to the wording of the text and action within "Using water as a catalyst for growth" as outlined below:</p> <p><b>TEXT WAS:</b> Work with Gippsland Water to identify the economic opportunities associated with re-purposing underutilised water to support job growth in Latrobe City. Latrobe City to work with Gippsland Water to support investment strategies and help facilitate ongoing potential investor conversations.</p> <p><b>TEXT PROPOSED:</b> Work with Gippsland Water to maximise economic opportunities associated with available water in the Latrobe System to support job growth in Latrobe City. Latrobe City to work with Gippsland Water to support investment strategies and help facilitate ongoing potential investor conversations.</p>	<p>Change in text accepted but with the following amendments-</p> <p>Work with Gippsland Water, other water management agencies and industry such as waste to energy including expanded irrigation to maximise economic opportunities associated with available water in the Latrobe System to support job growth in Latrobe City. Latrobe City to work with Water Management Agencies to support investment strategies and help facilitate ongoing potential investor conversations.</p>	

	<p><b>ACTION WAS:</b> Jointly define and agree objectives for the highest and best use ‘targets’ for underutilised water.</p> <p><b>ACTION PROPOSED:</b> Work with Gippsland Water to maximise the economic and social benefits of available water.</p>	<p>Change accepted but with the following amendment - Work with Water Management Agencies and industry to maximise the economic and social benefits of available water.</p>	
<p><b>Submission 8. Federation University</b></p>	<p>Grateful that education is a key focus area.</p> <p>Under point 1 – industry led skills and training. This absolutely captures the approach the university wants to take in terms of creating stronger partnerships with local industry and businesses to look at the co-design of our programmes, more placements and internships and applied research. We are exploring creating an Industry Advisory Group for the Gippsland campus, which it would be great to speak to you about in more detail at some point. I wonder, however, if “education” could also be included in the focus area heading. Skills and training does tend to be more TAFE oriented which is extremely important, but I think it would be great if education was also mentioned specifically in the heading.</p> <p>Focus Area 3 – I am very supportive of a focus on regional and rural health innovation.... Would it be</p>	<p>Use of term education in addition to skills &amp; training to encompass university as well as TAFE. Term to be updated to include this.</p> <p>Focus Area 3 specifically mention health workforce development and new education programmes will be incorporated here in the</p>	

	<p>worthwhile to specifically mention health workforce development and new education programmes in this section as well? Though perhaps that is covered under industry led skills and training?</p> <p>On page 16 there is a section under “education and training” that refers to “access to education”. What is this meant to be addressing as an investment priority?</p> <p>On page 17 it may be of benefit to include education in the industry collaboration section again? Perhaps in reference to the important role that tertiary education can play in helping make connections and encourage best practices and resource sharing.</p> <p>Well done for the work that has been going into the roadmap and thanks for the opportunity to provide feedback. I wonder if we might also be able to highlight the important role that education providers play in terms of investment attraction into the region... through a partnership with all layers of government.</p>	<p>final document.</p> <p>Access to education is highlighting the importance of education to our City and we need to ensure we work with and support our tertiary institutions.</p> <p>A reference to the important role the education sectors plays will be incorporated</p>	
<p><b>Submission 9. Committee 4 Gippsland</b></p>	<p>Latrobe City may consider including the important role it plays as Gippsland’s regional city. What does a thriving regional city mean for the broader region (and why this is important for the economic health and</p>	<p>Noted a stronger reference to Gippsland’s Regional City will be included in the document.</p>	

<p>wellbeing of Gippsland)?</p> <p><b>Comparative Advantage (page)</b></p> <p>Consider how this information can promote what we have to offer that is of unique value for investors in the priority areas of interest - advanced manufacturing, health innovation hub, circular economy and skills and training.</p> <p>This section could tell a stronger story in terms of:</p> <ul style="list-style-type: none"> <li>• Natural advantages (factor conditions) – promote access to water-waste water-recycling etc</li> <li>• People advantages (created factor conditions) which will address why people should relocate to Latrobe Valley and/or Gippsland (live/work and play) – We should be promoting the fabulous schools we have available to professional parents who want to send their children to private schools (50% the price of Melbourne) along with other key assets/infrastructure.</li> <li>• Demand conditions – increasing population, health care demand increasing, increase demand for lifestyle living, increase need for renewable energy</li> <li>• Related and support industries – industries that support manufacturing (this is an action picked up in your roadmap which is great) – leverage working collaboratively sharing ideas. Be great to link these</li> </ul>	<p>Refer comment re phase two of the Investment Roadmap.</p> <p>Noted and will be included in the document.</p> <p>Noted and will be included in the document.</p> <p>Liveability will be enhanced</p>	
---	--	--



	<p>existing structures that will be attractive for new and emerging investment such as circular economy re-processing / recycling facilities. Consider Star of the South at the moment they are trying to determine the regional capability from a local procurement perspective – How do we develop a catalogue of capability and make it easy for investors to access? The region needs to do this at a whole-of-region level.</p> <p>Consider more clarity around investment ready – what is the target market? Why are they your target markets? What do you have to offer them? Maybe need to consider the whole suit from worker-family-students-entertainment-sport-spouse employment opportunities-housing etc.</p> <p><b>Opportunities: Key Focus Areas</b></p> <p>Strategy and Opportunities – What is the role of local government in fostering industry led skills and training? What role does Council play with other stakeholders across the region? Can you identify 3 actions under each section? It may be as simple as” Exporting Expertise – Latrobe City will connect industry expertise with global markets using teleworking”.</p>	<p>Star of the South have been engaged and advised of LCC Vendor Panel as a means to source local procurement</p> <p>In 2014 LCC produced a catalogue of capability titled Latrobe Valley Industry Profile. This document was updated in 2016 and an update of the current version is underway and will develop an additional ‘Construction and Civil’ Profile to showcase local industry to major infrastructure builds. This document is listed on our website.</p> <p>Noted, The second phase which is the implementation stage will be the creation of specific prospectus document for individual industry types. This will be all part of the overall Invest attraction offering, such as our concierge services and that our DA’s turnaround is the highest in the state</p> <p>LCC has an active role to play and as an example of this has signed a MOU with Federation Uni and in the process of a similar arrangement with TAFE Gippsland.</p>	
--	---	---	--

	<p><b>Circular Economy</b></p> <p>C4G has adopted Renewable and cleaner energy (as a priority area) to ensure we do not eliminate other technologies. Focus should be technology neutral recognising all technologies &amp; fuel sources have a role to play</p>	<p>Have suggested to C4G that their draft document it would be an opportunity to reference LCC Investment Roadmap as Governments like to see local groups supporting each other.</p>	
<p><b>Submission 10.</b></p>	<p>On page 16 of the draft there is a desire to increase public transport opportunities; these could be advocated by increasing a more customer friendly v/line timetable. A train every hour during day light hours is not consistent with a dynamic community needs, nor is the LV bus time table that has poor connections with say catching the bus in the afternoon after work from Morwell to Yinnar at 5:30pm. The bus travels only to Churchill. If the bus time tables were more flexible it could encourage more people to leave the car at home. Perhaps consider bus stops in Yinnar South and other smaller towns. With housing, what is the council doing to advocate for more public housing infrastructure and spending? Could the council donate suitable land? Could the council look at reduced rates to encourage spending? In terms of jobs, if the council advocated for a point of difference with its airport? Such as a painting facility for aircrafts, a longer runway to encourage larger aircrafts to be repainted or mechanical repairs?</p>	<p>Council has a role in advocating to the state government for improved public transport services, as well as public housing needs and will continue to do so.</p> <p>The investment Roadmap is a strategic document aimed at attracting industry investors and by securing more jobs in turn will create more demand which in turn will increase demand for transport service.</p> <p>A Development Plan specific to the airport is also currently being undertaken</p>	

<p><b>Submission 11</b> <b>Churchill &amp; District</b> <b>Community Assoc.</b> <b>(CDCA)</b></p>	<p><b>CDCA Comments on Investment Priorities</b></p> <p>CDCA supports the thrust of Latrobe City Council's <i>Investment Roadmap 2020</i>, and seeks to ensure that Churchill is a primary target for investment attraction.</p>	<p>Noted and appreciate the detailed nature of the comments.</p>	
<p><b>Submission 12.</b> <b>Gippsland Regional</b> <b>Development Victoria</b> <b>(RDV)</b></p>	<p>Thanks for the opportunity to provide feedback on the Roadmap 2020. Please see below, the collective feedback as prepared by RDV.</p> <p>Front cover title - Roadmap 2020. Typically a strategic document would indicate on the front if this is a 1,5,10 year plan. Page 18 of the document indicates '2025 and beyond' indicating a 5 year plan? Might be helpful to indicate that up front.</p> <p>Page 6/7 is a map of 'Region Snapshot' showing the location of three of four precinct areas. Doesn't seem to</p>	<p>Noted and will change document to reflect 2030</p> <p>Will show this precinct</p>	

show where the food manufacturing precinct is.

Page 8 addresses comparative advantage and opportunities – the metrics quoted could better represent the potential and capacity, as opposed to the current state – this is a good opportunity to promote the regions capabilities and specialist trades that have developed through the regions power industry history and how this could be used as a major catalyst to pivot

Will review to show comment we can show current but also potential.

Page 10 alignment with State and Federal Govt objectives – this could focus more on Forestry transition, business resilience (as opposed to continuity) and growing jobs e.g. through decentralisation (e.g. the LV GovHub)

Resilience to be included in the final document

There could be more emphasis placed on 'new energy' within the document, which could potentially become a key driver in LV. There is a brief reference to 'renewables' on page 12.

Renewables are considered as part of the Circular economy and is one of our Four Focus Areas

Page 16 Investment Priorities – this could be targeted to specify where investment may be directed, e.g. the

Noted

precincts that are referenced earlier, could be further outlined here (airport, food precinct, logistics precinct and the Hi-Tech Precinct).

Suggest an increased profiling of the Morwell Innovation Centre (MIC) within the Hi-Tech Precinct Gippsland and the opportunities that this presents to the region. Particularly as one of LCC's four key opportunities highlighted is regional and rural health innovation, which aligns with one of the three key sectors that the MIC will focus on. But it would be good to highlight all three of the priority sectors of MIC - health, new energy, food & fibre.

The circular economy innovation network – this section could better articulate key partners to work with, to activate these initiatives e.g. Resource Recovery Gippsland

The reference in the Implementation Roadmap to activating Latrobe Regional Airport (page 18) prioritises a second runway at LV airport – the broader opportunities as presented in the 2019 Airport Master Plan could cross reference back to the investment priorities on page 16 in order that the development synergies are clear.

Noted and will amend to include

Noted and will reference

The reference to the airport for LCC is to have this on the radar of both the state and federal governments for future consideration. It is worth noting that a new development plan for the airport is underway as well.

	<p>The opportunity to consider climate change and how that is going to impact all industries in the future. Linking back to page 10 – alignment with Govt objectives and opportunities presented with emissions targets (e.g. future closure of Yallourn PS). It could be timely to highlight the long term plan within this publication.</p>	<p>Renewables and opportunities that Hydrogen and Geothermal offer are high on our list of opportunities</p>	
<p><b>Submission 13</b> <b>On behalf of the HESC Project Partners</b></p>	<p>The Hydrogen Energy Supply Chain (HESC) Project Partners are grateful for the opportunity to respond to the draft Latrobe City Council’s Investment Roadmap 2020 (The Roadmap).</p> <p>We commend Latrobe City Council for recognising the economic challenges faced not only in the region, but globally, and the need to embrace change by creating a diversified, prosperous local economy to secure a sustainable economic future for the region.</p> <p>The HESC Project Partners, consisting of Kawasaki Heavy Industries, Ltd (<b>KHI</b>), Electric Power Development Co., Ltd. (<b>J-POWER</b>), Iwatani Corporation (<b>Iwatani</b>), Marubeni Corporation (<b>Marubeni</b>), AGL Energy (<b>AGL</b>)</p>	<p>Creating a Hydrogen Hub is a great opportunity for LCC and a great opportunity to work with the HESC group to advocate to the Federal government.</p>	

<p>and Sumitomo Corporation (<b>Sumitomo</b>), as well as other industry members, recognise the importance of Australia's and Victoria's hydrogen strategies in creating opportunity for Gippsland to access innovation and become a powerhouse in a growth industry.</p> <p>We applaud the Council for acknowledging the role locally produced hydrogen has in attracting government and private funding to support the growth of a clean, innovative, and competitive Latrobe City hydrogen industry.</p> <p>It is encouraging to see that Latrobe City Council is committed to aligning its investment opportunities with government objectives of hydrogen production, ensuring it supports the business continuity, self-reliance and diversification and that such an investment in the region supports ongoing local jobs, and supporting business to be more self-reliant.</p> <p>As a first-mover project of international significance, we believe that the HESC Project should be a key factor in the Australian Government's target for producing hydrogen for under \$2 per kilogram. Indeed, it has the largest, near term commercial potential to lay the foundation of a hydrogen export industry in Australia and for the adoption of hydrogen domestically. We are committed to working with Latrobe City Council to develop critical infrastructure, sustainable jobs and in-demand skills for the region – crucial ingredients for a</p>		
--	--	--

	clean hydrogen market – and vital for the implementation of the Investment Roadmap 2020.		
<b>Submission 14 Latrobe Business &amp; Tourism ASSOC (LCBTA)</b>	<p>There is no link or recognition to the LC Tourism &amp; Major Events Strategy. It would be nice to possibly include a major attraction such as a motor race track on top of our current smaller adventure tourism attractions, actually support and enhance Advanced Manufacturing industries.</p> <p>I think the Regional airport is misunderstood. The majority of Latrobe City residents would not understand the push for greater infrastructure without a clear direction. What is the overall aim of the airport and why would this help Joe Smith in the street.</p> <p>My understanding is that one of our biggest employers will still be around in 2030 and yet the report appears to avoid the word “coal”. Is this smart?</p>	<p>The Visitor economy is an important sector that is covered under its own Major Events Strategy &amp; Tourism, coupled with a dedicated events team, including financial support to Destination Gippsland. We will add a statement to this effect.</p> <p>The Latrobe Regional Airport will have its own masterplan and development plan that will articulate the direction and importance to our region. Having its own plan and reference here in the Investment roadmap this will assist in giving more visibility to the airport precinct.</p> <p>Considering new opportunities hydrogen from coal is referenced in the document.</p>	



<p><b>Submission 15 Latrobe Valley Authority (LVA)</b></p>	<p><b>Overall the document is a great shift from previous documents and it is great to see headings that embrace Circular Economy, Renewable Energy, Jobs and Skills and Innovation.</b></p> <p>The general introduction that identifies innovation as a focus on advanced manufacturing, health and circular economy is clear. What is not clear is what is meant by innovation and what conditions need to be established to realise the potential of LCC strengths. This could be explained more.</p> <p>Perhaps advanced manufacturing as a strength needs to be more strongly positioned as specific sector opportunities e.g. value add food and fibre manufacturing, circular economy value add products.</p> <p>Suggest roadmap might need to describe what work has been done to date and is planned for investigating what is required to realise these opportunities and to identify the specialisation including global value chains that LLC will establish that will attract specific investors. One of the key factors which has been identified is industry led skills and a workforce that can meet the ambition of the plan.</p>	<p>Noted and will consider how to incorporate this in the document.</p> <p>Noted and will consider how we can strengthen this in the document.</p> <p>Noted and will consider how to incorporate this in the document.</p>	
--	--	--	--

	<p>Some other suggestions for improvement-</p> <p>Jobs and Skills section could strengthen the Fed Uni connection and the new High Tech precinct.</p> <p>Commentary on collaboration could include the great relationships and connections with other LGA's and broader Gippsland.</p> <p>There is a bit in the Liveability dot point in the Investment Section, but very light on. In the Initiating and Driving Change section, could have some information on the transition work and the progress that has been made in Latrobe City. There's mention of E- Portal but no mention of Concierge Service, for example.</p> <p>Not sure if this is the case or not, but in the electronic version on the website – could have some 'live' links to precincts, appropriately zoned land sites, planning scheme etc-or some of the mentioned renewables proposals i.e. solar and wind.</p>	<p>Noted and hence our MOU with Fed Uni and working on a similar MOU with TAFE Gippsland</p> <p>Noted</p> <p>Need to include more on liveability and the promotion of our recreation asserts and other complete advantages.</p> <p>Currently working on a web based portal.</p>	
<p><b>Submission 16</b></p>	<p>In the post COVID-19 world, coupled with the ongoing planned shutdown of coal fired power stations over the</p>	<p>Noted, exactly why we the need for LCC's Investment Roadmap which sets out to do this.</p>	

next 20 years, we need to develop, foster and encourage alternative industries to provide employment replacement and growth for the Latrobe City community. Without jobs growth and retention, all other strategic plans are almost superfluous and redundant and because without employment families cannot afford to stay in a community and would vote with their feet to move to other areas with better economic prospects. Maslow's hierarchy of needs applies now more than ever in the Valley. Food, clothing, housing, education, medical care have never been more threatened in the Valley than they are now - and will be for 20-30 years to come as the coal based power industry winds down. We must support projects which grow jobs - Maryvale waste recycling, lead- acid battery smelter, potash-to-manganese conversion, planned solar farms and wind farms should and must be supported. They should not be defeated by a vocal but well-meaning minority. Put these to a rate payer referendum and you will get 99% support. As for the Commercial Road, Morwell beautification project, it looks pretty but will not increase foot traffic for businesses in that precinct. And the protracted project may well have contributed to the permanent closure of the ANZ Morwell branch. Well meaning, but we need to grow jobs - not flowers.

Our Business support teams are in constant contact with businesses to understand why they close or relocate to other parts of town.

**Agenda Item: 14.5**

**Agenda Item: Australia Day Committee Member Nominations**

**Sponsor: General Manager, Regional City Growth and Investment**

**Council Plan Objective: Grow the civic pride of our municipality and solidify Latrobe City's image as a key regional city.**

**Status: For Decision**

**Proposed Resolution:**

**That Council approve the appointment of the nominated community members;**

- **Herb Smith (Yinnar & District Lions Club)**
- **Christine Gardner (Wellington/Latrobe Lions Club)**
- **Dennis Paine (Lions Club of Traralgon)**
- **Bill Hurenkamp (Lions Club of Churchill)**
- **Jenni Mainwarring (Lions Club of Morwell)**
- **Graham Lougheed (Yallourn North Action Group)**
- **Barbara Cameron (Lions Club of Moe) to the Australia Day Advisory Committee for the next four years.**

**Executive Summary:**

Latrobe City Council is required to appoint the committee members to the 2020 – 2024 Latrobe City Australia Day Advisory Committee as per the Australia Day Advisory Committee Terms of Reference adopted at the Council meeting held on Monday, 01 August 2016.

An EOI process was undertaken requesting nominations from the townships undertaking Australia Day activities.

Below is a summary of all expressions of interest received:

<b>Date</b>	<b>Name</b>	<b>Committee</b>
1/9/2020	Herb Smith	Yinnar & District Lions Club

1/9/2020	Christine Gardner	Wellington/Latrobe Lions Club
4/9/2020	Dennis Paine	Lions Club of Traralgon
4/9/2020	Bill Hurenkamp	Lions Club of Churchill
8/9/2020	Jenni Mainwarring	Lions Club of Morwell
9/9/2020	Graham Lougheed	Yallourn North Action Group
9/9/2020	Barbara Cameron	Lions Club of Moe

**Background:**

At its 1 August 2016 meeting, Council adopted the new Terms of Reference for the Latrobe City Australia Day Advisory Committee.

The Latrobe City Australia Day Advisory Committee Terms of Reference state that the Committee will be elected for a four year term as deemed appropriate by Council.

The membership will comprise a maximum of sixteen participants. Being - two Councillors, two Council Officers, a Youth Council representative and up to 10 Community representatives to be appointed via an expression of interest process.

Councillors self-nominate for the two positions on the Advisory Committee and the Youth Council Mayor is offered a position.

Community representation has been sought through an EOI process from the townships conducting Australia Day Activities including; Boolarra, Moe, Morwell, Churchill, Toongabbie, Traralgon, Yallourn North & Yinnar community breakfasts.

The Terms of Reference defines the purpose of the Committee as follows:

- a. *Provide an opportunity for a cross-functional Committee to be formed to further engage the community in both contributing to, and sharing in the success that Australia Day generates throughout our municipality each year.*
- b. *To provide high level guidance, recommendations and strategic direction to ensure that community needs and expectations are represented and met.*

Responsibilities of the Committee are to:

1. *Inform Council of its plans and liaise with the Council's Officers to maximise the potential benefit of any activity to the community.*
2. *Identify and report to Council on an annual basis the success or otherwise of Council's annual Australia Day celebrations, identifying progress and achievements relating to the management and operation of the event, and recommendations for future years.*
3. *Make recommendations to Council, through the Chief Executive Officer, in respect of funding and general operations of the event, in a manner that will enable Council to make informed and considered decisions.*

4. *Facilitate and act as a conduit between the community and Council on all Appointment of new members:*

The current four year term of the Australia Day Advisory Committee members has expired. As per the membership clause in the Terms of Reference, an expression of interest campaign has been undertaken for the new four year term and the results detailed in this report.

It was noted that:

- Three members from the last appointed committee have nominated to continue their positions, Barbara Cameron, Dennis Paine and Herb Smith.
- Jenni Mainwarring and Bill Hurenkamp, replaced previous committee members last year, as advised by their respective clubs, and have re-nominated.
- Christina Gardner and Graham Loughheed would be new members.
- Boolarra have been invited to have a representative but had not been able to provide a candidate.

Sufficient expressions of interest exist in the nominations to form a Committee, with representation for most towns currently participating in Latrobe City Australia Day activities.

**Issues:**

*Strategy Implications*

This Report aligns with the following objectives from the Latrobe City Council Plan 2017 – 2021:

Objective 3: Improve the liveability and connectedness of Latrobe City;

Objective 7: Grow the civic pride of our municipality and solidify Latrobe City's image as a key regional city.

*Communication*

The Australia Day Committee was consulted in relation to new nominations.

Letters, emails and nomination forms were sent to service clubs and organisations currently conducting Australia Day activities within Latrobe City and to groups who have an interest in sitting on the Committee.

*Financial Implications*

Australia Day Committee finance and resource requirements have been provided for in the 2020/2021 budget.

*Risk Analysis*

<b>Identified risk</b>	<b>Risk likelihood*</b>	<b>Controls to manage risk</b>
Failure to appoint nominees would mean that the Australia Day Advisory Committee would not be compliant as a Latrobe City Committee of Management.	1 (Rare)	Letters, emails and nomination forms sent to service clubs and organisations conducting Australia Day activities within Latrobe City and to groups who have an interest in sitting on the Committee.  Each nominee is reviewed and approved through the existing ADAC.
Controversial nominee nominated for the Australia Day Advisory Committee.	1 (Rare)	Each nominee is reviewed and approved through the existing ADAC.

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

Required as a Committee of Management.

*Community Implications*

If membership is not updated, then the Australia Day Advisory Committee would be required to perform with the current membership in place.

*Environmental Implications*

Nil

*Consultation*

This report has been prepared in consultation with the Current Australia Day Advisory Committee and council officers with regard to its operational details.

Letters, emails and nomination forms were sent to service clubs and organisations currently conducting Australia Day activities within Latrobe City and to groups who have an interest in sitting on the Committee.

*Other*

Nil

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

**Attachments**

1 [↓](#).  Australia Day Advisory Committee Terms of Reference



## **14.5**

### **Australia Day Committee Member Nominations**

- 1 Australia Day Advisory Committee Terms of Reference..... 1578**

# Australia Day Advisory Committee

## *Terms of Reference*



Adopted: 01 August 2016





## CONTENTS:

1. **Establishment of the Committee**
2. **Objectives**
3. **Membership**
  - Composition of the Committee
  - Length of appointment
  - Selection of members and filling of vacancies
  - Co-option of members
  - Attendance at meetings
  - Resignations
4. **Proceedings**
  - Chair
  - Meeting Schedule
  - Meeting procedures
  - Quorum
  - Voting
  - Minutes
  - Reports to Council
5. **Review of Committee and Duration of the Committee**
6. **Authority and Compliance Requirements**



## 1. Establishment of the Committee

- 1.1. The Australia Day Advisory Committee (hereinafter referred to as “the Committee”), is a formally appointed Advisory Committee of Latrobe City Council for the purposes of the *Local Government Act 1989*.
- 1.2. The membership of this Committee and these Terms of Reference will be adopted by resolution of Latrobe City Council at an Ordinary Council Meeting.

## 2. Objectives

- 2.1. The Committee’s role is to report to the Council and provide appropriate advice, information and feedback on matters relevant to this Terms of Reference in order to facilitate decision making by the Council in relation to the discharge of its responsibilities.
- 2.2. The Committee is an advisory committee only and has no delegated decision making authority.
- 2.3. The Committee is established to:
  - 2.3.1. To provide an opportunity for a cross-functional Committee to be formed to further engage the community in both contributing to, and sharing in the success that Australia Day generates throughout our municipality each year.
  - 2.3.2. To provide high level guidance, recommendations and strategic direction to ensure that community needs and expectations are represented and met.
- 2.4. The Committee will carry out the following in order to achieve the objectives set:
  - 2.4.1. The Latrobe City Australia Day Advisory Committee is established to:
    - 2.4.1.1. Inform Council of its plans and liaise with the Council’s Events Team to maximise the potential benefit of any activity to the community
    - 2.4.1.2. Identify and report to Council on an annual basis the success or otherwise of Council’s annual Australia Day celebrations, identifying progress and achievements relating to the management and operation of the event, and recommendations for future years
    - 2.4.1.3. Make recommendations to Council, through the Chief Executive Officer, in respect of funding and general operations



of the event, in a manner that will enable Council to make informed and considered decisions.

2.4.1.4. Facilitate and act as a conduit between the community and Council on all aspects relating to the general operations and management of the event.

2.4.2. Policy and Strategy Development

2.4.2.1. Provide advice as part of a policy, strategy (or other relevant document) review or development processes as required from time to time.

2.4.3. Perform other activities related to this Terms of Reference as requested by the Council.

### 3. Membership

#### Composition of the Committee

3.1. The Committee shall comprise of a maximum of 16 members, being:

3.1.1. Up to two Councillors

3.1.2. Up to 10 Community representatives appointed via expression of interest process

3.1.3. Latrobe City Council Officers:

3.1.3.1. Coordinator of Events & International Relations

3.1.3.2. Senior Event Officer

3.1.4. Council Representatives

3.1.4.1. Youth Council

#### Length of appointment

3.2. Whilst a Committee shall be in place for as long as Latrobe City Council sees fit, the appointment of members shall be for a 4 year term as deemed appropriate by Council.

3.3. Prior to the expiration of each term, there will be a call for nominations for the next term. Current Committee members are able to re-nominate.

#### Selection of members and filling of vacancies

3.4. Latrobe City Council shall determine the original membership of a Committee based on expressions of interest received from members of the community and nominations received from organisations.



- 3.5. The Committee may fill any vacancies that occur within the determined 4 year period of appointment, subject to the approval of the General Manager of the relevant division and endorsement of Council. Where a vacancy is filled in this way, the appointment shall be limited to the remainder of the period of the original appointment.

Co-option of members

- 3.6. With the approval of the Chair, the Committee may invite other individuals to participate in the proceedings of the Committee on a regular or an occasional basis and including in the proceedings of any sub-committees formed.

Attendance at meetings

- 3.7. All Committee members are expected to attend each meeting.
- 3.8. A member who misses two consecutive meetings without a formal apology may at the discretion of Latrobe City Council have their term of office revoked.
- 3.9. A member who is unable to attend the majority of meetings during the year may at the discretion of Latrobe City Council have their term of office revoked.

Resignations

- 3.10. All resignations from members of the Committee are to be submitted in writing to the General Manager of the relevant division, Latrobe City Council, PO Box 264, Morwell VIC 3840.

**4. Proceedings**

Chair

- 4.1. The nominated Councillor shall Chair the meetings.
- 4.2. If the Councillor delegate is unavailable he/she shall delegate to the other nominated Councillor to chair the meeting.
- 4.3. If neither Councillor is available, the Chair may nominate a replacement from the current membership of the Committee to chair the meeting.

Meeting schedule

- 4.4. The Committee will determine its meeting schedule and times for each of the meetings. The duration of each Committee meeting should generally not exceed two hours.
- 4.5. Meetings of the Committee will be held a minimum of 3 times per year or as may be deemed necessary by Latrobe City Council or the Committee to fulfil the objectives of the Committee. Special meetings may be held on an as-needs basis.



#### Meeting procedures

- 4.6. Meetings will follow standard meeting procedures as established in any guidance material and outlined in these terms of reference for Advisory Committees provided (see appendix one for the agenda template).
- 4.7. All Committee meetings and records are considered confidential and may be designated as confidential in accordance with Section 77 of the Act.
- 4.8. All recommendations, proposals and advice must be directed through the Chair.

#### Quorum

- 4.9. A majority of the members constitutes a quorum.
- 4.10. If at any Committee meeting a quorum is not present within 30 minutes after the time appointed for the meeting, the meeting shall be deemed adjourned.

#### Voting

- 4.11. There will be no official voting process, although all members shall have equal voting rights. Majority and minority opinions will be reflected in Committee minutes.

#### Minutes of the Meeting

- 4.12. A Latrobe City Officer or authorised agent shall take the minutes of each Committee meeting.
- 4.13. The minutes shall be in a standard format including a record of those present, apologies for absence, adoption of previous minutes and a list of adopted actions and resolutions of the Committee (see appendix two for the minutes template).
- 4.14. Where this meeting is also considered an Assembly of Councillors under the *Local Government Act 1989*, an Assembly of Councillors record must also be submitted in accordance with those requirements.
- 4.15. The minutes shall be stored in the Latrobe City Council corporate filing system (currently LCMS electronic document and records management system).
- 4.16. The agenda shall be distributed a maximum of 10 working days in advance of the meeting to all Committee members, including alternative representatives.
- 4.17. A copy of the minutes shall be distributed to all Committee members (including alternative representatives) within 10 working days of the meeting.



#### Reports to Council

- 4.18. With the approval of the Chair, a report to Council may be tabled on the Committee's progress towards the objectives included in this Terms of Reference.
- 4.19. Reports to Council should reflect a consensus of view. Where consensus cannot be reached, the report should clearly outline any differing points of view.
- 4.20. Reports to Council will be co-ordinated through the General Manager of the relevant division that the Committee falls under.

#### **5. Review of Committee and Duration of the Committee**

- 5.1. The committee will cease to exist by resolution of the Council, or once the objectives at item 2.3 have been demonstrated that they have been met, whichever occurs first.
- 5.2. A review of the Committee will take place at least once every three years at which time the Terms of Reference will also be reviewed.
- 5.3. A review will be conducted on a self-assessment basis (unless otherwise determined by Council) with appropriate input sought from the Council, the CEO, all Committee members, management and any other stakeholders, as determined by Council.
- 5.4. The review must consider:
  - 5.4.1. The Committee's achievements
  - 5.4.2. Whether there is a demonstrated need for the Committee to continue, and
  - 5.4.3. Any other relevant matter.

#### **6. Authority and Compliance Requirements**

- 6.1. The Committee is a consultative committee only and has no executive powers nor does it have any delegated decision making or financial authority.
- 6.2. The Committee must comply with the Assembly of Councillor provisions provided for in the *Local Government Act 1989*.
- 6.3. Failure to comply with the provisions outlined in this Terms of Reference may result in termination of the Member's appointment.





## Appendix 1: Agenda Template



[Name] Advisory Committee			
Meeting Day, XX Month Year			
Time Commencing: 00:00am/pm Expected Finish Time: 00:00am/pm			
Location: (include specific meeting room and address)			
<i>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</i>			
AGENDA ITEMS			
No.	Item	Responsible Officer	Attachment
1.	Welcome & introduction	Chair	N/a
2.	Apologies	All	
3.	Conflicts of Interest	All	
	<i>Members of the Committee are to declare any Conflicts of interest in matters listed on the agenda</i>		
4.	Matters arising from previous meeting	All	
	<i>Review of action progress from previous meetings</i>		
5.	Items for Consideration		
	<i>Matters being presented for discussion in accordance with the terms of reference</i>		
	•		
	•		
	•		
	•		
6.	General Business		
	•	All	
	•		
	•		



**Appendix 2: Minutes Template**



**[Name] Advisory Committee Minutes**

**Meeting Day, XX Month Year**  
**Time Commenced: 00:00am/pm    Finish Time: 00:00am/pm**  
**Location: (include specific meeting room and address)**

**Meeting Chair: < Name >**

NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.

No.	Item	Responsible Person	Timeframe
<b>1.</b>	<b>Present</b>		
<b>2.</b>	<b>Apologies</b>		
<b>3.</b>	<b>Conflicts of Interest Disclosures</b>		
	<p><i>Members of the Committee declare any Conflicts of interest in matters discussed at the meeting.</i></p> <p>The following members of the Committee declared a Conflict of Interest at the meeting and left the meeting whilst the matter was being discussed:</p> <p>&lt;Name&gt; ,Time left 00:00am/pm, Time returned 00:00am/pm</p> <p>&lt;Name&gt; ,Time left 00:00am/pm, Time returned 00:00am/pm</p> <p>&lt;Name&gt; ,Time left 00:00am/pm, Time returned 00:00am/pm</p>		





<p><b>[Name] Advisory Committee Minutes</b></p> <p>Meeting Day, XX Month Year                  Time Commenced: 00:00am/pm Finish Time: 00:00am/pm                  Location: (include specific meeting room and address)</p> <p>Meeting Chair: &lt; Name &gt;</p>			
<p><i>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</i></p>			
No.	Item	Responsible Person	Timeframe
<b>4.</b>	<b>Matters arising from previous meeting</b>		
	<p>List the item and action agreed and assign any follow up actions and expected timeframes</p> <p>1. Item Heading                      Action(s):                      •                      •</p> <p>2. Item Heading                      Action(s):                      •                      •</p>		
<b>5.</b>	<b>Items for Consideration</b>		
	<p>List the item and action agreed as per agenda and assign any follow up actions and expected timeframes</p> <p>1. Item Heading                      Action(s):                      •</p> <p>2. Item Heading                      Action(s):                      •</p> <p>3. Item Heading                      Action(s):                      •</p>		





**[Name] Advisory Committee Minutes**

**Meeting Day, XX Month Year**  
**Time Commenced: 00:00am/pm Finish Time: 00:00am/pm**  
**Location: (include specific meeting room and address)**

**Meeting Chair: < Name >**

NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.

No.	Item	Responsible Person	Timeframe
<b>6.</b>	<b>General Business</b>		
	<i>List the item and action agreed and assign any follow up actions and expected timeframes</i> 1. Item Heading Action(s): •  2. Item Heading Action(s): •		
<b>Next Meeting:</b> <Provide details of the next meeting date, time and location>.			



# **ASSETS AND PRESENTATION**

## **15. ASSETS AND PRESENTATION**

**Agenda Item: 15.1**

**Agenda Item: Moe Netball Park Pavilion - Expressions of Interest for Lease of Building**

**Sponsor: General Manager, Assets and Presentation**

**Council Plan Objective: Improve the liveability and connectedness of Latrobe City.**

**Status: For Decision**

### **Proposed Resolution:**

**That Council enter into a lease with the Latrobe Valley Beekeepers Association for the vacant section of the Moe Netball Park Pavilion at Joe Tabuteau Reserve, Moe.**

### **Executive Summary:**

The Moe and District Netball Association have vacated the Moe Netball Park Netball Pavilion at Joe Tabuteau Reserve to take up residence at the new Monash Reserve Newborough multi use sporting facility. A four week Expression of Interest (EOI) process was undertaken seeking interest in the possible future leasing of the vacant section of the pavilion. The process closed on 28 February 2020 with four EOI's being received and a Councillor Briefing report presented on 22 June.

- The four EOI's received were from the Moe Racing Club, TCB Living To Thrive, Latrobe Valley Beekeepers Association (LVBA) and the Gippsland Social Motorcycle Club (GSMC). Following the consideration of the Councillor Briefing report, officers were instructed to inform TCB Living To Thrive that the pavilion location was not considered suitable for their activities. Officers were also to consult with the remaining three EOI groups to establish if it were possible for at least two of the groups to co-share the pavilion.
- Council Officers have had discussions with each EOI applicant, regarding the possibility of sharing the facilities, with the following responses:
  - TCB Living To Thrive - officer explained that Councillors did not believe that the pavilion was the best possible location for their service and that officer assistance would be provided to find a more central location for

the group.

- Moe Racing Club - notification from the clubs Chief Executive Officer that it was withdrawing its EOI.
- GSMC – representative had indicated that they are prepared to share the facility
- LVBA - they would be unable to share the pavilion due to the amount of equipment they have although they are prepared to share the old netball court area.
- The LVBA are the officer's preferred EOI applicant due to the indoor and outdoor areas required for them to operate their activities and establish a fixed and secure Apiary (beehive) yard. The association has a large member base and is currently operating from the Frank Bartlett Memorial Library, Moe where it requires long hours to set up and dismantle its operations each time it wishes to meet.
- The GSMC will be assisted by Council officers with their investigations into suitable accommodation options.

### **Background:**

Submissions from the EOI were received from the following organisations:

- LVBA

The LVBA proposes to use the pavilion for member training and activities. The association is an incorporated, not-for-profit social beekeeping club which has 130 members and currently meets at the Frank Bartlett Memorial Library, Moe. The club reports that it is growing at a very fast rate and requires a facility that has the capacity for the club and their member services to expand. The club wish to enter into a lease for the vacant section of the pavilion and some of the land around the pavilion including the asphalt court area. The club wish to establish a fixed and secure Apiary (beehive) yard for member training purposes. Currently the club utilise the grassed roof and meeting rooms at the library. Although the library roof is a unique location it takes extensive planning on training days requiring hives to be moved before sunrise and after sunset which can be unsettling for the bees.

The club has a strong committee and enthusiastic group of primary volunteers. The club believe that they have the skills to maintain and improve the inside and outside areas of the facility along with having experience in seeking funding for projects.

The club also wish to use the facility to assist other community organisations to host suitable events and are currently planning on developing a weekend market. The market would be hosted at the facility and would require access to the outer areas around the pavilion including the asphalt courts. The production

and potential sale of honey along with other community market events may further activate the north end of the reserve following the re-location of the netball association.

The netball pavilion (and courts) provides the following key requirements for the club:

- Additional seating room space/conference seating.
- Permanent equipment storage areas.
- Apiary yard that would benefit members and be a site for Schools/Scouts and/or Guides groups to conduct excursions.
- Construction area for building frames, hives etc.
- Kitchen for members to process and bottle honey.
- Suitable environment to run club activities 3 - 4 times a week.

The club has provided a letter of support from Gary Blackwood MP.

The pavilion and surrounding area appear to be conducive to the proposed club activities however officers do not know to what extent the club would actually use the asphalt courts.

- GSMC

The club propose to use the pavilion for member support and activities. The club was formed in July 2014 and has experienced a significant growth in their membership to a current 82 paid up members. The club also have a casual discussion group on their Facebook page which has in excess of 1500 registered followers.

The members believe they are a unique club with a passion for riding and motorsport while advocating for improvements in road safety and the community alike.

The club recently contributed to the greater Gippsland community with their 'Transport Accident Commission' backed *Gippsland Motorcycle Mentoring Pilot Program*. The program focuses on improving rider skills, specifically with returning and newly licensed riders. The club have also worked with VicRoads in relation to the *Doug & Barry* road safety television advertisements.

The club have just completed the inaugural *Latrobe Motorfest* which was held at the Mid Valley Shopping Centre. This was a major event for Morwell and the region which the club want to hold again in the future.

The club committee have a vision to continue working alongside the community to not only provide quality events such as *Latrobe Motorfest* and road safety and training but to also work within a men's health environment. The club



members believe that having clubrooms will give men and women of all ages a place where they can feel included, regardless of their backgrounds and life challenges. The club do wish to emphasise that their members are both male and female and that their activities are not all focused on men and that all persons from the community are welcomed. The GSMC has a strong community focus for providing support and road safety programs and the site would allow for them to have a dedicated facility for their activities.

- TCB Living To Thrive

A Council officer met with a TCB Living To Thrive representative at the Moe Service Centre on 2 July. The officer explained that the Councillors did not believe that the pavilion was the best possible location for their service and that officer assistance would be provided to the group in an attempt to find a more central and visible location. The group's representative understood the Councillors position. The Community Development team will assist the group.

- Moe Racing Club

Officers will undertake no further action with the Moe Racing Club unless requested by the club to assist in a formal investigation of facility expansion proposals.

The *Moe Newborough Outdoor Recreation Plan* which was adopted by Council in July 2015 states; if netball relocates to alternate location redevelop existing netball area into car parking to support equestrian activities, pigeon club, model railway association and other community events conducted in the open space area inside the track.

Council is empowered by Section 190 of the *Local Government Act 1989* to lease land. When exercising this power, if the lease is for at least 1 year and the rent or the current market rental value is \$50,000 or more a year or the lease is for 10 years or more, Council would have to comply with section 223 of the *Local Government Act 1989* by giving 28 days public notice, inviting and considering any written submissions received, including accommodating any person who wishes to be heard at a meeting in support of their submission, prior to determining whether to proceed with a lease of land.

Joe Tabuteau Reserve is Crown land and the Department of Environment, Land, Water and Planning has appointed Council as the Committee of Management. In addition to the requirements of Section 190 of *Local Government Act 1989*, Council will also need to comply with Section 17D of the *Crown Lands (Reserve) Act 1978* whereby Council is first required to obtain "Approval In Principle" for the proposed lease from the Regional Ministerial Delegate. The maximum lease period is 21 years.

Officers believe that the location is unsuitable for the GSMC due to the possible conflict between equestrian activities and the sounds of motorcycles. Officers consider the LVBA as the preferred EOI lease applicant.

**Issues:**

During discussions held with the Moe Racing Club on 7 July their CEO expressed a concern with any possible leasee that may have loud noises or bees due to the horses being on the track.

When posed with a question regarding the close proximity of horses and bees the LVBA stated that there were existing natural hives in the trees on the western side of the reserve and that their bees or bees in general would not pose a problem for horses that operate in the reserve.

*Strategy Implications*

Provide community infrastructure that supports recreation and connectedness including sporting facilities, pathways and community gardens.

*Communication*

There are no communication matters contained in this report.

*Financial Implications*

It is estimated that the annual cost to maintain the pavilion is approximately \$16,000 although there will be a requirement on the successful lease holder to undertake general maintenance on the building which should lower this cost to Council.

*Risk Analysis*

<b>Identified risk</b>	<b>Risk likelihood*</b>	<b>Controls to manage risk</b>
<b>Financial Risk</b> Council being requested to assist in capital upgrades.	4	Pavilion (and surrounds) are presented to Lessee in a 'as is' and Essential Safety Measures compliant condition.
<b>Legal/Regulatory Risk</b> Lease conditions not being adhered to.	3	Council officers manage the Lessee via the Lease conditions.

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

### *Legal and Compliance*

Council's Statutory Planning team state that a Planning Permit will not be required by the LVBA if the use of the site is for 'apiculture' and the association meets the requirements of the *Apiary Code of Practice*.

There are no further legal or compliance matters to be considered within the report.

### *Community Implications*

The following impacts may be expected on the local community:

#### Latrobe Valley Beekeepers Association

Residents and other reserve users may express concerns regarding allergies to bee stings with the hives being in close proximity to their person or premise.

The reserves equestrian users may consider having bees in the close vicinity of horses as a potential risk.

The production and potential sale of honey along with other community market events may further activate the north end of the reserve following the re-location of the netball association.

#### Gippsland Social Motorcycle Club

Residents may object to the sound of motorcycles entering and exiting the facility and the dust generated from the internal roadways.

### *Environmental Implications*

The promotion of bees has a positive impact on the local environment and assists in their survival across the world and that of the flora they propagate.

### *Consultation*

Officers have had discussions with all EOI submitters either in person, by email and/or telephone.

Consultation has not been undertaken with the existing users of Joe Tabuteau Reserve or nearby residents, with exception of the Moe Racing Club.

### **Declaration of Interests:**







Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

There is a declaration that Council officer Sean-Paul Smith Coordinator Environment Sustainability, is a member of the Latrobe Valley Beekeepers Association.

### **Supporting Documents:**

Nil

**Attachments**

- 1 [↓](#)  Moe Netball Park - Pavilion and Surrounds
- 2 [↓](#)  Latrobe Valley Beekeepers Association - EOI Proposal
- 3 [↓](#)  Latrobe Valley Beekeepers Association - EOI
- 4 [↓](#)  Latrobe Valley Beekeepers Association - Letter of Support
- 5 [↓](#)  Gippsland Social Motorcycle Club - EOI
- 6 [↓](#)  Moe Racing Club - EOI Withdrawal Email

## **15.1**

### **Moe Netball Park Pavilion - Expressions of Interest for Lease of Building**

- |          |   |             |
|----------|---|-------------|
| <b>1</b> | <b>Moe Netball Park - Pavilion and Surrounds.....</b>                     | <b>1598</b> |
| <b>2</b> | <b>Latrobe Valley Beekeepers Association - EOI Proposal .....</b>         | <b>1599</b> |
| <b>3</b> | <b>Latrobe Valley Beekeepers Association - EOI.....</b>                   | <b>1615</b> |
| <b>4</b> | <b>Latrobe Valley Beekeepers Association - Letter of<br/>Support.....</b> | <b>1617</b> |
| <b>5</b> | <b>Gippsland Social Motorcycle Club - EOI .....</b>                       | <b>1618</b> |
| <b>6</b> | <b>Moe Racing Club - EOI Withdrawal Email.....</b>                        | <b>1620</b> |

### Moe Netball Park



### Moe Netball Park – Pavilion









## The EOI: Why we are applying!

The reason behind our expression of interest is quite simple - the club is growing at a very fast rate and the facilities we are currently using, although amazing, do not have the capacity and practicality for our expanding club.

At our meeting on Tuesday February 4th (photo, right), we had members spilling into the foyer as we were over the dual room capacity. We had 63 members turn up to hear our guest speaker.

The old Moe Netball Courts would provide the following key requirements of the club:

- ❖ more seating room space/ conference seating;
- ❖ permanent equipment storage areas;
- ❖ dedicated apiary yard that will benefit both members and be a site for school/ scout/ guides to conduct excursions;
- ❖ dedicated building area (for building frames, hives *etc.* (currently using a members residence)
- ❖ dedicated kitchen for members to process honey.
- ❖ have a suitable environment to allow the club to run activities 3-4 times a week. A frequently used site also has the benefit of deterring vandalism.

The other aspect we struggle with is in setting up and decanting out of monthly meetings. We have stuff! Lots of stuff: posters; display items; IT equipment; club supplies; merchandise. Committee members need to spend at least an hour prior and post a meeting getting ready and packing up.

Our club is fortunate, we have a growing, active membership that requires more than just monthly meetings. We conduct honey extraction days; hive inspections;



equipment building days; native bee workshops; and extensive training weekends.

The club have bigger plans for bringing visitors and money to the valley - we are keen to use the site to assist others hosting suitable events, and we are currently planning on developing a weekend market to be hosted at the site.

We can hire the Moe Library for some of these events. If we are unable to, we call on our friends at the Newborough Mens Shed to use their facilities; or we go to a private residence. This is not ideal, we

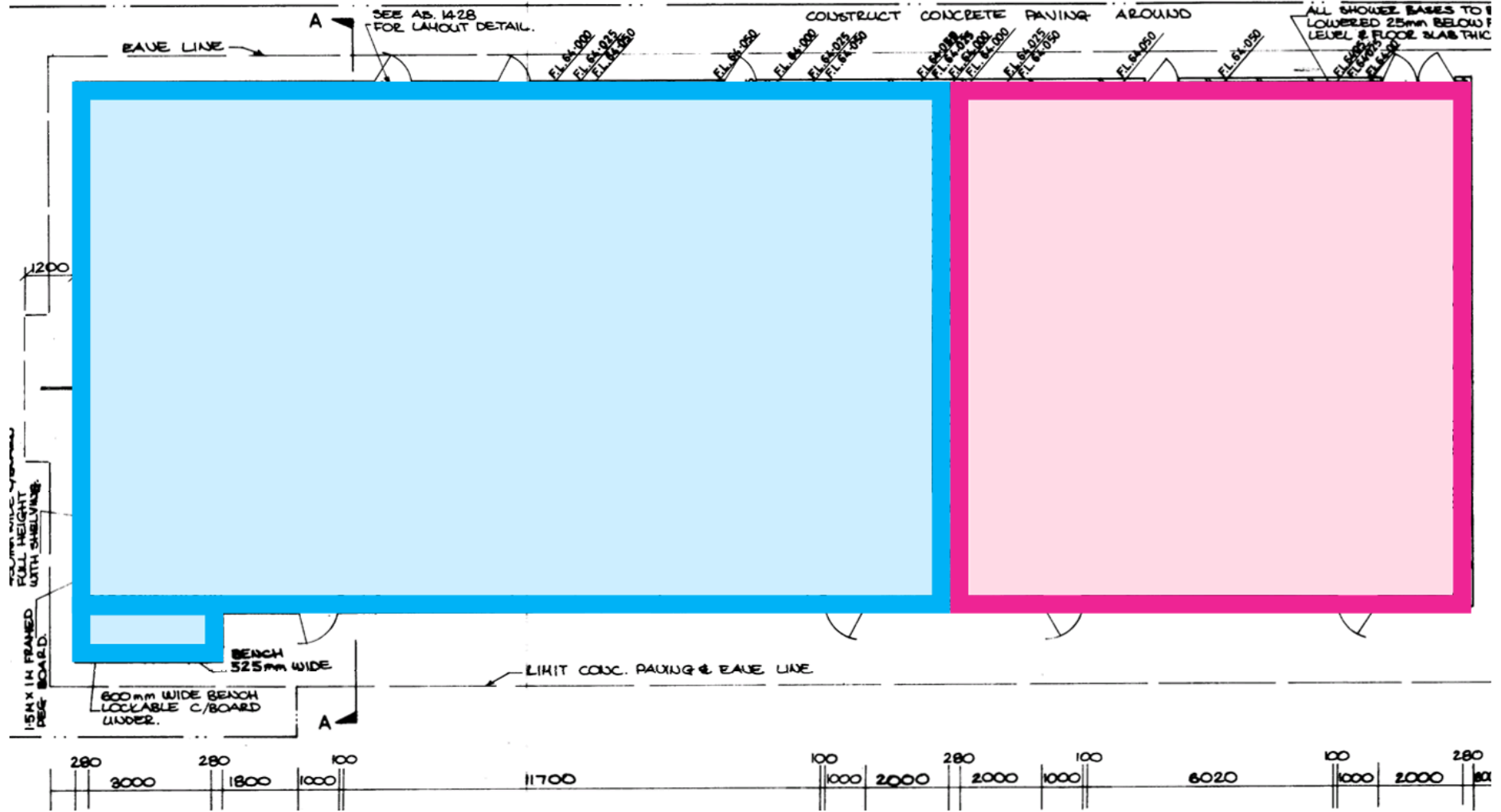
have the same problem as with our monthly meetings - moving our supplies and equipment in and out. The other issue to take into consideration is that we can book more and more of the Moe Library, however this will then limit the facilities to be used by other groups or clubs for their meetings.

A permanent space would allow us to establish a fixed and secure apiary yard. Currently our training days utilise the grassed roof and meeting rooms at the Moe Library. This is a unique location but it does take extensive planning (hives must be moved before sunrise and after sunset) and can be unsettling for the bees.

We have a strong committee and enthusiastic group of primary volunteers. Our team have the skills to maintain and improve (with permission) the site and facilities. We have proven we have the ability to seek funding for projects and as such could undertake these without solely relying on council funding.

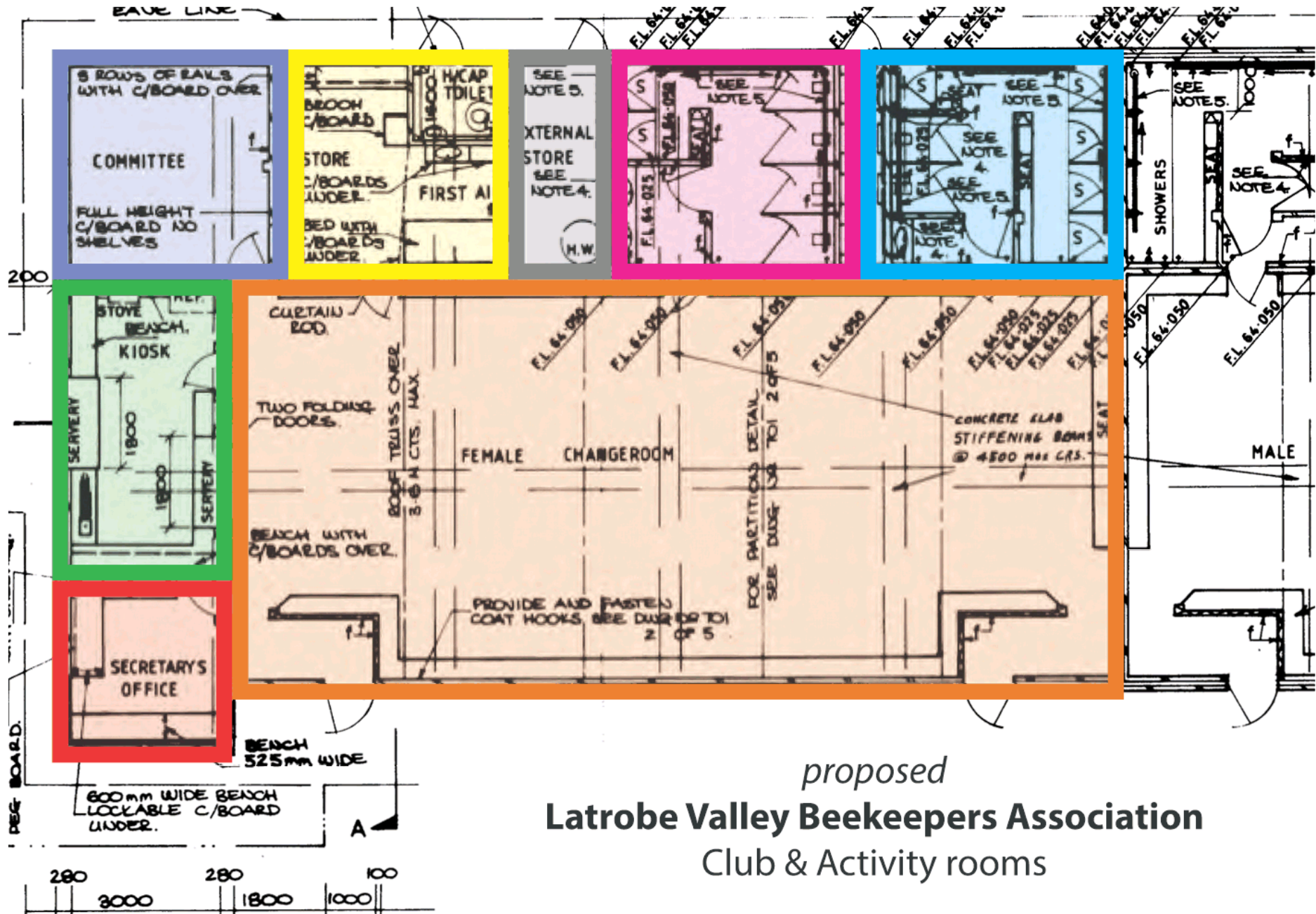
The following document gives a rundown of our club, what we are capable of, and (we hope) clearly demonstrates why the Latrobe Valley Beekeepers Association would be the ideal candidate for the site!



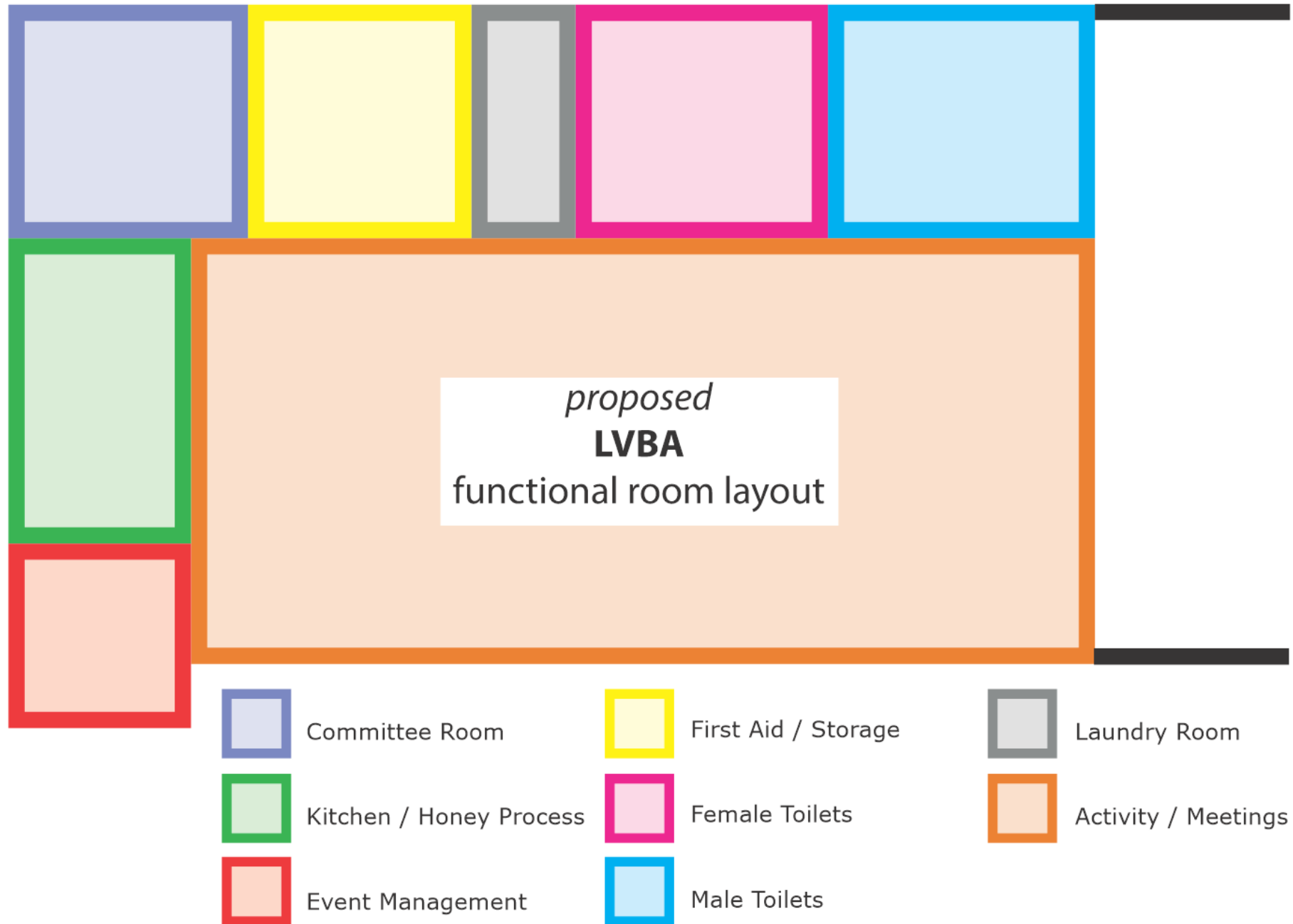


*current*  
**Moe Netball Club**

*current*  
**Latrobe Valley Equestrian Club**



*proposed*  
**Latrobe Valley Beekeepers Association**  
Club & Activity rooms





## Who are the LVBA?

### Who are we?

The Latrobe Valley Beekeepers Association (LVBA) is a not for profit educational and social club that formed online in January 2018 after a number of likeminded beekeepers decided it was time to share information and increase connectedness in what can sometimes be an isolated pastime!

The Latrobe Valley Beekeepers Association exists to promote ethical beekeeping practice by providing a welcoming, social and supportive environment for beekeepers in the Latrobe Valley and surrounding areas.

### Why did the LVBA form?

It was evident that there was a real need from those involved online, that physical meetings were a priority – so the club adopted a Terms of Reference, became Incorporated and elected a Committee. We held our first physical meeting in November 2018.

We meet twice a month formally, hold education workshops and conduct equipment building days that teach members basic carpentry and skills to aid in the assembly of beehives and honey frames.

The LVBA provides these people a place to share their powerhouses of knowledge via hands-on Mentoring & Coaching. Volunteering and knowing your contribution is regarded as valuable is without measure.

### How is the club going?

We are the largest Victorian Apiarist club outside of Melbourne. Currently we have 140 fully paid members (and another 35 children or affiliate members) with ages ranging from 4 to 84 years. Our members come from all walks of life - uniting with a passion for beekeeping.



We have stopped actively seeking new members until we find a suitable, permanent venue. Our meetings are broadcast live and have attracted in excess of 400 individual viewers.

We are a vibrant and actively growing club with a lot of passion and potential.

### Are we just a club?

In addition to performing as a social club, the LVBA strives to provide education and hands on assistance to school groups, agricultural farmers and the general public by raising the profile and importance of bees and beekeepers.

Unfortunately, bees are under threat: a significant proportion of all the food we eat is pollinated by bees, therefore we need to inspire more people into the beekeeping world!

We have received funding in excess of \$11,000 to design and construct a "**Value of Bees – Education Trailer**". This was launched in August and formed an integral part of the second Morwell Rose Garden Festival in November 2019. This too will need a home.

The Educational Events Trailer is the centerpiece of an educational & awareness program that the LVBA is rolling out. The purpose of this project is to build on the success and the huge attention and interest the club received at the Morwell Rose Garden Festival and a number of events early last year.



# What do the LVBA do?

## How the club benefits Latrobe City?

The basis of the LVBA is that of social inclusion; the sharing of knowledge; and the delivery of education programs. A secure and appropriate club room and apiary yard will provide:

- ❖ an avenue that will increase membership;
- ❖ an avenue to reach out to the broader community and raise awareness of the importance of the beekeeping industry as a whole;
- ❖ a way to reach isolated beekeepers and provide both support and social interaction;
- ❖ an increase in the number of bee hives in Latrobe Valley and thereby secure our agricultural and food industries; *and*
- ❖ a fantastic educational location for schools, scouts and other social clubs.

## Where we meet now?

Currently the LVBA meets at the Frank Bartlett Memorial Library – this is an amazing venue and it is a great facility for presentations and talks – however one of our primary aims is to work with bees so we can share knowledge and develop skills.

Sadly, the art of beekeeping has dwindled in many parts of the world. This usually means that many beekeepers are retirees. Globally, it is estimated that 80% of all commercial beekeepers are over the age of 70!

The industry needs new blood.



The club needs a suitable venue that will allow us to have a club room and an outside area suitable for bee hives to be installed.

## How will the club survive in the long run?

I am the President of the LVBA, this is my personal passion. I have drive, enthusiasm and a capability to seek grants; work with the community; build and maintain a strong membership; and enough leadership skills to ensure a harmonious committee.

In my past lives I have either run or been on the committee of clubs, conventions and events that have been small scale (a few hundred members) to a LEGO event spanning four days at the Melbourne Exhibition Building that draws in 40,000 attendees.

I have been involved in a vast array of clubs and societies that have catered to communities and specialty groups. These include: Melbourne Science Fiction Club; Australian & New Guinea Fishes Association; Gallifrey-Doctor Who Appreciation Society of Australia; Victorian Herpetological Society; & BrickVention (LEGO Convention). The club does not rely on my drive to thrive. I work with a dedicated team who are fully able to realise the club's potential if I was not on the scene - I was just the focal point to get it started!

Should you have any questions or require further information, please feel free to contact us at 0409 015 237 or email us at: [LatrobeValleyBees@gmail.com](mailto:LatrobeValleyBees@gmail.com).

**Sean-Paul Smith,**  
on behalf of the LVBA Incorporated Committee

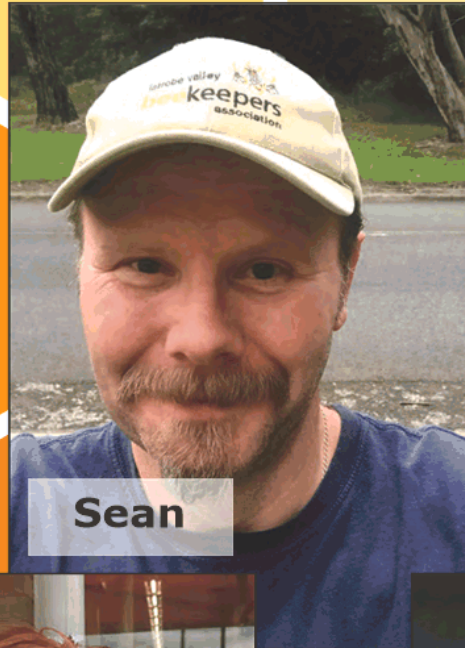








**Kate & Freya**



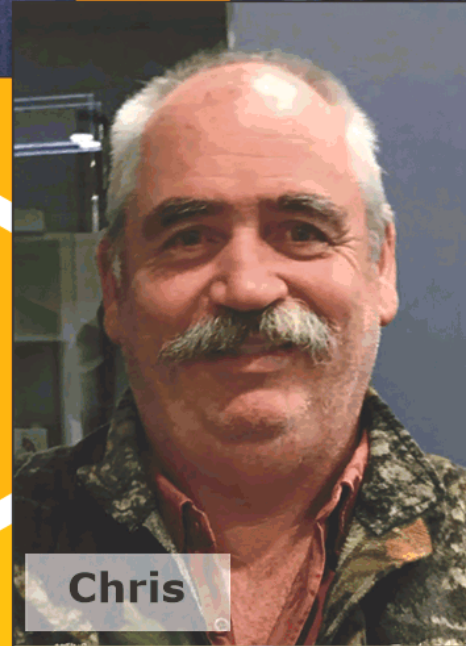
**Sean**



**Brooke**



**Ruth**



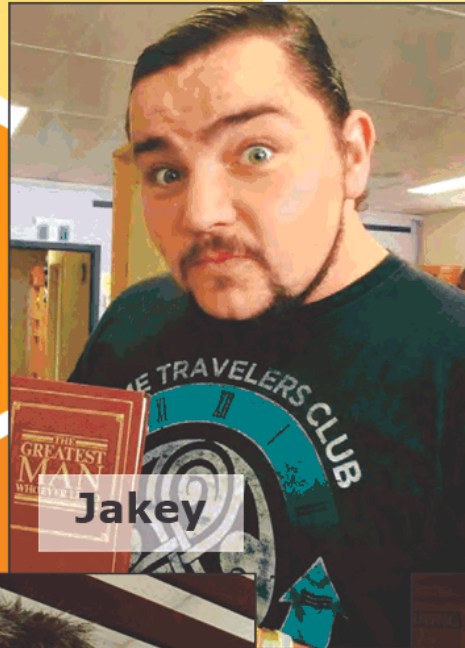
**Chris**



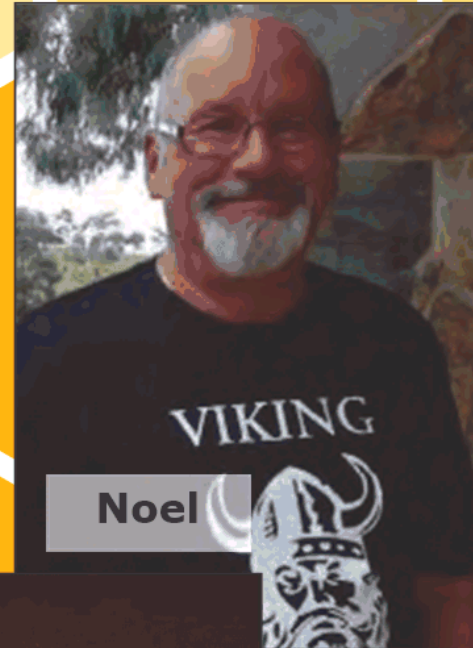
**Committee  
Members**



**Steve**



**Jakey**



**Noel**



**Toby**



**Shaun**



**Primary  
Volunteers**

## The LVBA: A Future Focus

### The Role of Bees

There is a global focus on the importance of bees and their role in feeding the planet. Bees are important to our livelihood as they help to pollinate most of the crops we eat and many that feed farm livestock.

It is estimated that pollinators affect 35% of global agricultural land, supporting the production of 87 of the food crops worldwide. Bees assist in the pollination of our forests, fodder, flowers, fibre and food crops.

### Valley to Valley: Coal and Bees

Industry see a need for higher beekeeper education and dedicated bee research. Currently Tocal Agricultural Centre in the Hunter Valley is the only tertiary institution that provides an accredited Certificate III in Beekeeping.

If the LVBA is able to gain a lease at the old Moe Netball Courts, we will focus on working with Tocal College to bring an accredited program to the Latrobe Valley. If successful, this will bring both students, revenue, and employment to the area

### Alignment with the When Bee Foundation

When Bee are a not-for-profit organisation that promotes awareness of the importance of bees for food security, and raises funds for research that addresses the national and global threats to bees.

They engage with all levels of government, the apiculture industry, bee reliant food industries, universities, research organisations and community. They fund vital strategic research and education initiatives that strengthen honeybees, improve pollination efficiency and increase food security.

Sean-Paul Smith graduated from the When Bee Ambassador Program in June 2019. The LVBA has committed to assist the Foundation by raising awareness and funds.

### Bee Research & Advocacy

The proposed Moe facility will be unique in Victoria. A bee club with a dedicated facility that is capable of supporting scientific research and an active and willing cohort of volunteers.

Universities often lack appropriate locations or manpower when doing research - having a great location and lots of willing club volunteers would allow research bodies like CSIRO, Tertiary Institutions and Government Agencies to create new and interesting opportunities for researching bees.

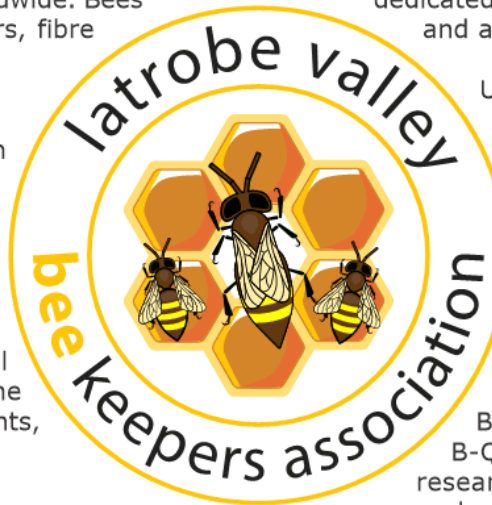
Very little research on bees is performed in Victoria and with our current affiliations with the When Bee Foundation, BeeAware, Plant Health, Agrifutures, Victorian Apiarists Association, The Australian Honey Bee Industry Council (AHBIC), Agriculture Victoria and B-Qual we could become strong advocates for long term research along with an suitable location to perform such research. Moe is perfectly situated within Victoria's Premier

Regional City!

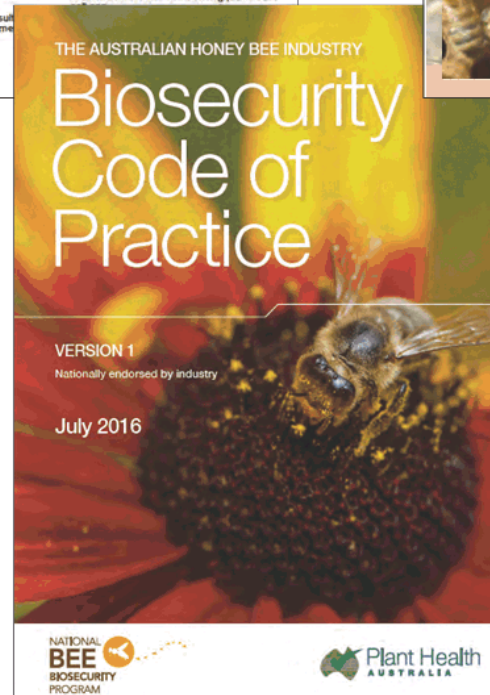
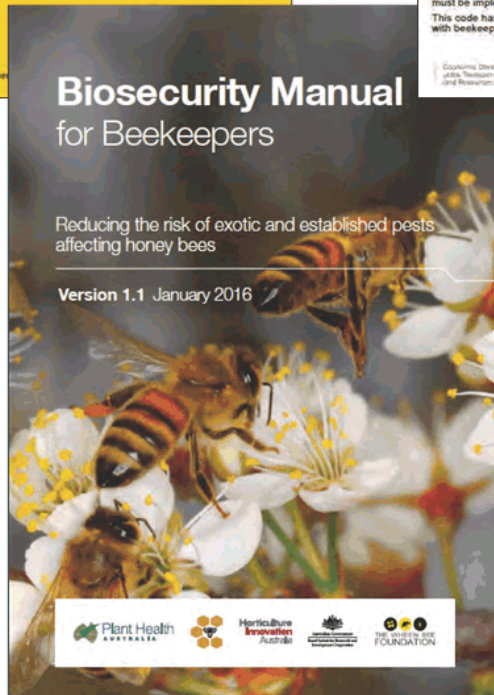
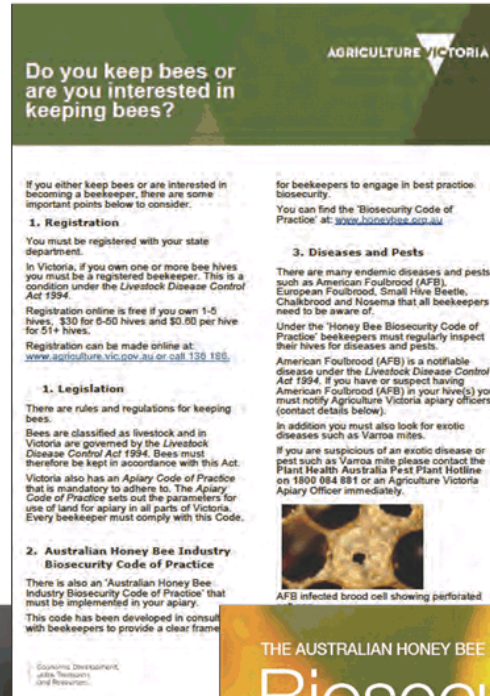
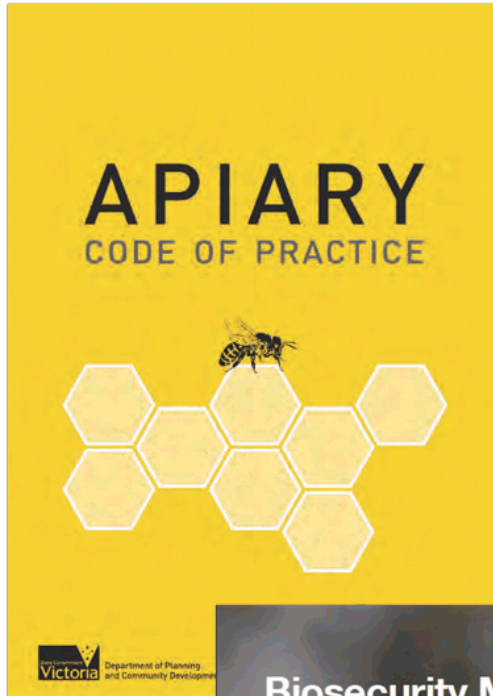
### Goal: building the "Beekeeper Training & Research Institute"

Bees are the very foundation of almost all life on this planet and to allow the LVBA to utilise such a facility will have far reaching benefits. We hope you agree we could not imagine a better use for such a facility.

With a little bit of imagination and some hard work, the LVBA will create a true legacy for the future of food security in the valley and beyond.







**Latrobe Valley  
Beekeepers Association**

[facebook.com/LatrobeValleyBeekeepersAssociation/](https://facebook.com/LatrobeValleyBeekeepersAssociation/)

**10 February 2020**

Hi Simon,

The **Latrobe Valley Beekeepers Association** would like to put in a formal Expression of Interest for the (old) **Moe Netball Courts** as advertised in the Latrobe Valley Express on Thursday 30th January 2020.

We are an incorporated, not-for-profit social beekeeping club that has taken Gippsland by storm in the nearly two years of our existence. We currently meet at the Moe Service Centre / Frank Bartlett Memorial Library on the first Tuesday of every month.

We have in excess of 130 fully paid members and require a venue that has the space and capability requirements our growing club needs. The Moe Netball Courts are ideal.

The reason behind our expression of interest is quite simple - the club is growing at a very fast rate and the facilities we are currently using, although amazing, do not have the capacity and practicality for our expanding club.

At our meeting on Tuesday February 4th, we had members spilling into the foyer as we were over the dual room capacity. We had 63 members turn up to hear our guest speaker.

The old Moe Netball Courts would provide the following key requirements of the club:

- more seating room space/ conference seating;
- permanent equipment storage areas;
- dedicated apiary yard that will benefit both members and be a site for schools/ scouts/ guides to conduct excursions;
- dedicated construction area for building frames, hives *etc.* (currently using a members residence);
- dedicated kitchen for members to process and bottle honey;
- have a suitable environment to allow the club to run activities 3-4 times a week. A frequently used site also has the benefit of deterring vandalism.



PO Box 323,  
Newborough VIC 3825



0409 015 237



[LatrobeValleyBees@gmail.com](mailto:LatrobeValleyBees@gmail.com)

## Latrobe Valley Beekeepers Association

[facebook.com/LatrobeValleyBeekeepersAssociation/](https://facebook.com/LatrobeValleyBeekeepersAssociation/)

The other aspect we struggle with is in setting up and decanting out of monthly meetings. We have stuff! Lots of stuff: posters; display items; IT equipment; club supplies; and merchandise. Committee members need to spend at least an hour prior and post a meeting getting ready and packing up.

Our club is fortunate; we have a growing, active membership that requires more than just monthly meetings. We conduct honey extraction days; hive inspections; equipment building days; native bee workshops; and extensive training weekends.

The club have bigger plans for brining visitors and money to the valley - we are keen to use the site to assist others hosting suitable events, and we are currently planning on developing a weekend market to be hosted at the site.

We can hire the Moe Library for some of these events. If we are unable to, we call on our friends at the **Newborough Men's Shed** to use their facilities; or we go to a private residence. This is not ideal as we have the same problem as with our monthly meetings - moving our supplies and equipment in and out.

The other issue to take into consideration is that we can book more and more of the Moe Library, however this will then limit the facilities to be used by other groups or clubs for their meetings.

A permanent space would allow us to establish a fixed and secure apiary yard. Currently our training days utilise the grassed roof and meeting rooms at the Moe Library. This is a unique location but it does take extensive planning (hives must be moved before sunrise and after sunset) and can be unsettling for the bees.

We have a strong committee and enthusiastic group of primary volunteers. Our team have the skills to maintain and improve (with permission) the site and facilities. We have proven we have the ability to seek funding for projects and as such could undertake these without solely relying on council funding.

The following document gives a rundown of our club, what we are capable of, and (we hope) clearly demonstrates why the **Latrobe Valley Beekeepers Association** would be the ideal candidate for the site!

Sincerely,

**Sean-Paul Smith,**

**On behalf of the LVBA Committee**



PO Box 323,  
Newborough VIC 3825



0409 015 237



[LatrobeValleyBees@gmail.com](mailto:LatrobeValleyBees@gmail.com)





24 February 2020

To Whom It May Concern;

**Re: Latrobe Valley Beekeepers Association – Letter of Support**

I write in support of the Latrobe Valley Beekeepers Association (LVBA) and their Expression of Interest for the former old Moe Netball Courts.

The LVBA is a well-supported volunteer not-for-profit social beekeeping club.

In the past two years it has grown to a membership of 130 paid members and their expansion now means more space is needed to support the club and its members.

The old Moe Netball Club facility meets key requirements the club has going forward including;

- More seating and space for members;
- Larger equipment storage facilities;
- Dedicated areas for frame construction as well as a dedicated kitchen and bottling area;
- and,
- Area to grow as the club grows.

I ask that you give your support to the LVBA and their Expression of Interest in the old Moe Netball Courts to assist their club as they continue to draw in more members.

Sincerely,

**Gary Blackwood MLA**  
Member for Narracan

3/24 Mason St Warragul VIC 3820 03 5623 1960

[gary.blackwood@parliament.vic.gov.au](mailto:gary.blackwood@parliament.vic.gov.au)

[www.garyblackwood.com.au](http://www.garyblackwood.com.au)

**From:** [Simon Clark](#)  
**To:** [Elaine Collier](#)  
**Subject:** FW: Expression of Interest - Joe Tabuteau Reserve Netball Pavilion  
**Date:** Tuesday, 7 April 2020 9:29:54 AM

---

**Simon Clark**

Coordinator Recreation Liaison &  
Sporting Reserves Maintenance  
**P** 03 5128 5422  
**M** 0408731440  
**E** [Simon.Clark@latrobe.vic.gov.au](mailto:Simon.Clark@latrobe.vic.gov.au)

**P** 1300 367 700  
**W** [www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)  
PO Box 264, Morwell 3840



---

**From:** Gippsland MC [mailto:[gippslandmc@outlook.com](mailto:gippslandmc@outlook.com)]  
**Sent:** Friday, 14 February 2020 3:00 PM  
**To:** Simon Clark  
**Subject:** Expression of Interest - Joe Tabuteau Reserve Netball Pavilion

Hi Simon,

We at Gippsland Social Motorcycle Club wish to express our interest in the Joe Tabuteau Reserve Netball Pavilion & hope to receive more information about the opportunity to lease this space.

To give you a little background information about our club, we are a social motorcycle club which was formed in July 2014 & has since seen significant growth in our Membership (82 Fully Paid Members), along with our casual discussion group on Facebook which has in excess of 1500 registered people.

We believe we are a unique club in that we not only have a passion for riding & motorsport but also to see improvements in road safety & the community alike. Some examples of how we have contributed to the Latrobe Valley & Greater Gippsland of late would be our TAC backed GMMPP (*Gippsland Motorcycle Mentoring Pilot Program*) which focuses on improving rider skills, specifically with returning & newly licensed riders + working alongside with VicRoads in relation to the Doug & Barry road safety TV Adverts you may have seen. Further to this we have just completed the inaugural Latrobe Motorfest which was run at the Mid Valley Shopping Centre, a major event for Morwell & the region which we hope to continue running into the future.

Moving forward our committee have a vision to continue working alongside the community to not only provide events such as the Latrobe Motorfest & continue our work with road safety & training but to also work with Men's Health. We see the opportunity of having clubrooms as an opportunity to give men of all ages a place where they can feel included, regardless of their backgrounds & life challenges. That said, it is not all about men, we have numerous women members amongst our group & the same would be applied where anyone from the community would be welcomed.

Again, we would love the opportunity to discuss in more detail the opportunity for our Club to lease these premises & showcase our ability to make a difference in the Latrobe Valley & Greater Gippsland Communities.

Thank you for your time.

Kind Regards,

**Shannon Hamden**

President

Gippsland Social Motorcycle Club



**Caroline Melhuish**

---

**From:** Shane Berry <s.berry@moeracingclub.com.au>  
**Sent:** Tuesday, 13 October 2020 9:44 AM  
**To:** Simon Clark  
**Subject:** RE: Moe Netball Park Pavilion - Expression of Interest Process

Hi Simon,

Thank you for reminding me, have had quite a workload leading up to this Friday's Moe Cup.

The Committee have decided to withdraw our expression of interest in the Pavilion.

Thank you very much for working with me and considering our original expression.

Kind Regards,

**Shane Berry**  
**Chief Executive Officer**  
Moe Racing Club Inc. 03 5120 1333  
Bairnsdale Sporting & Convention Centre 03 5152 5242



---

**From:** Simon Clark  
**Sent:** Tuesday, 13 October 2020 9:23 AM  
**To:** Shane Berry  
**Subject:** RE: Moe Netball Park Pavilion - Expression of Interest Process

Hi Shane,

It is likely that I will commence work on the Council report for the Moe Netball Park Pavilion Expression of Interest shortly so are you able to tell me if the club wishes to still be considered.

Thanks

Simon

**Simon Clark**  
**Coordinator Recreation Liaison &  
 Sporting Reserves Maintenance**  
 P 03 5128 5422  
 M 0408731440  
 E [Simon.Clark@latrobe.vic.gov.au](mailto:Simon.Clark@latrobe.vic.gov.au)

P 1300 367 700  
 W [www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)  
 PO Box 264, Morwell  
 3840




---

**From:** Shane Berry [<mailto:s.berry@moeracingclub.com.au>]  
**Sent:** Thursday, 3 September 2020 10:40 AM  
**To:** Simon Clark  
**Subject:** RE: Moe Netball Park Pavilion - Expression of Interest Process

Hi Simon,

Thanks for the update.

Truth be told, if this crisis does not end soon, the club will not be in a position to entertain the lease of the area.

I will table the expression of interest at the next Committee meeting and see if they want to continue on with it or withdraw.

My opinion now, is that the expression needs to be withdrawn.

Thanks Simon.

Kind Regards,

**Shane Berry**  
**Chief Executive Officer**  
 Moe Racing Club Inc. 03 5120 1333  
 Bairnsdale Sporting & Convention Centre 03 5152 5242

**From:** Simon Clark <[Simon.Clark@latrobe.vic.gov.au](mailto:Simon.Clark@latrobe.vic.gov.au)>  
**Sent:** Thursday, 3 September 2020 9:14 AM  
**To:** Shane Berry <[s.berry@moeracingclub.com.au](mailto:s.berry@moeracingclub.com.au)>  
**Subject:** Moe Netball Park Pavilion - Expression of Interest Process

Dear Shane,

I wish to update you on the Moe Netball Park Pavilion, Expression of Interest process.

At present there has not been a recommendation presented to Council regarding the remainder of the submissions on the short list. An initial discussion paper had been presented to Councillors for discussion and direction for officers was received, however at this time a report to a Ordinary Council meeting containing a recommendation has not been undertaken. As we are now entering the Local Government Elections Caretaker Period it is unlikely that a recommendation will be able to be presented to Council until their December Ordinary meeting.

I understand that this process is taking a long time to be concluded and I will be in further contact as more information is available or in the event that I have further questions for your organisation.

If you have any questions for me please let me know.

Thanks  
Simon

**Simon Clark**  
**Coordinator**  
**Recreation Liaison &**  
**Sporting Reserves**  
**Maintenance**  
**P** 03 5128 5422  
**M** 0408731440  
**E**  
[Simon.Clark@latrobe.vic.gov.au](mailto:Simon.Clark@latrobe.vic.gov.au)

**P** 1300 367 700  
**W**  
[www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)  
 PO Box 264,  
 Morwell 3840



\*\*\*\*\*

**Confidentiality**

The information contained in this e-mail (including any attachments) is legally privileged strictly confidential and intended only for use by the address unless otherwise indicated. It has been sent by the Latrobe City Council. If you are not the intended recipient of this document, you are advised that any use, reproduction, disclosure of the information contained in this document is prohibited. If you have received this document in error, please advise us immediately and destroy the

document. It is noted that legal privilege is not waived because you have read this e-mail.

Viruses

Any loss or damage incurred by using this document is the recipient's responsibility. Latrobe City Council's entire liability will be limited to resupplying the document. No warranty is made that this document is free from computer virus or other defect.

Should any part of this transmission not be complete or be of poor quality, please telephone 1300 367 700.

Latrobe City Council  
P.O. Box 264  
Morwell 3840 Victoria Australia

[www.latrobe.vic.gov.au](http://www.latrobe.vic.gov.au)

\*\*\*\*\*

**Agenda Item: 15.2**

**Agenda Item: Expressions of Interest for Membership and Resignations - Community Asset Committees**

**Sponsor: General Manager, Assets and Presentation**

**Council Plan Objective: Provide a connected, engaged and safe community environment, which is improving the well-being of all Latrobe City citizens.**

**Status: For Decision**

**Proposed Resolution:**

**That Council:**

- 1. Accepts the resignation of Jan Osborne as a Community Representative on the Morwell Centenary Rose Garden Community Asset Committee; and**
- 2. David Langmore as a Community Representative on the Traralgon Railway Reservoir Conservation Reserve Community Asset Committee; and**
- 3. Appoints Reg Grisotto as a Community Representative on the Mathison Park Community Asset Committee; and**
- 4. Appoints Peter Duncan as a Community Representative on the Callignee and Traralgon South Sporting Facilities Community Asset Committee; and**
- 5. Appoints Carly Levison as a Community Representative on the Traralgon Railway Reservoir Conservation Reserve Community Asset Committee; and**
- 6. Appoints Trevor Brown as a Community Representative on the Morwell Centenary Rose Garden Community Asset Committee; and**
- 7. Inform the applicants of Council's decision.**

**Executive Summary:**

- Council at their 7 September 2020 Ordinary Council meeting adopted a Community Asset Committee status to the former Special Committees of



Callignee and Traralgon South Sporting Facilities, Mathison Park, Traralgon Railway Reservoir Conservation Reserve and Morwell Centenary Rose Garden, so to comply with the introduction of the *Local Government Act 2020*. Council also re-appointed existing committee members back onto their positions.

- According to the Community Asset Committees *Terms of Reference* an EOI process must be undertaken within 28 days of Council's decision to fill Community Representative vacancies on the committees. This process was commenced on 1 October 2020 and concluded on 28 October 2020. The EOI was advertised in the Council Noticeboard section of the Latrobe Valley Express newspaper and on Council's web page.
- The Community Asset Committees have been appointed by Council for a three year term and any adopted Community Representative membership on the committees is for the remainder of the three year term, which ceases in September 2023.
- At the closing date of the EOI process Council officers received four Community Representative nominations one for each committee. Council officers have also received two Community Representative members resignations from two of the committees.
- Officers will recommend that the four submitted Community Representative EOI nominations and the two resignations be accepted and that officers formally write to the applicants informing them of Council's decision.

### **Background:**

The Recreation Liaison and Sporting Reserves Maintenance team have six Community Asset Committees which were appointed by Council at their 7 September 2020 Ordinary Council meeting so to comply with the introduction of the *Local Government Act 2020*. The committees manage and maintain Council owned and managed land through their adopted *Terms of Reference* and *Instrument of Sub-Delegation by Chief Executive Officer* operating documents and via an Annual Maintenance Grant Program allocation.

According to the *Terms of Reference* operating documents all vacancies on the committees must be filled through a formal EOI process and presented to Council for consideration.

The following membership compositions are contained within the committees operating documents:

#### Callignee and Traralgon South Sporting Facilities Community Asset Committee

The Committee will comprise of up to 10 members appointed by the Council being:

- a) 1 Councillor;

- b) 1 Council officer;
- c) 4 representatives of the following users groups:
  - 1 representative of Traralgon South Tennis Club;
  - 1 representative of CATS Cricket Club;
  - 1 representative of Traralgon South Netball Club;
  - 1 representative of Traralgon South Badminton Club;
- d) 1 representative of the Gunaikurnai Land and Waters Aboriginal Corporation (GLaWAC) where GLaWAC chooses to nominate a representative; and
- e) up to 3 community representatives who must be residents of the Latrobe City municipality (unless otherwise approved by Council) or a number of representatives as determined by Council not connected with user groups specified in paragraph (c).

#### Mathison Park Community Asset Committee

The Committee will comprise of up to 9 members appointed by the Council being:

- a) Up to 2 Councillors;
- b) 1 Council officer;
- c) 1 representative of the Gunaikurnai Land and Waters Aboriginal Corporation (GLaWAC) where GLaWAC chooses to nominate a representative; and
- d) up to 6 community representatives who must be residents of the Latrobe City municipality unless otherwise approved by Council.

#### Traralgon Railway Reservoir Conservation Reserve Community Asset Committee

The Committee will comprise of up to 13 members appointed by the Council being:

- a) Up to 3 Councillors;
- b) 1 Council officer;
- c) 1 representative of the Gunaikurnai Land and Waters Aboriginal Corporation (GLaWAC) where GLaWAC chooses to nominate a representative; and
- d) up to 8 community representatives who must be residents of the Latrobe City municipality unless otherwise approved by Council.

#### Morwell Centenary Rose Garden Community Asset Committee

The Committee will comprise of up to 14 members appointed by the Council being:

- a) 1 Councillor;

- b) 2 Council officers;
- c) 1 representative of the Gunaikurnai Land and Waters Aboriginal Corporation (GLaWAC) where GLaWAC chooses to nominate a representative; and
- d) up to 4 community representatives;
- e) up to 6 volunteers nominated by the Friends of Morwell Centenary Rose Garden Group (Friends Group).

Council officers have received four EOI Community Representative nominations for membership on the committees (Table 1 – Representative Nominations) and two resignations from Community Representatives from two of the committees (Table 2 – Representative Resignations). Any appointments to the committees would be restricted to the remainder of the period of the original three year Community Asset Committee appointment which concludes in September 2023.

**Table 1 - Representative Nominations**

<b>Committee</b>	<b>Nominator</b>
Mathison Park Community Asset Committee	Reg Grisotto
Callignee and Traralgon South Sporting Facilities Community Asset Committee	Peter Duncan
Traralgon Railway Reservoir Conservation Reserve Community Asset Committee	Carly Levison
Morwell Centenary Rose Garden Community Asset Committee	Trevor Brown

**Table 2 - Representative Resignations**

<b>Committee</b>	<b>Community Representative</b>
Morwell Centenary Rose Garden Community Asset Committee	Jan Osborne
Traralgon Railway Reservoir Conservation Reserve Community Asset Committee	David Langmore

**Issues:**

The committees will remain able to operate in the cases where all the Community Representative vacancies have not been filled. Officers will engage with the

committees and the community to fill further Community Representative vacancies and bring all nominations back to Council for consideration.

*Strategy Implications*

Provide community infrastructure that supports recreation and connectedness including sporting facilities, pathways and community gardens.

*Communication*

The EOI process was advertised in the Council Noticeboard section of the Latrobe Valley Express newspaper on 1 October 2020 and also on Council's web page.

*Financial Implications*

There are no financial implications in this report.

*Risk Analysis*

<b>Identified risk</b>	<b>Risk likelihood*</b>	<b>Controls to manage risk</b>
<p><b>Service Delivery Risk</b></p> <p>Committees will not have the required representatives to undertake business according to their operating documents.</p>	3	Officers to monitor Council's Community Asset Committees and ensure that satisfactory representation is achieved.
<p><b>Service Delivery Risk</b></p> <p>Committees dissolve due to a lack of representative parties and guidance with management of reserves.</p>	2	Officers to monitor Council's Community Asset Committees and ensure that satisfactory representation is achieved.

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

Community Asset Committees are required to maintain adequate representation so to comply with their Council adopted operating documents.

*Community Implications*

The proposed Community Representative nominations would provide the committees with additional resources to continue to present accessible and functional public open spaces for the local community.

*Environmental Implications*

There are no environmental implication matters in this report.

*Consultation*

Discussions have been conducted with the individual Community Asset Committees regarding the EOI and resignations process.

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

**Attachments**

1. Trevor Brown - EOI Morwell Centenary Rose Garden Community Asset Committee (Published Separately)

This attachment is designated as confidential under subsection (f) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to personal information, being information which if released would result in the unreasonable disclosure of information about any person or their personal affairs. Personal Information

2. Carly Levison - EOI Traralgon Railway Reservoir Conservation Reserve Community Asset Committee (Published Separately)

This attachment is designated as confidential under subsection (f) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to personal information, being information which if released would result in the unreasonable disclosure of information about any person or their personal affairs. Personal Information

3. Peter Duncan - EOI Callignee and Traralgon South Sporting Facilities Community Asset Committee (Published Separately)

This attachment is designated as confidential under subsection (f) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to personal information, being information which if released would result in the unreasonable disclosure of information about any person or their personal affairs. Personal Information

4. Reg Grisotto - EOI Mathison Park Community Asset Committee (Published Separately)

This attachment is designated as confidential under subsection (f) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to personal information, being information which if released would result in the unreasonable disclosure of information about any person or their personal

affairs. Personal Information

5. David Langmore - Resignation Traralgon Railway Reservoir Conservation Reserve Community Asset Committee (Published Separately)

This attachment is designated as confidential under subsection (g) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to private commercial information, being information provided by a business, commercial or financial undertaking that—

(i) relates to trade secrets; or

(ii) if released, would unreasonably expose the business, commercial or financial undertaking to disadvantage. Personal Information

6. Jan Osborne - Resignation Morwell Centenary Rose Garden Community Asset Committee (Published Separately)

This attachment is designated as confidential under subsection (f) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to personal information, being information which if released would result in the unreasonable disclosure of information about any person or their personal affairs. Personal Information

**Agenda Item: 15.3**

**Agenda Item: Close off of the Project Reference Groups for the Traralgon Sports Stadium, Ted Summerton Reserve, Latrobe City Sports and Entertainment Stadium and W.H. Corrigan Reserve (Monash Reserve).**

**Sponsor: General Manager, Assets and Presentation**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Decision**

**Proposed Resolution:**

**That Council:**

- 1. formally dissolve the Project Reference Groups for the Traralgon Sports Stadium, Ted Summerton Reserve, Latrobe City Sports and Entertainment Stadium, and the W.H. Corrigan Reserve (Monash Reserve); and**
- 2. send a letter of thanks to each of the community members and organisational representatives for these Project Reference Groups to recognise their contribution to the successful outcome of the project.**

**Executive Summary:**

Introduction:

As part of the Community and Stakeholder Engagement Plan for the Major Recreation Projects funded under the Latrobe Valley Sports and Community Initiative, Latrobe City Council set up a Project Reference Group for each of the projects. The key purpose for each PRG was to report back to Council and provide appropriate advice, information and feedback relating to a particular project.

In addition, a Project Reference Group was set up for the redevelopment works at the W.H. Corrigan Reserve (Monash Reserve) in Newborough that were funded by the Federal and State governments, and Latrobe City Council.

Key Issues:

These projects have now been completed during the last twelve months and as

such, the objectives for the PRG's, as defined in each Terms of Reference, have also been fulfilled.

Each of the Project Reference Groups was set up under resolution of Council. As a result, formal dissolution of each of the PRG's identified by Council resolution is suggested.

Next Steps:

A letter of thanks will be sent to each of the community members and organisational representatives for each of the PRGs recognising their contribution to the successful outcome of the project.

**Background:**

As part of the Community and Stakeholder Engagement Plan for the Major Recreation Projects funded under the Latrobe Valley Sports and Community Initiative, Latrobe City Council set up a Project Reference Group for each of the projects. The key purpose for each PRG was to report back to Council and provide appropriate advice, information and feedback relating to a particular project.

In addition, a Project Reference Group was set up for the redevelopment works at the W.H. Corrigan Reserve (Monash Reserve) in Newborough that were funded by the Federal and State governments, and Latrobe City Council.

The Traralgon Sports Stadium (Gippsland Regional Indoor Sports Stadium), Ted Summerton Reserve (Gippsland Regional Cricket Centre of Excellence), Latrobe City Sports and Entertainment Stadium (Gippsland Sports and Entertainment Park), and W.H. Corrigan Reserve projects have now been completed along with the finalisation of the objectives set out for each of the Project Reference Groups (PRG). As a result, these Project Reference Groups can now be closed off via resolution of Council.

Each Project Reference Group that was set-up under Council resolution has its own Terms of Reference document to provide support and guidance to the PRG members – refer attached documents. Every member of the PRG was provided with a copy of the Terms of Reference for their PRG at the commencement of the engagement process.

PRG meetings were held throughout the consultation and construction periods. The last PRG meeting for the Traralgon Sports Stadium was held on 21 April 2020, Ted Summerton Reserve on 26 February 2020, Latrobe City Sports and Entertainment Stadium on 16 July 2019, and Monash Reserve on 4 February 2020

Under Section 5 in each of the Terms of Reference documents, item 5.1 states that

*'The PRG will cease to exist by resolution of the Council, or once the objectives at item 2.3 have been demonstrated that they have been met, whichever occurs first.'*



By dissolving each PRG officially by resolution of Council, it formally closes the engagement and consultation process, providing clear indication to the community that the objectives of the PRG have now been met. Future opportunities for community input in relation to the operation of these facilities will be available via the user groups involved with each facility and Council officers.

An official opening for the Latrobe City Sports and Entertainment Stadium, recognising the completion of the project, was held in July 2019, with the Gippsland Regional Cricket Centre of Excellence at Ted Summerton Reserve opened in December 2019.

Official openings for the Traralgon Sports Stadium and the W. H. Corrigan Reserve will be conducted once COVID-19 restrictions are relaxed or removed. We will look to re-engaging with the PRG members and seek to have them involved in the official opening in some capacity once further details about the openings are available. We continue to liaise with Federal and State governments in relation to the official openings for these projects.

**Issues:**

*Strategy Implications*

The set-up of each Project Reference Group was to provide community engagement and input for these important projects and this process is now complete. The community engagement and input process under the Council Plan is aligned to Objective #5 – *Provide a connected, engaged and safe community environment, which is improving the well-being of all Latrobe City citizens.*

*Communication*

Once these PRG's have been officially dissolved by Council, the community members and organisational representatives for each PRG will be advised of Council's decision. A letter of thanks for their contribution to the successful outcome of the project will be sent to each of the community members and organisational representatives for each PRG.

*Financial Implications*

There are no financial implications for Latrobe City Council as a result of a decision to close off the Project Reference Groups for the Traralgon Sports Stadium, Ted Summerton Reserve, Latrobe City Sports and Entertainment Stadium and the W. H. Corrigan Reserve.

The projects which make up the Major Recreation Projects portfolio were funded by the Victorian State Government as part of the Latrobe Valley Sports and Community Initiative. Additional funding was received from Sport and Recreation Victoria for Ted Summerton Reserve and from the Latrobe Valley Authority for the Latrobe City Sports and Entertainment Stadium. The Traralgon Sports Stadium, Ted Summerton Reserve (Gippsland Regional Cricket Centre of Excellence) and the Latrobe City Sports and Entertainment Stadium projects have been delivered on budget.

The Traralgon Sports Stadium also received funding from the Community Sports Infrastructure Loan Scheme through Sport and Recreation Victoria. Repayments for this loan, which is over ten (10) years, will be supported by the provision of additional revenue to Council received from the increased community usage and the attraction of major sporting and community events to the facility in the future.

The funds from the Federal and State governments for the W.H. Corrigan have been received and the project has been delivered on budget.

### *Risk Analysis*

The instigation of a PRG for each of these projects has allowed Council to mitigate any potential risks by not involving community members and organisations in project planning and construction discussions.

Any potential risks from the finalisation of these four PRGs now that the projects are complete, are identified below:

<b>Identified risk</b>	<b>Risk likelihood*</b>	<b>Controls to manage risk</b>
<p><b>Reputational Risk</b></p> <p>PRG members may seek to provide further input to any future works.</p>	2 (Unlikely)	Project has been completed as per the funding guidelines therefore, under the Terms of Reference, the PRG can be dissolved.

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

### *Legal and Compliance*

Each of the projects have been completed as per the funding guidelines therefore, under the Terms of Reference, the PRG can be dissolved.

### *Community Implications*

The opportunity to be involved in one of the PRG's has provided the community and relevant organisations with a forum to have valuable input and participate in discussions about the project. Feedback received from a number of members of the PRG's has been very supportive of the Project Reference Group process and further PRGs have set-up for projects which are currently underway to continue to foster community engagement.

### *Environmental Implications*

N/A

*Consultation*

For each of the projects, consultation has been undertaken during each meeting with the community members and organisational representatives. As the projects have now been completed as per the funding guidelines, under the Terms of Reference, the PRG for each project can be dissolved by resolution of Council.

*Other*

N/A





**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

**Attachments**

- 1 [↓](#).  Latrobe City Sports and Entertainment Stadium Project Reference Group Terms of Reference
- 2 [↓](#).  Ted Summerton Reserve Project Reference Group Terms of Reference
- 3 [↓](#).  Traralgon Sports Stadium Project Reference Group Terms of Reference
- 4 [↓](#).  Monash Reserve Project Reference Group Terms of Reference

## **15.3**

### **Close off of the Project Reference Groups for the Traralgon Sports Stadium, Ted Summerton Reserve, Latrobe City Sports and Entertainment Stadium and W.H. Corrigan Reserve (Monash Reserve).**

- 1 Latrobe City Sports and Entertainment Stadium Project Reference Group Terms of Reference ..... 1637**
- 2 Ted Summerton Reserve Project Reference Group Terms of Reference ..... 1649**
- 3 Traralgon Sports Stadium Project Reference Group Terms of Reference ..... 1661**
- 4 Monash Reserve Project Reference Group Terms of Reference ..... 1673**

# Latrobe City Sports and Entertainment Stadium Redevelopment Project Reference Group *Terms of Reference*



February 2018





## CONTENTS:

1. **Establishment of the Project Reference Group**
2. **Objectives**
3. **Membership**
  - Composition of the Project Reference Group
  - Length of appointment
  - Selection of members and filling of vacancies
  - Co-option of members
  - Attendance at meetings
  - Resignations
4. **Proceedings**
  - Chair
  - Meeting Schedule
  - Meeting procedures
  - Quorum
  - Voting
  - Minutes
  - Reports to Council
5. **Review of Project Reference Group and Duration of the Project Reference Group**
6. **Authority and Compliance Requirements**



## 1. Establishment of the Project Reference Group

- 1.1. The Latrobe City Sports and Entertainment Stadium Redevelopment Project Reference Group (hereinafter referred to as “the PRG”), is a formally appointed Advisory Committee of Latrobe City Council (LCC) for the purposes of the *Local Government Act 1989*.
- 1.2. The membership of the PRG and these Terms of Reference will be adopted by resolution of Council at an Ordinary Council Meeting.

## 2. Objectives

- 2.1. The PRG’s role is to report to the Council and provide appropriate advice, information and feedback on matters relevant to this Terms of Reference in order to facilitate decision making by the Council in relation to the discharge of its responsibilities.
- 2.2. The PRG is an advisory group only and has no delegated decision making authority.
- 2.3. The PRG is established to:
  - 2.3.1. Provide an interface between Council, the Project Control Group (PCG), the Project Assurance Group (PAG) and the wider community.
  - 2.3.2. Provide specific feedback to the Project Assurance Group about elements of the project where members of the Latrobe City Sports and Entertainment Stadium Redevelopment PRG has specialist expertise.
  - 2.3.3. Provide advice to Council on issues relating to the development of the Latrobe City Sports and Entertainment Stadium Redevelopment.
  - 2.3.4. Provide feedback and support for community engagement strategies with the wider community and stakeholders.
  - 2.3.5. Act as advocates for the project with the wider community.
- 2.4. The PRG will carry out the following functions in order to achieve the objectives:
  - 2.4.1. Review progress of the Latrobe City Sports and Entertainment Stadium Redevelopment and provide information to Council, stakeholders and the wider community.
    - 2.4.1.1. Schedule meetings as required to receive updates on the development of the Latrobe City Sports and Entertainment Stadium Redevelopment.



2.4.1.2. Contribute to the development of media and communication strategies.

2.4.1.3. Assist with the appointment of co-opted members, as deemed appropriate by the PRG, to contribute at particular stages of the project.

#### 2.4.2. Policy and Strategy Development

2.4.2.1. Provide advice as part of a policy, strategy (or other relevant document) review or development processes as required from time to time.

2.4.3. Perform other activities related to this Terms of Reference as requested by the Council.

### 3. Membership

#### Composition of the PRG

3.1. The PRG will comprise of 8 members plus LCC officers, being:

3.1.1. Up to two x Councillors, one whom shall be nominated as Chair

3.1.2. One x Falcons 2000 Soccer Club nominated representative

3.1.3. One x Gippsland Football Club nominated representative

3.1.4. One x Football Federation Victoria- Gippsland nominated representative

3.1.5. One x Referees nominated representative

3.1.6. One x Latrobe Valley Soccer League nominated representative

3.1.7. One x Sport and Recreation Victoria nominated representative

3.1.8. LCC officers

3.1.8.1. One x LCC Project Owner

3.1.8.2. One x Project Director

3.1.8.3. One x Project Manager (including PRG secretariat)

3.1.8.4. LCC officers as required (Ex Officio)





#### Length of appointment

- 3.2. While a PRG shall be in place for as long as Latrobe City Council sees fit, the appointment of members shall be for a term of two years. The term for co-opted members shall be for one year or as required specific to the task.
- 3.3. Prior to the expiration of each term, there will be a call for nominations for the next term. Current PRG members are able to re-nominate.

#### Selection of members and filling of vacancies

- 3.4. Latrobe City Council shall determine the original membership of the PRG based on expressions of interest received from members of the community and nominations received from organisations.
- 3.5. The PRG may fill any vacancies that occur within the determined year period of appointment, subject to the approval of the General Manager Infrastructure & Recreation and endorsement of Council. Where a vacancy is filled in this way, the appointment shall be limited to the remainder of the period of the original appointment.

#### Co-option of members

- 3.6. With the approval of the Chair, the PRG may invite other individuals to participate in the proceedings of the PRG on a regular or an occasional basis and including in the proceedings of any sub-committees formed.

#### Attendance at meetings

- 3.7. All PRG members are expected to attend each meeting.
- 3.8. A member who misses two consecutive meetings without a formal apology may at the discretion of Latrobe City Council have their term of office revoked.
- 3.9. A member who is unable to attend the majority of meetings during the year may at the discretion of Latrobe City Council have their term of office revoked.
- 3.10. All Councillors are invited to each meeting to attend as observers only.

#### Resignations

- 3.11. All resignations from members of the PRG are to be submitted in writing to the General Manager Infrastructure & Recreation, Latrobe City Council, PO Box 264, Morwell VIC 3840.



#### 4. Proceedings

##### Chair

- 4.1. The nominated Councillor shall Chair the meetings.
- 4.2. If the Councillor Chair is unavailable he/she shall delegate to another nominated Councillor to chair the meeting.
- 4.3. If a Councillor is not available, the Chair may nominate a replacement from the current membership of the PRG to chair the meeting.

##### Meeting schedule

- 4.4. The PRG will determine its meeting schedule and times for each of the meetings. The duration of each PRG meeting should generally not exceed two hours.
- 4.5. Meetings of the PRG will be held monthly initially or as may be deemed necessary by Latrobe City Council or the PRG to fulfil the objectives of the PRG. Special meetings may be held on an as-needs basis.

##### Meeting procedures

- 4.6. Meetings will follow standard meeting procedures as established in any guidance material and outlined in these terms of reference for the PRG provided (see appendix one for the agenda template).
- 4.7. All PRG meetings and records are considered confidential and may be designated as confidential in accordance with Section 77 of the *Local Government Act 1989*.
- 4.8. All recommendations, proposals and advice must be directed through the Chair.

##### Quorum

- 4.9. A minimum of one appointed Councillor is required at each meeting to constitute a quorum.
- 4.10. If at any PRG meeting a quorum is not present within 30 minutes after the time appointed for the meeting, the meeting shall be deemed adjourned.

##### Voting

- 4.11. There will be no official voting process, although all members shall have equal voting rights. Majority and minority opinions will be reflected in PRG minutes.



#### Minutes of the Meeting

- 4.12. A Latrobe City Officer or authorised agent shall take the minutes of each PRG meeting.
- 4.13. The minutes shall be in a standard format including a record of those present, apologies for absence, adoption of previous minutes and a list of adopted actions and resolutions of the PRG (see appendix two for the minutes template).
- 4.14. Where this meeting is also considered an Assembly of Councillors under the *Local Government Act 1989*, an Assembly of Councillors record must also be submitted in accordance with those requirements.
- 4.15. The minutes shall be stored in the Latrobe City Council corporate filing system (currently ECM electronic document and records management system).
- 4.16. The agenda shall be distributed at least 48 hours in advance of the meeting to all PRG members, including alternative representatives.
- 4.17. A copy of the minutes shall be distributed to all PRG members (including alternative representatives) within 10 working days of the meeting.

#### Reports to Council

- 4.18. With the approval of the Chair, a report to Council may be tabled on the PRG's progress towards the objectives included in this Terms of Reference.
- 4.19. Reports to Council should reflect a consensus of view. Where consensus cannot be reached, the report should clearly outline any differing points of view.
- 4.20. Reports to Council will be co-ordinated through the General Manager Infrastructure & Recreation.

### **5. Review of PRG and Duration of the PRG**

- 5.1. The PRG will cease to exist by resolution of the Council, or once the objectives at item 2.3 have been demonstrated that they have been met, whichever occurs first.
- 5.2. A review of the PRG will take place at least once every three years at which time the Terms of Reference will also be reviewed.
- 5.3. A review will be conducted on a self-assessment basis (unless otherwise determined by Council) with appropriate input sought from the Council, the CEO, all PRG members, management and any other stakeholders, as determined by Council.



5.4. The review must consider:

5.4.1. The PRG's achievements;

5.4.2. Whether there is a demonstrated need for the PRG to continue; and

5.4.3. Any other relevant matter.

**6. Authority and Compliance Requirements**

6.1. The PRG is a consultative group only and has no executive powers nor does it have any delegated decision making or financial authority.

6.2. The PRG must comply with the Assembly of Councillor provisions provided for in the *Local Government Act 1989*.

6.3. Failure to comply with the provisions outlined in this Terms of Reference may result in termination of the Member's appointment.



## Appendix 1: Agenda Template



<b>[Name] Advisory Committee</b>			
Meeting Day, XX Month Year			
Time Commencing: 00:00am/pm Expected Finish Time: 00:00am/pm			
Location: (include specific meeting room and address)			
<i>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</i>			
AGENDA ITEMS			
No.	Item	Responsible Officer	Attachment
1.	<b>Welcome &amp; introduction</b>	Chair	N/a
2.	<b>Apologies</b>	All	
3.	<b>Declarations of Interest</b> <i>Members of the Committee are to declare any Conflicts of interest or any interests in matters listed on the agenda</i>	All	
4.	<b>Confirmation of Minutes</b> <i>Confirmation of the previous minutes of the meeting.</i>		
5.	<b>Matters arising from previous meeting</b> <i>Review of action progress from previous meetings</i>	All	
6.	<b>Items for Consideration</b> <i>Matters being presented for discussion in accordance with the terms of reference</i> • • • •		
7.	<b>General Business</b> • • •	All	



**Appendix 2: Minutes Template**



<p><b>[Name] Advisory Committee Minutes</b></p> <p>Meeting Day, XX Month Year                  Time Commenced: 00:00am/pm    Finish Time: 00:00am/pm                  Location: (include specific meeting room and address)</p> <p>Meeting Chair: &lt; Name &gt;</p>			
<p><i>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</i></p>			
No.	Item	Responsible Person	Timeframe
1.	Present		
2.	Apologies		
3.	Interest Disclosures		
	<p><i>Members of the Committee declare any Conflicts of interest or Interests in matters discussed at the meeting.</i></p> <p>The following members of the Committee declared a Conflict of Interest at the meeting and left the meeting whilst the matter was being discussed:</p> <p>&lt;Name&gt; ,Time left 00:00am/pm, Time returned 00:00am/pm</p> <p>&lt;Name&gt; ,Time left 00:00am/pm, Time returned 00:00am/pm</p> <p>&lt;Name&gt; ,Time left 00:00am/pm, Time returned 00:00am/pm</p>		





<p><b>[Name] Advisory Committee Minutes</b></p> <p>Meeting Day, XX Month Year                  Time Commenced: 00:00am/pm    Finish Time: 00:00am/pm                  Location: (include specific meeting room and address)</p> <p>Meeting Chair: &lt; Name &gt;</p>			
<p><small>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</small></p>			
No.	Item	Responsible Person	Timeframe
4.	<b>Confirmation of Minutes</b>		
	<i>That the minutes of the meeting held on [Date] of the [Name] Advisory Committee be confirmed.</i>		
5.	<b>Matters arising from previous meeting</b>		
	<p><i>List the item and action agreed and assign any follow up actions and expected timeframes</i></p> <p>1. Item Heading                      Action(s):                      •</p> <p>2. Item Heading                      Action(s):                      •</p>		
6.	<b>Items for Consideration</b>		
	<p><i>List the item and action agreed as per agenda and assign any follow up actions and expected timeframes</i></p> <p>1. Item Heading                      Action(s):                      •</p> <p>2. Item Heading                      Action(s):                      •</p>		





**[Name] Advisory Committee Minutes**

Meeting Day, XX Month Year  
 Time Commenced: 00:00am/pm Finish Time: 00:00am/pm  
 Location: (include specific meeting room and address)

Meeting Chair: < Name >

NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.

No.	Item	Responsible Person	Timeframe
	3. Item Heading Action(s): •		
<b>7.</b>	<b>General Business</b>		
	<i>List the item and action agreed and assign any follow up actions and expected timeframes</i> 1. Item Heading Action(s): •  2. Item Heading Action(s): •		

**Next Meeting:** <Provide details of the next meeting date, time and location>.





# Ted Summerton Reserve Redevelopment Project Reference Group

## *Terms of Reference*



February 2018



## CONTENTS:

1. **Establishment of the Project Reference Group**
2. **Objectives**
3. **Membership**
  - Composition of the Project Reference Group
  - Length of appointment
  - Selection of members and filling of vacancies
  - Co-option of members
  - Attendance at meetings
  - Resignations
4. **Proceedings**
  - Chair
  - Meeting Schedule
  - Meeting procedures
  - Quorum
  - Voting
  - Minutes
  - Reports to Council
5. **Review of Project Reference Group and Duration of the Project Reference Group**
6. **Authority and Compliance Requirements**



## 1. Establishment of the Project Reference Group

- 1.1. The Ted Summerton Reserve Redevelopment Project Reference Group (hereinafter referred to as “the PRG”), is a formally appointed Advisory Committee of Latrobe City Council (LCC) for the purposes of the *Local Government Act 1989*.
- 1.2. The membership of the PRG and these Terms of Reference will be adopted by resolution of Council at an Ordinary Council Meeting.

## 2. Objectives

- 2.1. The PRG’s role is to report to the Council and provide appropriate advice, information and feedback on matters relevant to this Terms of Reference in order to facilitate decision making by the Council in relation to the discharge of its responsibilities.
- 2.2. The PRG is an advisory group only and has no delegated decision making authority.
- 2.3. The PRG is established to:
  - 2.3.1. Provide an interface between Council, the Project Control Group (PCG), the Project Assurance Group (PAG) and the wider community.
  - 2.3.2. Provide specific feedback to the Project Assurance Group about elements of the project where members of the Ted Summerton Reserve Redevelopment PRG has specialist expertise.
  - 2.3.3. Provide advice to Council on issues relating to the development of the Ted Summerton Reserve Redevelopment.
  - 2.3.4. Provide feedback and support for community engagement strategies with the wider community and stakeholders.
  - 2.3.5. Act as advocates for the project with the wider community.
- 2.4. The PRG will carry out the following functions in order to achieve the objectives:
  - 2.4.1. Review progress of the Ted Summerton Reserve Redevelopment and provide information to Council, stakeholders and the wider community.
    - 2.4.1.1. Schedule meetings as required to receive updates on the development of the Ted Summerton Reserve Redevelopment.



2.4.1.2. Contribute to the development of media and communication strategies.

2.4.1.3. Assist with the appointment of co-opted members, as deemed appropriate by the PRG, to contribute at particular stages of the project.

2.4.2. Policy and Strategy Development

2.4.2.1. Provide advice as part of a policy, strategy (or other relevant document) review or development processes as required from time to time.

2.4.3. Perform other activities related to this Terms of Reference as requested by the Council.

### 3. Membership

#### Composition of the PRG

3.1. The PRG will comprise of 9 members plus LCC officers, being:

3.1.1. Up to two x Councillors, one whom shall be nominated as Chair

3.1.2. One x Gippsland Cricket League nominated representative

3.1.3. One x Central Gippsland Cricket Association nominated representative

3.1.4. One x Cricket Victoria nominated representative

3.1.5. One x Moe Cricket Club nominated representative

3.1.6. One x Moe Football Netball Club nominated representative

3.1.7. One x Moe CFA nominated representative

3.1.8. One x Sport and Recreation Victoria nominated representative

3.1.9. LCC officers

3.1.9.1. One x LCC Project Owner

3.1.9.2. One x Project Director

3.1.9.3. One x Project Manager (including PRG secretariat)

3.1.9.4. LCC officers as required (Ex Officio)



#### Length of appointment

- 3.2. While a PRG shall be in place for as long as Latrobe City Council sees fit, the appointment of members shall be for a term of two years. The term for co-opted members shall be for one year or as required specific to the task.
- 3.3. Prior to the expiration of each term, there will be a call for nominations for the next term. Current PRG members are able to re-nominate.

#### Selection of members and filling of vacancies

- 3.4. Latrobe City Council shall determine the original membership of the PRG based on expressions of interest received from members of the community and nominations received from organisations.
- 3.5. The PRG may fill any vacancies that occur within the determined year period of appointment, subject to the approval of the General Manager Infrastructure & Recreation and endorsement of Council. Where a vacancy is filled in this way, the appointment shall be limited to the remainder of the period of the original appointment.

#### Co-option of members

- 3.6. With the approval of the Chair, the PRG may invite other individuals to participate in the proceedings of the PRG on a regular or an occasional basis and including in the proceedings of any sub-committees formed.

#### Attendance at meetings

- 3.7. All PRG members are expected to attend each meeting.
- 3.8. A member who misses two consecutive meetings without a formal apology may at the discretion of Latrobe City Council have their term of office revoked.
- 3.9. A member who is unable to attend the majority of meetings during the year may at the discretion of Latrobe City Council have their term of office revoked.
- 3.10. All Councillors are invited to each meeting to attend as observers only.

#### Resignations

- 3.11. All resignations from members of the PRG are to be submitted in writing to the General Manager Infrastructure & Recreation, Latrobe City Council, PO Box 264, Morwell VIC 3840.



#### 4. Proceedings

##### Chair

- 4.1. The nominated Councillor shall Chair the meetings.
- 4.2. If the Councillor Chair is unavailable he/she shall delegate to another nominated Councillor to chair the meeting.
- 4.3. If a Councillor is not available, the Chair may nominate a replacement from the current membership of the PRG to chair the meeting.

##### Meeting schedule

- 4.4. The PRG will determine its meeting schedule and times for each of the meetings. The duration of each PRG meeting should generally not exceed two hours.
- 4.5. Meetings of the PRG will be held monthly initially or as may be deemed necessary by Latrobe City Council or the PRG to fulfil the objectives of the PRG. Special meetings may be held on an as-needs basis.

##### Meeting procedures

- 4.6. Meetings will follow standard meeting procedures as established in any guidance material and outlined in these terms of reference for the PRG provided (see appendix one for the agenda template).
- 4.7. All PRG meetings and records are considered confidential and may be designated as confidential in accordance with Section 77 of the *Local Government Act 1989*.
- 4.8. All recommendations, proposals and advice must be directed through the Chair.

##### Quorum

- 4.9. A minimum of one appointed Councillor is required at each meeting to constitute a quorum.
- 4.10. If at any PRG meeting a quorum is not present within 30 minutes after the time appointed for the meeting, the meeting shall be deemed adjourned.

##### Voting

- 4.11. There will be no official voting process, although all members shall have equal voting rights. Majority and minority opinions will be reflected in PRG minutes.



#### Minutes of the Meeting

- 4.12. A Latrobe City Officer or authorised agent shall take the minutes of each PRG meeting.
- 4.13. The minutes shall be in a standard format including a record of those present, apologies for absence, adoption of previous minutes and a list of adopted actions and resolutions of the PRG (see appendix two for the minutes template).
- 4.14. Where this meeting is also considered an Assembly of Councillors under the *Local Government Act 1989*, an Assembly of Councillors record must also be submitted in accordance with those requirements.
- 4.15. The minutes shall be stored in the Latrobe City Council corporate filing system (currently ECM electronic document and records management system).
- 4.16. The agenda shall be distributed at least 48 hours in advance of the meeting to all PRG members, including alternative representatives.
- 4.17. A copy of the minutes shall be distributed to all PRG members (including alternative representatives) within 10 working days of the meeting.

#### Reports to Council

- 4.18. With the approval of the Chair, a report to Council may be tabled on the PRG's progress towards the objectives included in this Terms of Reference.
- 4.19. Reports to Council should reflect a consensus of view. Where consensus cannot be reached, the report should clearly outline any differing points of view.
- 4.20. Reports to Council will be co-ordinated through the General Manager Infrastructure & Recreation.

### **5. Review of PRG and Duration of the PRG**

- 5.1. The PRG will cease to exist by resolution of the Council, or once the objectives at item 2.3 have been demonstrated that they have been met, whichever occurs first.
- 5.2. A review of the PRG will take place at least once every three years at which time the Terms of Reference will also be reviewed.
- 5.3. A review will be conducted on a self-assessment basis (unless otherwise determined by Council) with appropriate input sought from the Council, the CEO, all PRG members, management and any other stakeholders, as determined by Council.



5.4. The review must consider:

- 5.4.1. The PRG's achievements;
- 5.4.2. Whether there is a demonstrated need for the PRG to continue; and
- 5.4.3. Any other relevant matter.

**6. Authority and Compliance Requirements**

- 6.1. The PRG is a consultative group only and has no executive powers nor does it have any delegated decision making or financial authority.
- 6.2. The PRG must comply with the Assembly of Councillor provisions provided for in the *Local Government Act 1989*.
- 6.3. Failure to comply with the provisions outlined in this Terms of Reference may result in termination of the Member's appointment.





## Appendix 1: Agenda Template



<b>[Name] Advisory Committee</b>			
Meeting Day, XX Month Year			
Time Commencing: 00:00am/pm Expected Finish Time: 00:00am/pm			
Location: (include specific meeting room and address)			
<i>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</i>			
AGENDA ITEMS			
No.	Item	Responsible Officer	Attachment
1.	<b>Welcome &amp; introduction</b>	Chair	N/a
2.	<b>Apologies</b>	All	
3.	<b>Declarations of Interest</b> <i>Members of the Committee are to declare any Conflicts of interest or any interests in matters listed on the agenda</i>	All	
4.	<b>Confirmation of Minutes</b> <i>Confirmation of the previous minutes of the meeting.</i>		
5.	<b>Matters arising from previous meeting</b> <i>Review of action progress from previous meetings</i>	All	
6.	<b>Items for Consideration</b> <i>Matters being presented for discussion in accordance with the terms of reference</i> • • • •		
7.	<b>General Business</b> • • •	All	



**Appendix 2: Minutes Template**



**[Name] Advisory Committee Minutes**

Meeting Day, XX Month Year  
 Time Commenced: 00:00am/pm    Finish Time: 00:00am/pm  
 Location: (include specific meeting room and address)

Meeting Chair: < Name >

NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.

No.	Item	Responsible Person	Timeframe
1.	Present		
2.	Apologies		
3.	<b>Interest Disclosures</b> Members of the Committee declare any Conflicts of interest or Interests in matters discussed at the meeting. The following members of the Committee declared a Conflict of Interest at the meeting and left the meeting whilst the matter was being discussed:  <Name> ,Time left 00:00am/pm, Time returned 00:00am/pm  <Name> ,Time left 00:00am/pm, Time returned 00:00am/pm  <Name> ,Time left 00:00am/pm, Time returned 00:00am/pm		





<p><b>[Name] Advisory Committee Minutes</b></p> <p>Meeting Day, XX Month Year                  Time Commenced: 00:00am/pm Finish Time: 00:00am/pm                  Location: (include specific meeting room and address)</p> <p>Meeting Chair: &lt; Name &gt;</p>			
<p><small>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</small></p>			
No.	Item	Responsible Person	Timeframe
4.	<b>Confirmation of Minutes</b>		
	<i>That the minutes of the meeting held on [Date] of the [Name] Advisory Committee be confirmed.</i>		
5.	<b>Matters arising from previous meeting</b>		
	<p><i>List the item and action agreed and assign any follow up actions and expected timeframes</i></p> <p>1. Item Heading                      Action(s):                      •</p> <p>2. Item Heading                      Action(s):                      •</p>		
6.	<b>Items for Consideration</b>		
	<p><i>List the item and action agreed as per agenda and assign any follow up actions and expected timeframes</i></p> <p>1. Item Heading                      Action(s):                      •</p> <p>2. Item Heading                      Action(s):                      •</p>		





<p><b>[Name] Advisory Committee Minutes</b></p> <p>Meeting Day, XX Month Year                  Time Commenced: 00:00am/pm Finish Time: 00:00am/pm                  Location: (include specific meeting room and address)</p> <p>Meeting Chair: &lt; Name &gt;</p>			
<p><i>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</i></p>			
No.	Item	Responsible Person	Timeframe
	3. Item Heading Action(s): •		
7.	<b>General Business</b> <i>List the item and action agreed and assign any follow up actions and expected timeframes</i> 1. Item Heading Action(s): •  2. Item Heading Action(s): •		
<p><b>Next Meeting:</b> &lt;Provide details of the next meeting date, time and location&gt;.</p>			



# Traralgon Sports Stadium Project Reference Group

## *Terms of Reference*



February 2018



## CONTENTS:

1. **Establishment of the Project Reference Group**
2. **Objectives**
3. **Membership**
  - Composition of the Project Reference Group
  - Length of appointment
  - Selection of members and filling of vacancies
  - Co-option of members
  - Attendance at meetings
  - Resignations
4. **Proceedings**
  - Chair
  - Meeting Schedule
  - Meeting procedures
  - Quorum
  - Voting
  - Minutes
  - Reports to Council
5. **Review of Project Reference Group and Duration of the Project Reference Group**
6. **Authority and Compliance Requirements**



## 1. Establishment of the Project Reference Group

- 1.1. The Traralgon Sports Stadium Project Reference Group (hereinafter referred to as “the PRG”), is a formally appointed Advisory Committee of Latrobe City Council (LCC) for the purposes of the *Local Government Act 1989*.
- 1.2. The membership of the PRG and these Terms of Reference will be adopted by resolution of Council at an Ordinary Council Meeting.

## 2. Objectives

- 2.1. The PRG’s role is to report to the Council and provide appropriate advice, information and feedback on matters relevant to this Terms of Reference in order to facilitate decision making by the Council in relation to the discharge of its responsibilities.
- 2.2. The PRG is an advisory group only and has no delegated decision making authority.
- 2.3. The PRG is established to:
  - 2.3.1. Provide an interface between Council, the Project Control Group (PCG), the Project Assurance Group (PAG) and the wider community
  - 2.3.2. Provide specific feedback to the Project Assurance Group about elements of the project where members of the Traralgon Sports Stadium PRG has specialist expertise
  - 2.3.3. Provide advice to Council on issues relating to the development of the Traralgon Sports Stadium.
  - 2.3.4. Provide feedback and support for community engagement strategies with the wider community and stakeholders
  - 2.3.5. Act as advocates for the project with the wider community
- 2.4. The PRG will carry out the following functions in order to achieve the objectives:
  - 2.4.1. Review progress of the Traralgon Sports Stadium and provide information to Council, stakeholders and the wider community.
    - 2.4.1.1. Schedule meetings as required to receive updates on the development of the Traralgon Sports Stadium
    - 2.4.1.2. Contribute to the development of media and communication strategies



2.4.1.3. Assist with the appointment of co-opted members, as deemed appropriate by the PRG, to contribute at particular stages of the project

2.4.2. Policy and Strategy Development

2.4.2.1. Provide advice as part of a policy, strategy (or other relevant document) review or development processes as required from time to time.

2.4.3. Perform other activities related to this Terms of Reference as requested by the Council.

### 3. Membership

#### Composition of the PRG

3.1. The PRG will comprise of ten members plus LCC officers, being:

- 3.1.1. Three x Councillors, one of whom shall be nominated as Chair and two of whom shall be required to attend each meeting to form a quorum;
- 3.1.2. One x Local Residents Group representative
- 3.1.3. One x Community representative (to be selected via an expression of interest process)
- 3.1.4. One x Basketball Victoria appointed local representative
- 3.1.5. One x Traralgon Amateur Basketball Association appointed representative
- 3.1.6. One x Badminton Victoria appointed local representative
- 3.1.7. One x Netball Victoria appointed local representative
- 3.1.8. One x Department of Education representative
- 3.1.9. One x Sport and Recreation Victoria representative
- 3.1.10. One x Traralgon Imperials Cricket Club representative
- 3.1.11. One x Cumberland Junior Football Club representative (when the club resumes operations)
- 3.1.12. LCC officers
  - 3.1.12.1. One x LCC Project Owner
  - 3.1.12.2. One x Project Director
  - 3.1.12.3. One x Project Manager (including PRG secretariat)
  - 3.1.12.4. LCC officers as required (Ex Officio)





#### Length of appointment

- 3.2. Whilst a PRG shall be in place for as long as Latrobe City Council sees fit, the appointment of members shall be for a term of three years. The term for co-opted members shall be for one year or as required specific to the task.
- 3.3. Prior to the expiration of each term, there will be a call for nominations for the next term. Current PRG members are able to re-nominate.

#### Selection of members and filling of vacancies

- 3.4. Latrobe City Council shall determine the original membership of the PRG based on expressions of interest received from members of the community and nominations received from organisations.
- 3.5. The PRG may fill any vacancies that occur within the determined year period of appointment, subject to the approval of the General Manager Infrastructure & Recreation and endorsement of Council. Where a vacancy is filled in this way, the appointment shall be limited to the remainder of the period of the original appointment.

#### Co-option of members

- 3.6. With the approval of the Chair, the PRG may invite other individuals to participate in the proceedings of the PRG on a regular or an occasional basis and including in the proceedings of any sub-committees formed.

#### Attendance at meetings

- 3.7. All PRG members are expected to attend each meeting.
- 3.8. A member who misses two consecutive meetings without a formal apology may at the discretion of Latrobe City Council have their term of office revoked.
- 3.9. A member who is unable to attend the majority of meetings during the year may at the discretion of Latrobe City Council have their term of office revoked.
- 3.10. All Councillors are invited to each meeting to attend as observers only.

#### Resignations

- 3.11. All resignations from members of the PRG are to be submitted in writing to the General Manager Infrastructure & Recreation, Latrobe City Council, PO Box 264, Morwell VIC 3840.



#### 4. Proceedings

##### Chair

- 4.1. The nominated Councillor shall Chair the meetings.
- 4.2. If the Councillor Chair is unavailable he/she shall delegate to another nominated Councillor to chair the meeting.
- 4.3. If a Councillor is not available, the Chair may nominate a replacement from the current membership of the PRG to chair the meeting.

##### Meeting schedule

- 4.4. The PRG will determine its meeting schedule and times for each of the meetings. The duration of each PRG meeting should generally not exceed two hours.
- 4.5. Meetings of the PRG will be held monthly initially or as may be deemed necessary by Latrobe City Council or the PRG to fulfil the objectives of the PRG. Special meetings may be held on an as-needs basis.

##### Meeting procedures

- 4.6. Meetings will follow standard meeting procedures as established in any guidance material and outlined in these terms of reference for the PRG provided (see appendix one for the agenda template).
- 4.7. All PRG meetings and records are considered confidential and may be designated as confidential in accordance with Section 77 of *Local Government Act 1989*.
- 4.8. All recommendations, proposals and advice must be directed through the Chair.

##### Quorum

- 4.9. A minimum of two appointed Councillors are required at each meeting to constitute a quorum.
- 4.10. If at any PRG meeting a quorum is not present within 30 minutes after the time appointed for the meeting, the meeting shall be deemed adjourned.

##### Voting

- 4.11. There will be no official voting process, although all members shall have equal voting rights. Majority and minority opinions will be reflected in PRG minutes.



#### Minutes of the Meeting

- 4.12. A Latrobe City Officer or authorised agent shall take the minutes of each PRG meeting.
- 4.13. The minutes shall be in a standard format including a record of those present, apologies for absence, adoption of previous minutes and a list of adopted actions and resolutions of the PRG (see appendix two for the minutes template).
- 4.14. Where this meeting is also considered an Assembly of Councillors under the *Local Government Act 1989*, an Assembly of Councillors record must also be submitted in accordance with those requirements.
- 4.15. The minutes shall be stored in the Latrobe City Council corporate filing system (currently ECM electronic document and records management system).
- 4.16. The agenda shall be distributed at least 48 hours in advance of the meeting to all PRG members, including alternative representatives.
- 4.17. A copy of the minutes shall be distributed to all PRG members (including alternative representatives) within 10 working days of the meeting.

#### Reports to Council

- 4.18. With the approval of the Chair, a report to Council may be tabled on the PRG's progress towards the objectives included in this Terms of Reference.
- 4.19. Reports to Council should reflect a consensus of view. Where consensus cannot be reached, the report should clearly outline any differing points of view.
- 4.20. Reports to Council will be co-ordinated through the General Manager Infrastructure & Recreation.

### **5. Review of PRG and Duration of the PRG**

- 5.1. The PRG will cease to exist by resolution of the Council, or once the objectives at item 2.3 have been demonstrated that they have been met, whichever occurs first.
- 5.2. A review of the PRG will take place at least once every three years at which time the Terms of Reference will also be reviewed.
- 5.3. A review will be conducted on a self-assessment basis (unless otherwise determined by Council) with appropriate input sought from the Council, the CEO, all PRG members, management and any other stakeholders, as determined by Council.



5.4. The review must consider:

5.4.1. The PRG's achievements

5.4.2. Whether there is a demonstrated need for the PRG to continue, and

5.4.3. Any other relevant matter.

**6. Authority and Compliance Requirements**

6.1. The PRG is a consultative group only and has no executive powers nor does it have any delegated decision making or financial authority.

6.2. The PRG must comply with the Assembly of Councillor provisions provided for in the *Local Government Act 1989*.

6.3. Failure to comply with the provisions outlined in this Terms of Reference may result in termination of the Member's appointment.



## Appendix 1: Agenda Template



[Name] Advisory Committee			
Meeting Day, XX Month Year			
Time Commencing: 00:00am/pm Expected Finish Time: 00:00am/pm			
Location: (include specific meeting room and address)			
<i>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</i>			
AGENDA ITEMS			
No.	Item	Responsible Officer	Attachment
1.	Welcome & introduction	Chair	N/a
2.	Apologies	All	
3.	Declarations of Interest	All	
	<i>Members of the Committee are to declare any Conflicts of interest or any interests in matters listed on the agenda</i>		
4.	Confirmation of Minutes		
	<i>Confirmation of the previous minutes of the meeting.</i>		
5.	Matters arising from previous meeting	All	
	<i>Review of action progress from previous meetings</i>		
6.	Items for Consideration		
	<i>Matters being presented for discussion in accordance with the terms of reference</i>		
	•		
	•		
	•		
	•		
7.	General Business		
	•	All	
	•		
	•		



**Appendix 2: Minutes Template**



**[Name] Advisory Committee Minutes**

Meeting Day, XX Month Year  
 Time Commenced: 00:00am/pm    Finish Time: 00:00am/pm  
 Location: (include specific meeting room and address)

Meeting Chair: < Name >

NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.

No.	Item	Responsible Person	Timeframe
1.	Present		
2.	Apologies		
3.	Interest Disclosures		
	<p><i>Members of the Committee declare any Conflicts of interest or Interests in matters discussed at the meeting.</i></p> <p>The following members of the Committee declared a Conflict of Interest at the meeting and left the meeting whilst the matter was being discussed:</p> <p>&lt;Name&gt; ,Time left 00:00am/pm, Time returned 00:00am/pm</p> <p>&lt;Name&gt; ,Time left 00:00am/pm, Time returned 00:00am/pm</p> <p>&lt;Name&gt; ,Time left 00:00am/pm, Time returned 00:00am/pm</p>		





<p><b>[Name] Advisory Committee Minutes</b></p> <p>Meeting Day, XX Month Year                  Time Commenced: 00:00am/pm    Finish Time: 00:00am/pm                  Location: (include specific meeting room and address)</p> <p>Meeting Chair: &lt; Name &gt;</p>			
<p><i>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</i></p>			
No.	Item	Responsible Person	Timeframe
4.	<b>Confirmation of Minutes</b>		
	<i>That the minutes of the meeting held on [Date] of the [Name] Advisory Committee be confirmed.</i>		
5.	<b>Matters arising from previous meeting</b>		
	<p><i>List the item and action agreed and assign any follow up actions and expected timeframes</i></p> <p>1. Item Heading                      Action(s):                      •</p> <p>2. Item Heading                      Action(s):                      •</p>		
6.	<b>Items for Consideration</b>		
	<p><i>List the item and action agreed as per agenda and assign any follow up actions and expected timeframes</i></p> <p>1. Item Heading                      Action(s):                      •</p> <p>2. Item Heading                      Action(s):                      •</p>		





**[Name] Advisory Committee Minutes**

Meeting Day, XX Month Year  
 Time Commenced: 00:00am/pm Finish Time: 00:00am/pm  
 Location: (include specific meeting room and address)

Meeting Chair: < Name >

NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.

No.	Item	Responsible Person	Timeframe
	3. Item Heading Action(s): •		
<b>7.</b>	<b>General Business</b>		
	<i>List the item and action agreed and assign any follow up actions and expected timeframes</i> 1. Item Heading Action(s): •  2. Item Heading Action(s): •		

**Next Meeting:** <Provide details of the next meeting date, time and location>.





# Monash Reserve Newborough Project Reference Group *Terms of Reference*



June 2018



## CONTENTS:

1. **Establishment of the PRG**
2. **Objectives**
3. **Membership**
  - Composition of the PRG
  - Length of appointment
  - Selection of members and filling of vacancies
  - Co-option of members
  - Attendance at meetings
  - Resignations
4. **Proceedings**
  - Chair
  - Meeting Schedule
  - Meeting procedures
  - Quorum
  - Voting
  - Minutes
  - Reports to Council
5. **Review of PRG and Duration of the PRG**
6. **Authority and Compliance Requirements**



## 1. Establishment of the Project Reference Group

- 1.1. The Monash Reserve Newborough Project Reference Group (hereinafter referred to as "the PRG"), is a formally appointed Advisory PRG of Latrobe City Council for the purposes of the *Local Government Act 1989*.
- 1.2. The membership of this PRG and these Terms of Reference will be adopted by resolution of Latrobe City Council at an Ordinary Council Meeting.

## 2. Objectives

- 2.1. The PRG's role is to report to the Council and provide appropriate advice, information and feedback on matters relevant to this Terms of Reference in order to facilitate decision making by the Council in relation to the discharge of its responsibilities.
- 2.2. The PRG is an advisory group only and has no delegated decision making authority.
- 2.3. The PRG is established to:
  - 2.3.1. Provide an interface between Council, the Project Assurance Group (PAG) and the wide community.
  - 2.3.2. Provide specific feedback to the Project Assurance Group about elements of the project where members of the Monash Reserve Newborough PRG have specialist expertise.
  - 2.3.3. Provide advice to Council on issues relating to the development of Monash Reserve Newborough redevelopment.
  - 2.3.4. Provide feedback and support for community engagement strategies with the wider community and stakeholders.
  - 2.3.5. Act as advocates for the project with the wider community.
- 2.4. The PRG will carry out the following in order to achieve the objectives set:
  - 2.4.1. Review progress of the Monash Reserve projects relating to the development of multi-use courts and a multi-use pavilion.
    - 2.4.1.1. Schedule meetings as required to receive updates on the development of Monash Reserve Newborough.
    - 2.4.1.2. Contribute to the development of media and communication strategies.



2.4.1.3. Assist with the appointment of co-opted members, as deemed appropriate by the PRG, to contribute at particular stages of the project.

2.4.2. Policy and Strategy Development

2.4.2.1. Provide advice as part of a policy, strategy (or other relevant document) review or development processes as required from time to time.

2.4.3. Perform other activities related to this Terms of Reference as requested by the Council.

### 3. Membership

Composition of the PRG

3.1. The PRG shall comprise of 8 members, being:

3.1.1. Up to two Councillors , onw whom shall be nominated as Chair

3.1.2. One Moe & District Netball Association representative

3.1.3. One Newborough Tennis Club representative

3.1.4. One Adrenalin Paintball Club representative

3.1.5. One Netball Victoria representative

3.1.6. One Tennis Victoria representative

3.1.7. One Sport & Recreation Victoria nominated representative

3.1.8. LCC Officers

3.1.8.1.1. One LCC Project Owner

3.1.8.1.2. One LCC Recreation Manager

3.1.8.1.3. One LCC Project Manager

3.1.8.1.4. One LCC Recreation Planning Officer

Length of appointment

3.2. Whilst a PRG shall be in place for as long as Latrobe City Council sees fit, the appointment of members shall be for a term as deemed appropriate by Council.

3.3. Prior to the expiration of each term, there will be a call for nominations for the next term. Current PRG members are able to re-nominate.



#### Selection of members and filling of vacancies

- 3.4. Latrobe City Council shall determine the original membership of a PRG based on expressions of interest received from members of the community and nominations received from organisations.
- 3.5. The PRG may fill any vacancies that occur within the determined year period of appointment, subject to the approval of the General Manager of the relevant division and endorsement of Council. Where a vacancy is filled in this way, the appointment shall be limited to the remainder of the period of the original appointment.

#### Co-option of members

- 3.6. With the approval of the Chair, the PRG may invite other individuals to participate in the proceedings of the PRG on a regular or an occasional basis and including in the proceedings of any sub-PRGs formed.

#### Attendance at meetings

- 3.7. All PRG members are expected to attend each meeting.
- 3.8. A member who misses two consecutive meetings without a formal apology may at the discretion of Latrobe City Council have their term of office revoked.
- 3.9. A member who is unable to attend the majority of meetings during the year may at the discretion of Latrobe City Council have their term of office revoked.

#### Resignations

- 3.10. All resignations from members of the PRG are to be submitted in writing to the General Manager of the relevant division, Latrobe City Council, PO Box 264, Morwell VIC 3840.

### **4. Proceedings**

#### Chair

- 4.1. The nominated Councillor shall Chair the meetings.
- 4.2. If the Councillor delegate is unavailable he/she shall delegate to the other nominated Councillor to chair the meeting.
- 4.3. If neither Councillor is available, the Chair may nominate a replacement from the current membership of the PRG to chair the meeting.

#### Meeting schedule



- 4.4. The PRG will determine its meeting schedule and times for each of the meetings. The duration of each PRG meeting should generally not exceed two hours.
- 4.5. Meetings of the PRG will be held monthly initially or as may be deemed necessary by Latrobe City Council or the PRG to fulfil the objectives of the PRG. Special meetings may be held on an as-needs basis.

#### Meeting procedures

- 4.6. Meetings will follow standard meeting procedures as established in any guidance material and outlined in these terms of reference for Advisory PRGs provided (see appendix one for the agenda template).
- 4.7. All PRG meetings and records are considered confidential and may be designated as confidential in accordance with Section 77 of the Act.
- 4.8. All recommendations, proposals and advice must be directed through the Chair.

#### Quorum

- 4.9. A majority of the members constitutes a quorum.
- 4.10. If at any PRG meeting a quorum is not present within 30 minutes after the time appointed for the meeting, the meeting shall be deemed adjourned.

#### Voting

- 4.11. There will be no official voting process, although all members shall have equal voting rights. Majority and minority opinions will be reflected in PRG minutes.

#### Minutes of the Meeting

- 4.12. A Latrobe City Officer or authorised agent shall take the minutes of each PRG meeting.
- 4.13. The minutes shall be in a standard format including a record of those present, apologies for absence, adoption of previous minutes and a list of adopted actions and resolutions of the PRG (see appendix two for the minutes template).
- 4.14. Where this meeting is also considered an Assembly of Councillors under the *Local Government Act 1989*, an Assembly of Councillors record must also be submitted in accordance with those requirements.
- 4.15. The minutes shall be stored in the Latrobe City Council corporate filing system (currently LCMS electronic document and records management system).



- 4.16. The agenda shall be distributed at least 48 hours in advance of the meeting to all PRG members, including alternative representatives.
- 4.17. A copy of the minutes shall be distributed to all PRG members (including alternative representatives) within 10 working days of the meeting.

#### Reports to Council

- 4.18. With the approval of the Chair, a report to Council may be tabled on the PRG's progress towards the objectives included in this Terms of Reference.
- 4.19. Reports to Council should reflect a consensus of view. Where consensus cannot be reached, the report should clearly outline any differing points of view.
- 4.20. Reports to Council will be co-ordinated through the General Manager of the relevant division that the PRG falls under.

### **5. Review of PRG and Duration of the PRG**

- 5.1. The PRG will cease to exist by resolution of the Council, or once the objectives at item 2.3 have been demonstrated that they have been met, whichever occurs first.
- 5.2. A review of the PRG will take place at least once every three years at which time the Terms of Reference will also be reviewed.
- 5.3. A review will be conducted on a self-assessment basis (unless otherwise determined by Council) with appropriate input sought from the Council, the CEO, all PRG members, management and any other stakeholders, as determined by Council.
- 5.4. The review must consider:
  - 5.4.1. The PRG's achievements
  - 5.4.2. Whether there is a demonstrated need for the PRG to continue, and
  - 5.4.3. Any other relevant matter.

### **6. Authority and Compliance Requirements**

- 6.1. The PRG is a consultative PRG only and has no executive powers nor does it have any delegated decision making or financial authority.
- 6.2. The PRG must comply with the Assembly of Councillor provisions provided for in the *Local Government Act 1989*.



- 6.3. Failure to comply with the provisions outlined in this Terms of Reference may result in termination of the Member's appointment.





**Appendix 1: Agenda Template**



### [Name] Advisory Committee

Meeting Day, XX Month Year

Time Commencing: 00:00am/pm Expected Finish Time: 00:00am/pm

Location: (include specific meeting room and address)

*NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.*

#### AGENDA ITEMS

No.	Item	Responsible Officer	Attachment
1.	<b>Welcome &amp; introduction</b>	Chair	N/a
2.	<b>Apologies</b>	All	
3.	<b>Declarations of Interest</b> <i>Members of the Committee are to declare any Conflicts of interest or any interests in matters listed on the agenda</i>	All	
4.	<b>Confirmation of Minutes</b> <i>Confirmation of the previous minutes of the meeting.</i>		
5.	<b>Matters arising from previous meeting</b> <i>Review of action progress from previous meetings</i>	All	
6.	<b>Items for Consideration</b> <i>Matters being presented for discussion in accordance with the terms of reference</i> • • • •		
7.	<b>General Business</b> • • •	All	



**Appendix 2: Minutes Template**



**[Name] Advisory Committee Minutes**

Meeting Day, XX Month Year  
 Time Commenced: 00:00am/pm    Finish Time: 00:00am/pm  
 Location: (include specific meeting room and address)

Meeting Chair: < Name >

NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.

No.	Item	Responsible Person	Timeframe
1.	Present		
2.	Apologies		
3.	<b>Interest Disclosures</b> <i>Members of the Committee declare any Conflicts of interest or Interests in matters discussed at the meeting.</i> The following members of the Committee declared a Conflict of Interest at the meeting and left the meeting whilst the matter was being discussed:  <Name> ,Time left 00:00am/pm, Time returned 00:00am/pm  <Name> ,Time left 00:00am/pm, Time returned 00:00am/pm  <Name> ,Time left 00:00am/pm, Time returned 00:00am/pm		





[Name] Advisory Committee Minutes			
Meeting Day, XX Month Year Time Commenced: 00:00am/pm    Finish Time: 00:00am/pm Location: (include specific meeting room and address)			
Meeting Chair: < Name >			
<small>NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.</small>			
No.	Item	Responsible Person	Timeframe
4.	<b>Confirmation of Minutes</b>		
	<i>That the minutes of the meeting held on [Date] of the [Name] Advisory Committee be confirmed.</i>		
5.	<b>Matters arising from previous meeting</b>		
	<i>List the item and action agreed and assign any follow up actions and expected timeframes</i>  1. Item Heading Action(s): • • 2. Item Heading Action(s): • •		
6.	<b>Items for Consideration</b>		
	<i>List the item and action agreed as per agenda and assign any follow up actions and expected timeframes</i>  1. Item Heading Action(s): • 2. Item Heading Action(s): •		



**[Name] Advisory Committee Minutes**

Meeting Day, XX Month Year  
 Time Commenced: 00:00am/pm Finish Time: 00:00am/pm  
 Location: (include specific meeting room and address)

Meeting Chair: < Name >

NOTE: In accordance with Section 80 of the Local Government Act 1989 for each meeting that a Councillor is in attendance an Assembly of Councillors record must be completed and tabled at the next practicable Council Meeting.

No.	Item	Responsible Person	Timeframe
	3. Item Heading Action(s): •		
<b>7.</b>	<b>General Business</b>		
	<i>List the item and action agreed and assign any follow up actions and expected timeframes</i> 1. Item Heading Action(s): •  2. Item Heading Action(s): •		

**Next Meeting:** <Provide details of the next meeting date, time and location>.



**Agenda Item: 15.4**

**Agenda Item: CEO Delegation - Authority to Submit Community Cricket Program funding applications**

**Sponsor: General Manager, Assets and Presentation**

**Council Plan Objective: Improve the liveability and connectedness of Latrobe City.**

**Status: For Decision**

**Proposed Resolution:**

**That Council delegates to the Chief Executive Officer, the power to submit funding applications to Sport and Recreation Victoria's Community Cricket Program under the auspice of Council, subject to the projects not requiring any Council funding.**

**Executive Summary:**

Sport and Recreation Victoria recently opened their Community Cricket Program, which provides a range of funding opportunities for community cricket facilities.

Only Local Government Authorities (LGAs) and Alpine Resort Boards (ARBs) are eligible to apply for this funding stream.

Latrobe City officers have already been approached by a number of cricket organisations who are looking at the opportunity to upgrade their facilities through this state government funding however due to the timing of the release of this fund, the details of their requests are still being refined.

As applications for this stream close on 1 February 2021 and there are no scheduled Council Meetings until after this date, it is requested that the Chief Executive Officer (CEO) be delegated the authority to submit applications for projects on behalf of sporting groups under the auspice of Council where no Council funding is required.

**Background:**

Sport and Recreation Victoria's \$13.5 million 'Community Cricket Program' opened on 11 November 2020 provides funding opportunities for community cricket clubs to upgrade existing and construct new facilities. (Attachment 1 - Community Cricket Program Application Guidelines).

Only Local Government Authorities (LGAs) and Alpine Resort Boards (ARBs) are eligible to apply for this funding stream. Therefore a sporting group wishing to seek funding from the program must do so under the auspice of Council.

The funding ratio for this stream is \$2:\$1 (SRV:Local), and that SRVs maximum contribution per application is \$100,000 and each LGA can receive a maximum of \$200,000 in this round of funding.

Eligible projects include:

- Cricket training nets/facilities that are publicly accessible and may be multi-sport;
- Pavilion/clubroom developments with female friendly change rooms;
- Facilities on school land with confirmed community use;
- New and/or improved cricket pitches or sports field upgrades that increase capacity or safety;
- Irrigation and drainage upgrades that improve capacity, inclusion or safety; and
- Sports lighting that enables new programming, improves capacity, inclusion or safety.

As the program only opened recently, Council Officers have only received a few preliminary enquiries from clubs wanting Council to submit applications on their behalf for projects, such a cricket nets and sight screens.

It is however expected that Council Officer will receive many more requests before applications close on 1 February 2021.

Therefore as this is the last scheduled normal Council meeting before the application closing date, it is requested that the Chief Executive Officer (CEO) be delegated the authority to submit applications for projects using Council as the auspice agency, where no Council funds are required; the club funds the local contribution.

**Issues:**

*Strategy Implications*

This report is consistent with Latrobe 2026: The Community Vision for Latrobe Valley and the Latrobe City Council Plan 2017-2021.

Latrobe 2026: The Community Vision for Latrobe Valley

Strategic Objectives – Built Environment

In 2026 Latrobe Valley benefits from a well-planned built environment that is complementary to its surroundings, and which provides for a connected and inclusive community.

Latrobe City Council Plan 2017-2021

---

Indicators

Objective 3: Improve the liveability and connectedness of Latrobe City

*Communication*

Clubs who have contacted Council Officers have been informed of the process involved in seeking Council's auspice to submit an application under this program and the conditions relating to funding ratio contributions required from the club.

*Financial Implications*

There are no financial implications should Council award delegation to the CEO as applications will only be made on projects which require no Council budget allocation.

*Risk Analysis*

Identified risk	Risk likelihood*	Controls to manage risk
<p><b>Financial Risk</b></p> <p>Should the clubs not provide the funding ratio required, as Council will auspice the application the ratio contribution will be Council's responsibility.</p>	2 (Unlikely)	<p>Ensure clubs provide recent and accurate financial records showing an ability to contribute the required funds.</p> <p>Clubs to provide written confirmation they will provide the funds required.</p>
<p><b>Reputational Risk</b></p> <p>If Council do not submit any applications through this funding stream, clubs may see this as a missed opportunity to improve their facilities.</p>	4 (Likely)	<p>Delegate the CEO authority to submit applications for projects under this stream.</p>

\* Inherent likelihood ratings: 1 (Rare); 2 (Unlikely); 3 (Possible); 4 (Likely); 5 (Almost Certain)

*Legal and Compliance*

All processes will comply with legal guidelines and Council Policy

*Community Implications*

The proposed resolution will have a positive impact on the community by allowing applications to be made to this funding stream.

*Environmental Implications*

There are no environmental impacts associated with this report.



*Consultation*

There will be no community consultation required in regards to these applications.

*Other*

Nil

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

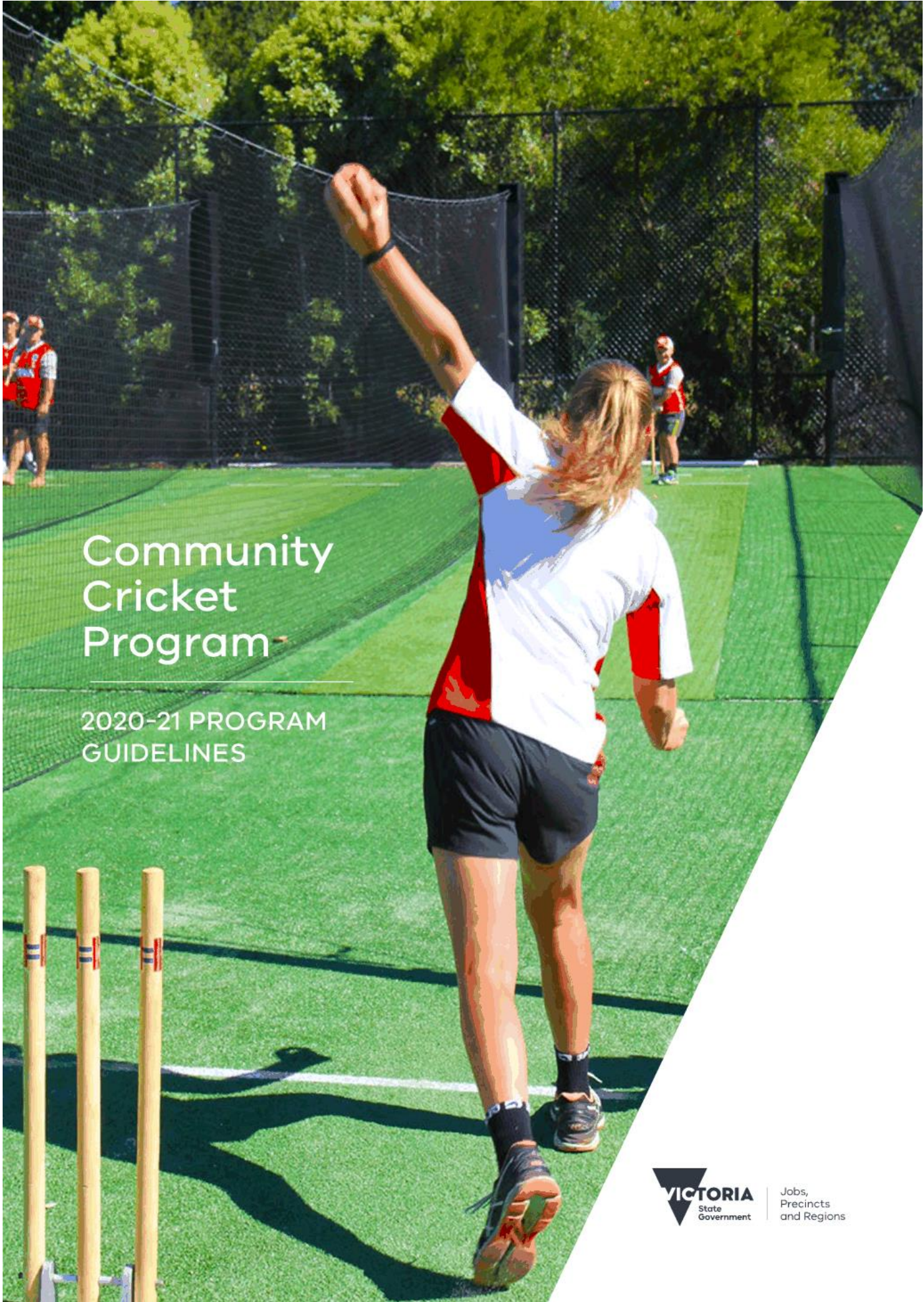
**Attachments**

1 [↓](#).  Community Cricket Program - Application Guidelines

## **15.4**

### **CEO Delegation - Authority to Submit Community Cricket Program funding applications**

- 1 Community Cricket Program - Application Guidelines ..... 1691**



# Community Cricket Program

2020-21 PROGRAM  
GUIDELINES



Jobs,  
Precincts  
and Regions

## TABLE OF CONTENTS

<b>MESSAGE FROM THE MINISTER</b> . . . . .	<b>3</b>
1. The Community Cricket Program . . . . .	4
1.1 About the Program . . . . .	4
1.2 Objectives of the Program . . . . .	4
1.3 Outcomes of the Program . . . . .	5
1.4 Investment priorities . . . . .	5
<b>2. COMMUNITY CRICKET FACILITIES</b> . . . . .	<b>6</b>
2.1 Eligible projects . . . . .	6
2.2 Eligible applicants . . . . .	6
2.3 Funding details . . . . .	7
2.4 Funding ratios . . . . .	7
<b>3. APPLICATION AND ASSESSMENT PROCESS</b> . . . . .	<b>8</b>
3.1 Application process . . . . .	8
3.2 Guidance . . . . .	9
3.3 Assessment process . . . . .	9
3.4 Assessment criteria . . . . .	10
3.5 Timelines . . . . .	10
<b>4. SUPPORTING DOCUMENTATION CHECKLIST</b> . . . . .	<b>11</b>
4.1 Submitting supporting documentation . . . . .	13
4.2 Facilities on school land . . . . .	13
<b>5. TYPES OF ACTIVITIES THAT WILL NOT BE FUNDED</b> . . . . .	<b>14</b>
<b>6. CONDITIONS THAT APPLY TO FUNDING</b> . . . . .	<b>16</b>
<b>7. RESOURCES AND ADDITIONAL INFORMATION</b> . . . . .	<b>19</b>

## MESSAGE FROM THE MINISTER

**Victoria is the home of sport and recreation. We are the nation's sporting capital, home to over 100 state sport and recreation organisations with one third of Australia's national sport organisations and more than 16,000 clubs.**

With more than 445,000 participants state-wide, contributing to a national total of 1.6 million, Victoria has the largest number of cricket participants recorded in the history of the sport.

Women and girls have also signed up in record numbers with an increase in the number of new girls' teams taking to the field. Thanks to Australia's inspirational win at the recent 2020 ICC Women's T20 World Cup Final held in Victoria, and that females participating in cricket now make up 27 per cent of total participants in Victoria, women's cricket is now firmly in the global spotlight, cementing Victoria's position as the home of cricket.

With the growing participation numbers, many of our cricket clubs face challenges accommodating new players and teams.

That is why the Victorian Government is proud to be investing \$13.5 million over four years to extend the popular *Community Cricket Program*.

The program has already invested over \$1.4 million in 15 game-changing cricket infrastructure projects across Victoria, with a total project value of \$7.2 million.



THE HON ROS SPENCE MP  
Minister for Community Sport

The program reflects our major commitment to health and wellbeing, economic activity and local jobs, diversity, inclusion, and boosting the capacity of communities to attract and host local and regional cricket competitions and events.

The *Community Cricket Program* is one of a suite of infrastructure programs, which includes the *Local Sports Infrastructure Fund*, *World Game Facilities Fund*, *Community Sports Infrastructure Loans Scheme*, and the *Community Motorsport Program*, which are investing millions across Victoria.

I look forward to seeing new and exciting projects from the *Community Cricket Program* benefiting more Victorians.



## THE COMMUNITY CRICKET PROGRAM

### 1.1 About the Program

The Victorian Government is committed to ensuring cricket participation in Victoria remains higher than any other state and that cricketers have access to high-quality, welcoming facilities.

In 2018, Cricket Victoria developed its facility strategy *2017-2022: The journey ahead for Victorian Cricket*, which examines the key priorities for each of cricket's zones in metropolitan and regional Victoria and the basis on which those priority areas have been determined.

Key facility challenges identified for cricket in Victoria include:

- ground availability and capacity
- limited/lack of open space
- condition of training facilities
- female friendly and inclusive facility design
- loss of access to school sites
- playing field sizes
- winter/summer 'seasonal creep'
- quality and use of Premier Cricket facilities.

In 2015, the Victorian Government established the Community Cricket Program. This program provides funding to help address the facility challenges and needs of cricketers across Victoria.

The Program is underpinned by the Department of Jobs, Precincts and Regions' priorities of ensuring the state's economy benefits all Victorians by creating more jobs for more people, building thriving places and regions and nurturing inclusive communities.

### 1.2 Objectives of the Program

Strong, active and healthy communities need high-quality, accessible, well-designed and well-managed infrastructure to conduct sport and active recreation activities. Developing cricket facilities that support participation and inclusion of women and girls and other under-represented groups along with disadvantaged communities, while boosting local economic activity is a priority for the Victorian Government. The Program aims to achieve this by:

- Upgrading existing and constructing new cricket facilities that will increase participation.
- Fostering inclusive, diverse, accessible and responsible development through universal design, environmental sustainability, and strategically planned facilities.
- Focussing on areas of socio-economic disadvantage and prioritising projects that support under-represented groups.

- Prioritising projects that provide opportunities for under-represented groups including women and girls, Aboriginal Victorians, multicultural, and all-abilities participants in cricket.
- Encouraging involvement of cricket organisations in planning and developing facilities.
- Encouraging collaboration between Local Government Authorities (LGAs), Alpine Resort Boards (ARBs), Sport and Recreation Victoria, Cricket Victoria, cricket associations and clubs to actively promote diverse, inclusive cultures and programs that increase cricket participation.
- Support multi-sport outcomes where cricket is the primary beneficiary.

Rates of participation in sport and active recreation are well below the state average for many groups of Victorians, including women and girls, Aboriginal Victorians, people with a disability, seniors, disengaged youth, culturally and linguistically diverse (CALD) communities, LGBTIQ people and people living within socio-economically disadvantaged communities. The Victorian Government is committed to supporting greater opportunities for all Victorians, and the Community Cricket Program will prioritise projects that will support participation rates for these groups.

### 1.3 Outcomes of the Program

The Program reflects the Victorian Government's commitment to securing the many benefits of participation in cricket. This includes supporting Victorians, particularly disadvantaged communities, to achieve better health, wellbeing, social, and economic outcomes through the construction, programming and activation of cricket facilities. The program will invest in proposals that can demonstrate a commitment to the following outcomes:

- Develop new or maintain existing participation opportunities, where there is a risk to participation decline.
- Improve cricket's diversity and inclusiveness by increasing participation of under-represented groups such as women and girls, as outlined in *Active Victoria*.
- Support access to cricket development and pathway programs by improving access to higher quality facilities across Victoria.
- Develop local economic activity through the planning, construction, maintenance, management and activation of redeveloped or new facilities.
- Improve physical and mental health and wellbeing in traditionally disadvantaged communities such as low socio-economic areas, growth areas, and communities experiencing long-term disadvantage.
- Support gender equality in participation, coaching, administration, officiating and volunteering.

### 1.4 Investment priorities

Priority will be given to projects:

- Supporting communities in areas of need that have experienced natural disasters, such as bushfires, flood and drought, or communities experiencing socio-economic disadvantage, strong population growth or significant change in circumstances (e.g. economic challenges).
- Demonstrating specific participation outcomes for disadvantaged communities and under-represented groups, including women and girls, Aboriginal Victorians, people with a disability, seniors, disengaged young people, culturally and linguistically diverse communities, and LGBTIQ people.
- Demonstrating economic uplift in the form of job creation during construction and operation, non-government investment in the facility and local/regional event attraction.
- Demonstrating implementation of Universal Design principles and Environmentally Sustainable Design in project planning.
- Projects or facilities on school land that can demonstrate multi-use opportunities and ensure long-term community access. Please see **Section 4.2** for information regarding facilities on school land.



# 2

## COMMUNITY CRICKET FACILITIES

### 2.1 Eligible projects

The types of projects that are eligible for support include:

- cricket training nets/facilities that are publicly accessible and may be multi-sport
- pavilion/clubroom developments with female friendly changerooms
- facilities on school land with confirmed community use
- new and/or improved cricket pitches or sports field upgrades that increase capacity or safety
- irrigation and drainage upgrades that improve capacity, inclusion or safety
- sports lighting that enables new programming, improves capacity, inclusion or safety. Requests for replacement of lighting with LED lights are not eligible unless part of a new lighting installation.

Projects will need to be completed within eighteen (18) months of executing a funding agreement with the Department of Job, Precincts and Regions.

### 2.2 Eligible applicants

**Only Victorian LGAs and ARBs are eligible to apply directly for this stream.**

LGAs/ARBs are required to discuss their project/s with their Sport and Recreation Victoria and Cricket Victoria representatives before submitting their application/s to receive advice about developing projects that meet the program objectives.

All applications will be assessed against the objectives of the funding stream and the assessment criteria listed in **Section 2.8**.

An Expression of Interest for Community Organisations Form has been developed. The purpose of this form is to assist cricket clubs to liaise directly with their LGA or ARB on possible applications to the program. Community organisations are advised to contact their LGA or ARB about timelines and processes for expressions of interest.



## 2.3 Funding details

Eligible organisations may submit unlimited applications, however the total funding sought cannot exceed \$200,000 per LGA or ARB, per round, and no application can exceed the **maximum grant amount of \$100,000**.

Applicants must approve and underwrite any in-kind contribution from third parties.

Applications may include project management fees of up to 7.5 per cent of the total project cost that is exclusive of GST.

Applicants must address the assessment criteria at **Section 3.4** and provide the list of supporting documentation as per **Section 4**.

The department reserves the right to negotiate a lower than requested funding amount for submitted applications.

## 2.4 Funding ratios

Funding ratios apply to this stream and applications will be required to provide matched funding in accordance with the funding ratios in the below table.

Consideration will be given to claiming in-kind expenses to a maximum of 50 per cent of the total project cost. LGAs/ARBs must approve and commit to any in-kind contribution.

The definition of rural and regional is defined under the *Regional Development Victoria Act 2002 (Act)* as comprising the 48 LGAs outside of metropolitan Melbourne plus the six alpine resorts set out in Schedule 2 of the Act.

Funding ratios under the programs consider the differing capability and capacity between regional cities, rural councils and metropolitan councils as described in the following table.

LGAs/ARBs will be required to provide matched funding in accordance with the below funding ratios:

MAXIMUM GRANT AMOUNT	LOCAL GOVERNMENT AUTHORITIES (LGAS)	FUNDING RATIO
Up to \$100,000 per application  Unlimited applications permitted with a maximum request of \$200,000 per LGA/ARB, per round	Metropolitan Melbourne	SRV = \$1 Local = \$1
	<b>Metropolitan Interface Councils:</b> Cardinia, Casey, Hume, Melton, Mornington Peninsula, Nillumbik, Whittlesea, Wyndham and Yarra Ranges	SRV = \$1.5 Local = \$1
	Ballarat, Bendigo and Geelong	SRV = \$1.5 Local = \$1
	Rural	SRV = \$2 Local = \$1

Applicants cannot utilise other State Government funding, including the Community Sports Infrastructure Loans Scheme as part of their local contribution. Local contributions may comprise of funding from all other organisations such as LGAs/ARBs, clubs, Australian Cricket Infrastructure Fund, State Sporting Associations, Federal Government, community partners, or in-kind support.



## APPLICATION AND ASSESSMENT PROCESS

### 3.1 Application process

#### Step One: Contact Sport and Recreation Victoria and Cricket Victoria

Applicants must discuss project ideas with Sport and Recreation Victoria and Cricket Victoria representatives before submitting an application. Applicants will be provided:

- high-level design advice including alignment with Cricket Australia's *Community Cricket Facility Guidelines*
- guidance on the development of proposals that have merit, that align with the program's objectives and that are ready to proceed
- feedback regarding alignment with Cricket Victoria's facility strategy '2017-2022: *The journey ahead for Victorian cricket*'.

#### Step Two: Submit application and documentation

Eligible applicants must submit an application via the Sport and Recreation Victoria website, addressing the assessment criteria as per **Section 3.4** and separately email all supporting documents.

Applications can be submitted anytime (via the below link) from the opening of the program to the closing date. Applications should only be submitted when all documentation is complete and ready to be assessed.

- <https://sport.vic.gov.au/grants-and-funding/our-grants/community-cricket-program>

All applications must be submitted and supporting documents emailed, copying in your Sport and Recreation Victoria representative, by

- **5:00pm on Monday, 1 February 2021**

Please see **Section 4** for a list of the required supporting documentation along with instructions how to submit supporting documentation.

If you need further assistance with applying online, please contact Business Victoria on 1800 325 206 between 9.00am and 5.00pm weekdays. Further questions on this program can also be directed to [cricket@sport.vic.gov.au](mailto:cricket@sport.vic.gov.au).

### 3.2 Guidance

These Guidelines and any discussions you may have with Sport and Recreation staff are for information only, and do not constitute advice. Applicants should seek independent advice before making an application or entering into a Grant Agreement. Applications are at the cost of the applicant.

Sport and Recreation Victoria encourages LGAs/ ARBs to work with Cricket Victoria and cricket clubs to seek their contribution and support to the planning and design of facilities along with identifying participation, programming and activation initiatives that strengthen project outcomes, particularly for under-represented groups identified in *Active Victoria – A strategic framework for sport and recreation in Victoria 2017-2021*.

All projects must demonstrate a commitment to implementing Universal Design principles. This can be demonstrated through the assessment criteria and supporting documentation such as schematic plans. Projects are also strongly encouraged to include clearly identifiable Environmentally Sustainable Design elements in the project scope and budget, where possible.

LGAs/ARBs are encouraged to explore and confirm funding contributions that demonstrate stakeholder commitment to the project. Stages of a larger facility development may seek support from the program, providing the stage addresses the assessment criteria and is eligible.

Projects on school land and private land are eligible but will be subject to the establishment of a legally-binding agreement between the organisation and LGA/ARB to ensure ongoing public access. For these applications to be eligible, LGAs and ARBs should provide the required supporting documents outlined in **Section 4**.

LGAs/ARBs wanting to undertake prefabricated and modular design and construct projects are eligible. However, applicants are required to submit a detailed area schedule rather than schematic plans (although plans can be submitted if available). These projects must be permanent buildings, rather than temporary facilities to ensure long-term benefits for local communities.

### 3.3 Assessment process

Only eligible applications will be assessed and considered for funding by the department. An application must address all assessment criteria as per **Section 3.4**. Claims made against each criterion must be substantiated with evidence.

**The department reserves the right not to assess an application should insufficient information be provided, including responses to assessment criteria and supporting documentation.**

Applications will be considered against the assessment criteria by Sport and Recreation Victoria staff and then reviewed by a Moderation Panel. The Moderation Panel will consider the Investment Priorities outlined at **Section 1.4** before making recommendations to the Minister for Community Sport.

Consideration will also be given to:

- ensuring an equitable distribution of funding across Victoria, including across rural, regional, interface and metropolitan communities.
- LGA/ARB performance and the organisation's capacity to deliver the project on time based on recent performance or current project management capacity. Compliance with past funding agreements and the number of overdue milestones for existing projects will also be considered.

Decisions by the Minister for Community Sport regarding funding are final and no further correspondence shall be entered into regarding such decisions. However, applicants can seek feedback on unsuccessful applications from Sport and Recreation Victoria.

### 3.4 Assessment criteria

There are a number of common features in successful applications. Good applications are well planned, involve co-ordination and collaboration with Sport and Recreation Victoria and Cricket Victoria, involve other relevant stakeholders and are clear about what they are aiming to achieve. Every application will be carefully considered and will take into account all of the below assessment criteria.

LGAs/ARBs will need to address and respond to the following application questions and are also required to provide evidence and documentation to support the application. A detailed table of the mandatory and desired documents can be found in the supporting documentation checklist at **Section 4**.

ASSESSMENT CRITERIA		
CRITERIA	WEIGHT	QUESTIONS
PROJECT NEED	30%	<p>1 What cricket participation issue/s is the project seeking to address? Explain why the project is required and detail how the scope will address the issue/s identified.</p> <p>Applications should indicate how the project need is supported by planning e.g. LGA/ARB plans, adopted masterplans, alignment with Cricket Victoria's facility strategy <i>Victorian Cricket Infrastructure Strategy 2018-2028</i>. Available via the link below: <a href="https://www.cricketvictoria.com.au/government-and-facilities/">https://www.cricketvictoria.com.au/government-and-facilities/</a></p>
	20%	<p>2 Outline current cricket participation levels and activities and how the project will increase or maintain participation, including through proposed activities and programs.</p>
PROJECT OUTCOMES	20%	<p>3 Describe the new opportunities and initiatives that improve inclusion and diversity by under-represented groups and disadvantaged communities as a result of the project. This includes for Aboriginal Victorians, people with a disability, disengaged young people, culturally and linguistically diverse communities, women and girls, LGBTIQ people and socio economically disadvantaged communities.</p> <p>This may include initiatives, policies or practices currently being undertaken or that will be implemented in the future to reinforce the impact of the project (e.g. club-based gender equity plan, priority access).</p>
	15%	<p>4 Detail the community consultation and stakeholder engagement and consultation that has occurred in relation to the project.</p> <p>Evidence must be provided of:</p> <ul style="list-style-type: none"> <li>How the community has been consulted/informed about the proposed project (e.g. onsite consultation, letterbox drop, social media posts).</li> <li>Outcomes of any consultation and engagement (e.g. master plan, Council report, survey results).</li> </ul>
PROJECT READINESS	15%	<p>5 Outline the planning undertaken so far to deliver this project. Outline what steps will be taken to deliver the project within eighteen (18) months. <i>Note: the quality of supporting documentation will also be considered in assessing this criterion.</i></p>

### 3.5 Timelines

PROGRAM CLOSES	APPLICATION ASSESSMENT	PROJECTS ANNOUNCED
1 February 2021	February – March 2021	From April 2021
		



## SUPPORTING DOCUMENTATION CHECKLIST

Please ensure that you submit all of the following documentation with your Full Application as this will demonstrate project readiness.

SUPPORTING DOCUMENTATION	REQUIREMENT
Project Management Framework	Mandatory
Detailed Schedule of Use	Mandatory
Evidence of community and stakeholder consultation <ul style="list-style-type: none"> <li>How the community has been consulted/informed about the proposed project (e.g. onsite consultation, letterbox drop, social media posts).</li> <li>Outcomes of any formal engagement (e.g. master plan, Council report).</li> </ul>	Mandatory
Detailed area schedule for prefabricated/modular construction projects	Mandatory
Site specific plan / aerial map showing location of proposed project	Mandatory
Site specific schematic developed with stakeholder input including clear dimensions, measurements and scale. The plans should support compliance against Cricket Australia's Community Cricket Facility Guidelines. (Not applicable for modular construction projects). Note: High level concept plans, hand drawn plans, generic plans or plans from previous projects will not be accepted	Mandatory
Lighting Plans including lux charts that are site specific for lighting projects (where lighting is requested in the project scope)	Mandatory
If total project cost is <b>under \$1 million (excluding GST)</b> : Quotes or internal cost estimates	Mandatory
If total project cost is <b>over \$1 million (excluding GST)</b> : Quantity survey, tender price or independent qualified expert report	Mandatory
Evidence confirming any additional funding required to complete the project.	Mandatory

SUPPORTING DOCUMENTATION	REQUIREMENT
Evidence of council funding should be in relation to the total funding being contributed e.g. letter from CEO	Mandatory
Where funding from a club is indicated, current bank statement/s evidencing that amount is held by the club must be provided with a letter from a club authorised officer committing that funding amount	Mandatory
Completed in-kind and voluntary labour support form (if applicable)	Mandatory
Relevant sections of LGA/ARB reports/plans/strategies/community consultation to support the project (please do not attach entire documents)	Mandatory
Letters of support from organisations that clearly indicate how the group will either support or benefit from the project	Mandatory
Attach evidence that the Aboriginal Heritage Planning Tool (Aboriginal Heritage Act 2006) has been completed	Mandatory
For projects on school land (if applicable, see <b>Section 4.2</b> ): <ul style="list-style-type: none"> <li>A completed Joint Use Agreement, or a completed Community Joint Use Proposal to enter into a Community Joint Use Agreement.</li> <li>A letter from the Department of Education and Training central office that indicates endorsement of the project. Applicants requesting this letter should email <a href="mailto:vsbaproperty@education.vic.gov.au">vsbaproperty@education.vic.gov.au</a></li> </ul>	Mandatory
A legally binding land-use agreement for projects located on private land (if applicable)	Mandatory
Project Governance Framework	Desired
Facility Management Plan	Desired
Environmentally Sustainable Design report(s) and budget	Desired
Business or Feasibility Planning Documents	Desired
Access audits (where available)	Desired

#### 4.1 Submitting supporting documentation

Please ensure all documents are clearly named (e.g. Plans – Project Name, Costs – Project Name, etc).

Once all documents have been obtained, please zip them all into one compressed folder and email to [cricket@sport.vic.gov.au](mailto:cricket@sport.vic.gov.au).

You must also quote your project name in the subject line of your email. Please see instructions below on how to zip files into a compressed folder.

##### **Compressing files into a compressed folder**

**Select all files** using your mouse, then **right click**, select **Send to** and then select **Compressed (zipped) folder**. This will prompt a Save window allowing you to save all selected files into one compressed folder.

The size limit of an email varies between 20mb to 30mb. If your documents combined exceed this, you will need to split them into separate compressed folders and email them separately (e.g. Part 1 – Project Name, Part 2 – Project Name, etc.).

Please email [cricket@sport.vic.gov.au](mailto:cricket@sport.vic.gov.au) if you experience any issues with emailing your supporting documentation.

#### 4.2 Facilities on school land

For projects on school land, a Community Joint Use Proposal (to the Department of Education and Training) which is completed by the applicant and the school must be submitted by the applicant to be eligible for funding (schools can access this document from the Department of Education and Training website). Applicants must allow sufficient time to complete this document and obtain the necessary written endorsement from the Department of Education and Training.

A letter from the Department of Education and Training central office must also be provided that indicates endorsement of the project. Applicants requesting this letter should email [vsbaproperty@education.vic.gov.au](mailto:vsbaproperty@education.vic.gov.au).

Projects in non-government schools are also eligible for funding through LGAs/ARBs and require similar demonstration of commitment from both parties to ensure long-term community access is achieved under agreed terms.





## TYPES OF ACTIVITIES THAT WILL NOT BE FUNDED

- Applications submitted after the closing date will not be considered eligible and will not be assessed, unless an extension has been requested and approved in writing by Sport and Recreation Victoria before the closing date, which will only be granted under exceptional circumstances (e.g. significant technology disruptions).
- Applications for projects expanding or enhancing projects previously funded such as Regional Cricket and Community Centres or seeking funding to be a Metropolitan Cricket and Community Centre.
- Facilities where little or no public access is available.
- The purchase of land (in general, the land on which the facility development is proposed will be municipal property, a Crown reserve, land owned by a public authority, private land with public access rights or land held for public purposes by trustees).
- Requests for retrospective funding, where projects have commenced construction or are completed prior to the execution of a funding agreement (construction includes, but is not limited to demolition, site clearing, earthworks, building works and any form of early works).
- Buildings considered temporary or not permanent in nature or intended use.
- Requests for ongoing operational costs such as, but not limited to, salaries, electricity, water, asset maintenance and other utilities.
- Upgrading or redeveloping kitchens or public toilet facilities, except as part of a larger project that meets the objectives of the Program.
- Scoreboards, coaches' boxes and other supporting infrastructure with limited direct impact on participation, unless considered a minor component of a larger project.
- Routine or cyclical maintenance works.
- Purchasing or maintaining recreation, entertainment, sporting, life-saving or any other equipment (except as part of facility fit out).
- Projects previously funded by Sport and Recreation Victoria, unless applicants can demonstrate additional or new uses resulting in increased participation/programming outcomes.
- Projects that do not meet relevant sport or Australian Standards (e.g. lighting projects). Facilities that do not comply with the relevant sport standard must seek exemption from the relevant sporting organisation to be supported by the Program.
- The replacement of like-for-like surfaces (e.g. synthetic wickets replaced by a similar synthetic surface) are ineligible for funding. To be eligible for funding the application will need to demonstrate that additional uses are proposed and/or a multi-purpose element is being introduced. Exceptional circumstances may be considered where a safety standard or compliance issue are evident, and an activity will not continue to be conducted as a result.



- Repair of facilities damaged by vandalism, fire or other natural disasters where the damage can be fully covered by insurance. The Program may consider supporting applications where the scope includes elements in addition to the facility damaged.
- In general, areas designated as licensed areas within a proposed facility will not be eligible for funding. The Department of Jobs, Precincts and Regions may consider applications where a restricted club licence is proposed or in place, provided that the restricted licence does not interfere with the facility's other amenities or services, such as child care or access by young people.
- Projects where contributions from funding partners are not confirmed in writing and by bank statement/s or underwritten by the applicant.
- Applications where the recipient organisation/s receive revenue from electronic gaming machines will be given a lower priority.
- Tenant clubs that have failed to resolve a breach of the Fair Play Code.





# 6

## CONDITIONS THAT APPLY TO FUNDING

### Funding Agreements

Successful applicants must enter into a Funding Agreement with the Department of Jobs, Precincts and Regions (DJPR). Funding Agreements must be signed and returned to DJPR within 4 weeks of receiving the Funding Agreement and letter.

Funding Agreements establish the parties and outline their commitments and obligations to each other, as well as setting out the general funding terms and conditions. It is recommended that applicants view the template funding agreement on the SRV website. The funding agreement will include reference to the following:

- It is anticipated that Community Cricket Facilities projects will be given a period of 18 months for completion.
- All cricket training net projects must be fully publicly accessible, as per Community Cricket Facility Guidelines (2015).
- The agreement establishes the parties and their commitments and obligations to each other and sets out the terms and conditions of funding.
- A Funding Agreement is required to be executed (signed) by both parties. The Agreement sets out the:
  - activity details and funding amounts
  - agreed milestones and payments
  - outcomes reporting and other reporting requirements
  - acknowledgement and publicity requirements
  - other activity specific requirements
  - notices.
- Funds must be spent on the project as described in the funding application and outlined in the Funding Agreement, unless changes are agreed to in writing.
- The facility tenant club(s) are expected to adhere to the Fair Play Code (formerly Victorian Code of Conduct for Community Sport) or related state sporting association Code of Conduct. More information can be found at the Sport and Recreation Victoria website ([www.sportvic.gov.au](http://www.sportvic.gov.au)).
- A request to vary the timing of an approved project must be discussed with your Sport and Recreation Victoria representative before submitting your request or commencing works. Timing variation approval is at Sport and Recreation Victoria's discretion and may lead to a reduction or cancellation of the grant depending on the change in timing.

- A request to vary the scope of an approved project can only be approved by the Minister for Community Sport. A formal process and documentation to request a change of scope is provided on Sport and Recreation Victoria's website.
- LGAs/ARBs must inform the participating organisation(s), where applicable, of all funding arrangements and obligations in relation to the grant allocation. This includes ensuring the funded project does not commence prior to the endorsement of the funding agreement.
- LGAs/ARBs are obliged to liaise with Sport and Recreation Victoria on the progress of funded projects, as requested throughout the life of projects.
- A LGA/ARB Officer must be designated to manage the project and provide information to the department according to the following key reporting requirements:
  - A Project Management Framework\* must be completed and submitted for all streams.
  - LGAs/ARBs must secure Sport and Recreation Victoria's endorsement of key documents such as schematic plans and architectural/planning briefs prior to work commencing. Projects must not commence or be tendered until endorsement is provided. Sport and Recreation Victoria may not make milestone payments if endorsement is not secured in a timely manner.
  - LGAs/ARBs must provide project acquittal documentation as required.
  - LGAs/ARBs are expected to guarantee the cash flow payments towards works where a community organisation is providing funding contributions for a project.
- Successful applicants will need to develop a participation plan prior to project completion demonstrating how participants, including under-represented groups will be engaged and their participation facilitated.
- Successful applicants will be required to contribute information on activity outcomes for use in outcomes reporting, program evaluation reviews or Department of Jobs, Precincts and Regions publications, 12 months after project acquittal.

\* A Project Management Framework is a statement/spreadsheet that includes the name of the local government officer responsible for the project, project activities and project timelines. The Project Management Framework Fact Sheet, along with a basic Project Management Framework template, can be obtained from the Sport and Recreation Victoria website.

## Acknowledging the Victorian Government's support and promoting success

Successful applicants need to acknowledge the Victorian Government's support through the provision of a grant from the *Community Cricket Program*. Promotional guidelines form part of the funding agreement and include the requirement that all activities acknowledge Victorian Government support through logo presentation on any activity-related publications, media releases and promotional material; and/or placing a Victorian Government endorsed sign at the site of infrastructure activities.

Details of requirements for funded projects are available in the *Sport and Recreation Victoria: Infrastructure Grants Acknowledgement and Publicity Guidelines*, available on Sport and Recreation Victoria's website.

Successful applicants may be required to contribute information on activity outcomes for use in program evaluation reviews or the department's marketing materials.

## Payments

Payments will be made conditional upon:

- the Funding Agreement having been executed by both parties
- milestones having been achieved to the department's satisfaction including provision of required/requested information and reports to the satisfaction of the department
- other terms and conditions of funding continue to be met.

## Performance

Sport and Recreation Victoria will review an applicant's past performance and assess whether this is likely to have an impact on the successful delivery of a future project. LGAs/ARBs are expected to deliver milestones and acquit projects within the prescribed timeframes. Poor past performance will be considered when assessing applications and may be reason for projects not being recommended.

This will include consideration of whether:

- organisations have taken the appropriate steps to implement any previous projects funded by Sport and Recreation Victoria (within appropriate timeframes)
- organisations have overdue milestones and whether they have requested a variation
- organisations have already completed projects funded by Sport and Recreation Victoria and whether they have submitted required final acquittal documentation
- organisations have a large number of current projects and capacity to deliver additional projects isn't well evidenced.

## Privacy

The Department of Jobs, Precincts and Regions is committed to protecting your privacy. We collect and handle any personal or health information about you or a third party in your application, for the purpose of administering your grant application and informing the public of successful applications.

In order for us to administer your grant application effectively and efficiently, we may need to disclose your personal or health information with others for the purpose of assessment, consultation, and reporting. This can include departmental staff, Members of Parliament and their staff, external experts, such as members of assessment panels, or other government departments. If you intend to include personal information about third parties in your application, please ensure that they are aware of the contents of this privacy statement.

Any personal information about you or a third party in your correspondence will be collected, held, managed, used, disclosed or transferred in accordance with the provisions of the *Privacy and Data Protection Act 2014* (Vic) and other applicable laws.

To obtain a copy of the Department of Jobs, Precincts and Regions Privacy Policy, please email [info@sport.vic.gov.au](mailto:info@sport.vic.gov.au).

For information about how to access information about you held by the Department of Jobs, Precincts and Regions, please email [info@sport.vic.gov.au](mailto:info@sport.vic.gov.au).



## RESOURCES AND ADDITIONAL INFORMATION

Sport and Recreation Victoria has consolidated several helpful guidelines, tools and resources to assist with project and application development that can be found on the Sport and Recreation Victoria website <https://sport.vic.gov.au/grants-and-funding/our-grants>.

### Community Cricket Facility Guidelines

Cricket Australia's Community Cricket Facility Guidelines aim to provide a consolidated resource of community cricket facility planning, development, management and maintenance information for use by community, government and national cricket industry partners and stakeholders. For more information and a copy of these guidelines please visit <https://www.community.cricket.com.au/clubs/facilities/facilities-guidelines>.

### Supporting documentation, forms and templates

Templates, forms and factsheets to support applications can be found on Sport and Recreation Victoria's website. These include but are not limited to:

- Schedule of Use.
- Project Management Framework.
- Project Governance Framework.
- Fair Play Code for Tenants.

For more information and copy of these forms and templates please visit:

<https://sport.vic.gov.au/grants-and-funding/funded-project-information-forms-and-templates>

### Universal Design

The concept of Universal Design is to make the built environment more usable to as many people as possible, at little or no additional cost. Sport and Recreation Victoria's The Design for Everyone Guide incorporates the Universal Design Principles approach to best practice facility design. This is available at [www.sport.vic.gov.au](http://www.sport.vic.gov.au).

### Environmentally Sustainable Design

All projects are encouraged to consider Environmentally Sustainable Design. This must be demonstrated with a specific Environmentally Sustainable Design budget in the application. It is good practice to incorporate Environmentally Sustainable Design initiatives in all projects where possible.

## Voluntary Labour and In-kind Support

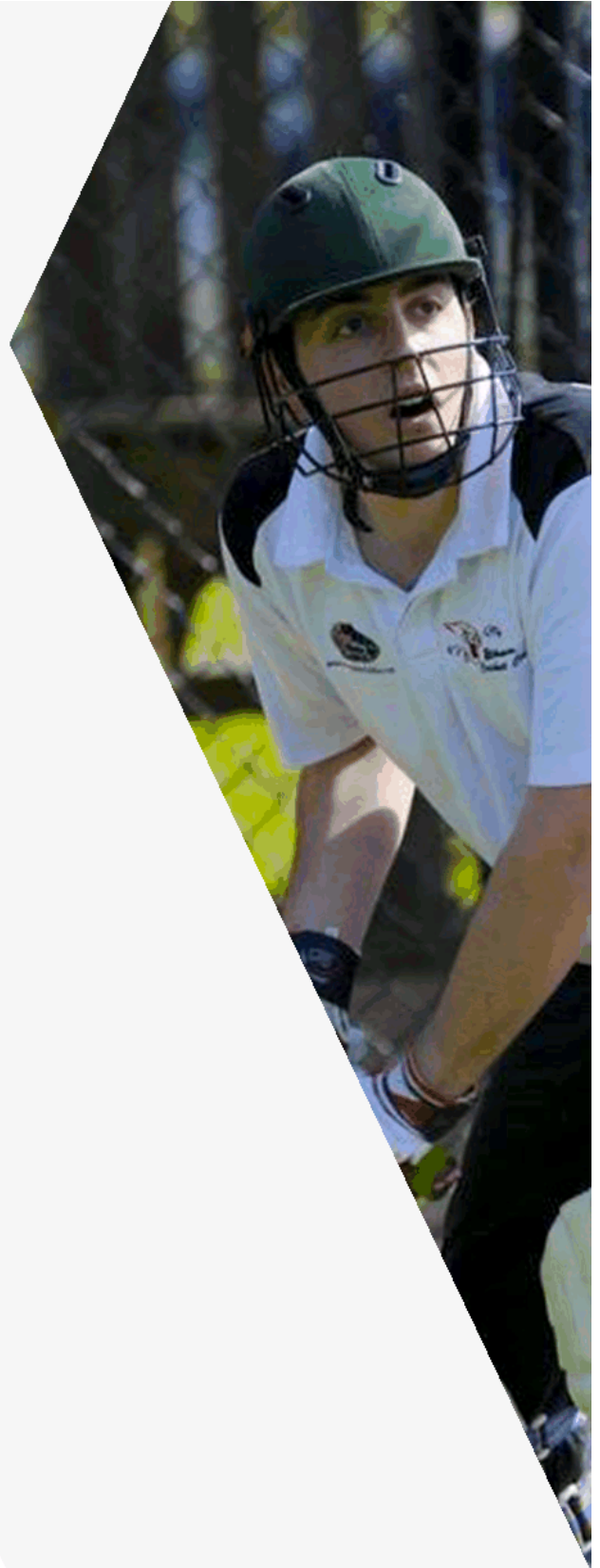
Applicants may claim in-kind expenses to a maximum of 50 per cent of the total project cost.

## Fair Play Code

The facility tenant club(s) are expected to adhere to the Fair Play Code (formerly Victorian Code of Conduct for Community Sport) or related state sporting association Code of Conduct. More information can be found at Sport and Recreation Victoria's website [www.sport.vic.gov.au](http://www.sport.vic.gov.au).

## Cultural Heritage Management Plans (Aboriginal Heritage Regulations 2018)

This tool is used and completed to determine if a Cultural Heritage Management Plan is required for the project. <https://www.aboriginalvictoria.vic.gov.au/cultural-heritage-management-plans>.



These guidelines are subject to changes at the discretion of the Minister for Community Sport.

Authorised and published by the Victorian Government, 1 Spring Street, Melbourne.

© Copyright State of Victoria, Department of Jobs, Precincts and Regions. November 2020

To receive this publication in an accessible format, please Business Victoria on 1800 325 206 between 9.00am and 5.00pm weekdays, using the National Relay Service 13 36 77 if required.

Available at Sport and Recreation Victoria's website [sport.vic.gov.au](http://sport.vic.gov.au)

182359\_10202020



Jobs,  
Precincts  
and Regions

# **COMMUNITY HEALTH AND WELLBEING**



**16. COMMUNITY HEALTH AND WELLBEING**

Nil reports

# **ORGANISATIONAL PERFORMANCE**

## **17. ORGANISATIONAL PERFORMANCE**

**Agenda Item: 17.1**

**Agenda Item: Quarterly Budget Report - September 2020**

**Sponsor: General Manager, Organisational Performance**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Information**

### **Proposed Resolution:**

**That Council receives and notes the Quarterly Budget Report for the three months ended 30 September 2020, prepared in accordance with the requirements of the *Local Government Act 2020*.**

### **Executive Summary:**

- The September 2020 Budget Report is presented for Council's consideration.
- This report meets the requirements of the *Local Government Act 2020 (the Act)* to present a quarterly budget report to Council as soon as practicable after the end of each quarter of the financial year.
- The report shows that Council overall is operating within the parameters of its adopted budget with most variances relating to carry forward funds from the previous year and the timing of revenue and expenditure within the current financial year.
- The report forecasts a surplus result for the full financial year of \$14.6M which is a unfavourable variance of \$1.5M to the original budget. It is important to note that surplus amounts shown in the Income Statement are required to be generated to enable Council to invest in new assets and to upgrade and expand existing assets along with enabling Council to repay its borrowings.
- The forecasted surplus result in 2020/21 is largely generated by Government grants for capital works \$34.1M for which the associated expenditure is not included in the "Comprehensive Income Statement" but is reported directly to the balance sheet and is also reflected in the Statements of Cash Flow and Capital Works.

- The report is provided for Council's information.

**Background:**

Under Section 97 (1) of *the Act*, as soon as practicable after the end of each quarter of the financial year, the Chief Executive Officer must ensure that a quarterly budget report is presented to the Council at a Council meeting which is open to the public. This report ensures compliance with this legislative requirement.

Section 97 (2) of *the Act* requires the report to include;

- a) A comparison of the actual and budgeted results to date; and
- b) An explanation of any material variations; and
- c) Any other matters prescribed by the regulations.

The attached report as at 30 September 2020 is provided for the information of Council and the community. The financial report compares budgeted income and expenditure with actual results for the first quarter of the financial year. The key issues of note are:

- The "Comprehensive Income Statement" report forecasts a surplus result for the full financial year of \$14.6M which is a unfavourable variance of \$1.5M to the original budget. It is important to note that surplus amounts shown in the Income Statement are required to be generated to enable Council to invest in new assets and to upgrade and expand existing assets along with enabling Council to repay its borrowings. The forecasted surplus result is largely generated by Government grants for capital works \$34.1M. In accordance with the requirements of the Australian Accounting Standards the expenditure associated with these grants (i.e. Capital expenditure) is not included in the "Comprehensive Income Statement" but is reported directly to the balance sheet under the "Property, Infrastructure, Plant and Equipment" assets classification and is also reflected in the Statements of Cash Flow and Capital Works.
- The "Balance Sheet" shows that Council maintains a strong liquidity position with \$169.1M in current assets compared to \$27.8M current liabilities (a liquidity ratio of 6.1:1).
- The "Statement of Cash Flows" shows that Council has \$89.8M in Cash and Financial assets (i.e. investments). The level is higher than anticipated due to carry forward funds from previous financial years including capital works, reserves funds and government grants advanced earlier than expected.
- The "Capital Works Statement" shows a forecast expenditure of \$86.0M compared to the budget of \$80.1M. The variance is mainly a result of expenditure expected to be carried over from 2019/20 for some projects to be completed in the 2020/21 financial year together with additional unbudgeted government grant funding received.

- The “Financial Performance Ratios’ indicate that Council remains within the industry expected ranges.

Further details on these and other items are provided in the attached report including year to date and full year forecast income and expenditure variances and explanations, balance sheet and cash flow movements to date, capital works expenditure to date and full year forecasts, together with the financial performance ratios as per the Local Government Performance Reporting Framework (LGPRF).

**Issues:**

*Strategy Implications*

This report provides information to the Council and community on how Council is performing against its adopted budget and supports the Council Plan objective of ensuring openness, transparency and responsibility.

*Communication*

No consultation required.

*Financial Implications*

The attached report provides details of budget variances for the year to date and the forecasted full financial year. The result indicates that Council remains in a strong financial position and has sufficient funds to meet current and forecast financial commitments.

*Risk Analysis*

This report ensures legislative requirements are met and informs Council as to whether it is acting within the parameters of its Adopted Budget.

*Legal and Compliance*

This report meets the requirements of the Section 97 of *the Act*.

*Community Implications*

Not applicable.

*Environmental Implications*

Not applicable.

*Consultation*

Not applicable.

*Other*

Not applicable.

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

2020/21 Annual Budget

**Attachments**

1 [↓](#).  Quarterly Budget Report September 2020

# 17.1

## **Quarterly Budget Report - September 2020**

- 1 Quarterly Budget Report September 2020..... 1720**



# Quarterly Budget Report September 2020



*In 2026 the Latrobe Valley is a liveable and sustainable region with collaborative and inclusive community leadership.*



# Quarterly Finance Report

## September 2020



### Contents

	<b>Page</b>
- Summary	1
- Income Statement	4
- Balance Sheet	10
- Statement of Cash Flows	11
- Statement of Capital Works	12
- Financial Performance Ratios	15

## **September 2020 Quarterly Budget Report Summary**

### **KEY ISSUES**

The attached report provides the overall outcomes to the end of the third quarter of the 2019/2020 financial year together with forecasted year end results compared to budget. The key issues of note are:

- The "Income Statement" report forecasts a surplus result for the full financial year of \$14.6M which is an unfavourable variance of \$1.5M to the original budget.
- The "Balance Sheet" shows that Council maintains a strong liquidity position with \$169.1M in current assets compared to \$27.8M current liabilities (a liquidity ratio of 6.1:1).
- The "Statement of Cash Flows" shows that Council has \$89.8M in Cash and Financial assets (i.e. investments). The level is higher than anticipated due to carry forward funds from previous financial years including capital works, reserves funds and government grants advanced earlier than expected.
- The "Capital Works Statement" shows a forecast expenditure of \$86.0M compared to the budget of \$80.1M. The variance is mainly a result of expenditure expected to be carried over from 2019/20 for some projects to be completed in the 2020/21 financial year together with additional unbudgeted government grant funding received.
- The "Financial Performance Ratios" indicate that Council remains within the industry expected ranges.

### **BACKGROUND**

Under the provisions of the *Local Government Act 1989 Section 138 (1)*, at least every three months, the Chief Executive Officer must ensure that a statement comparing the budgeted revenue and expenditure for the financial year with the actual revenue and expenditure to date is presented to Council at a Council meeting which is open to the public

### **INCOME STATEMENT ANALYSIS**

#### **Overview**

The surplus amounts shown in the Income Statement are required to be generated to enable Council to invest in new assets and to upgrade and expand existing assets. They also enable Council to repay its borrowings. On a cash basis Council budgets for a break even result, with any cash remaining at year end required to meet current and future liabilities together with current commitments. Therefore any variances to budget in the operating result are generally caused by changes in non-cash items (e.g. depreciation), variances in grants and monetary contributions for capital works and expenditure that is funded from revenue that has been received in a previous financial year. At the end of the 2018/19 financial year Council held \$122.8M in cash and other financial assets (i.e. cash based investments with a maturity term greater than 90 days) which was \$11.6M favourable to budget largely due to funds generated that had not yet been spent for ongoing projects and commitments.

The "Income Statement" report forecasts a surplus result for the full financial year of \$14.6M which is an unfavourable variance of \$1.5M to the original budget. This result is due to a number of variances with a forecast increase in income of \$13.0M and additional expenditure of \$14.5M. The increased income is mainly a result of capital grants largely due to timing variances related to funds that were expected to be received in the 2019/20 financial year e.g. Latrobe Creative Precinct, Gippsland Regional Aquatic Centre and Morwell Recreation Reserve. The forecasted additional expenditure in materials and services (\$11.6M) is primarily a result of funding carried forward relating to works funded but not completed in 2019/20 together with unbudgeted government grants to be received in 2020/21.

#### **Year to date**

The year to date result shows an operating position of \$70.9M surplus which is \$3.7M favourable to budget. The key items that make up this variance are as follows;

- Grants - Capital - (\$6.7M favourable) due to timing variances mainly related to funding for Morwell Recreation Reserve redevelopment \$1.276M, Latrobe Creative Precinct \$1.216M, Gippsland Regional Aquatic facility \$1.199M, Ted Summerton Reserve \$0.558M and Gippsland Logistics Precinct \$0.324M. In addition unbudgeted grant funds have been received for the Local Roads and Community Infrastructure program \$0.850M and a number of other smaller projects.

## **September 2020 Quarterly Budget Report Summary**

- Grants – Operating (\$3.4M unfavourable) mainly due to the State Government advancing \$6.750M of the 2020/21 Grants Commission funding to Council in the 2019/20 financial year and other timing variances in libraries \$0.516M and pre-schools \$0.438M. These have been partially offset by favourable variances for unbudgeted grants for Working for Victoria \$1.330M, Flynn Hall \$1.000M, sports lighting projects \$1.048M, Yinnar South bushfire recovery \$0.535M and car parks early works package \$0.350M. Other Income - (\$1.2M favourable) primarily due to higher than expected interest on investments \$0.277M due to greater cash and investments holdings as a result of grants received in advance and other funds carried forward from the 2018/19 financial year. The remainder of the variance is made up of interest on overdue rates and charges \$0.208M together with earlier than expected receipt of Arts & Events Sponsorships \$0.198M and other unbudgeted insurance claims, contributions & reimbursements.
- User Fees (\$1.2M unfavourable) mainly due to COVID shutdowns and restrictions on council services. Latrobe Leisure programs \$0.580M, pre-school & pre-kinder \$0.160M and aged Care services \$0.143M. In addition the budget did not allow for Council's transition out of the family day care program which accounts for \$0.108M of the variance which will be offset by decreased expenditure.
- Materials and Services (\$0.9M favourable) mainly due to savings as a result of Council programs that have been shutdown or restricted as a result of the COVID response measures, together with timing issues.

### **Full year forecast**

The full year forecasted result shows an operating surplus of \$14.6M which is an \$1.5M unfavourable variance to the adopted budget. The key items that make up this variance are as follows;

- Grants – Capital (\$14.4M favourable) mainly to timing variances related to funding for Morwell Recreation Reserve redevelopment \$1.430M, Latrobe Creative Precinct \$2.990M, Gippsland Regional Aquatic facility \$1.918M, Ted Summerton Reserve \$0.572M. In addition unbudgeted grant funds have been received for the Local Roads and Community Infrastructure program \$1.700M, the Safe Traffic in Local Streets program \$1.158M and a number of other smaller projects.
- Grants – Operating (\$1.2M favourable) mainly due to the State Government advancing \$6.0M of the 2019/20 Grants Commission funding to Council in the 2018 mainly due to unbudgeted/increased grants for Working for Victoria \$2.216M, Flynn Hall \$2.000M, sports lighting projects \$1.272M, family services programs \$0.917M, Yinnar South bushfire recovery \$0.660M and car parks early works package \$1.025M. These have been partially offset by unfavourable variances for the State Government advancing \$6.750M of the 2020/21 Grants Commission funding to Council in the 2019/20 financial year.
- User Fees (\$2.2M unfavourable) mainly due to COVID shutdowns and restrictions on council services. Latrobe Leisure programs \$1.268M, pre-School & pre-Kinder \$0.226M and aged care services \$0.205M. In addition the budget did not allow for Council's transition out of the Family Day Care Program which accounts for \$0.620M of the variance which will be offset by decreased expenditure.
- Employee Costs (\$2.5M unfavourable) as a result of the state government funded Working for Victoria Program (\$2.734M) which was not included in the budget.
- Materials and Services (\$11.6M unfavourable) mainly due to unexpended funds carried over from the 2019/20 financial year to complete projects in 2020/21, combined with expenditure associated with unbudgeted government grant funding.

## **September 2020 Quarterly Budget Report Summary**

### **BALANCE SHEET**

The significant movements in the balance sheet over the first quarter were as follows;

- Cash and Cash Equivalents together with Other Financial Assets (i.e. investments). The overall reduction of \$19.1M is mainly due to expenditure of funds carried over from prior financial years, together with the profile of receipt of rates income being minimal in the first quarter of the year.
- Trade and Other receivables (\$70.1M increase) this is primarily due to the annual rates notices being raised in the first quarter and is part of the normal pattern. This amount will continue to reduce as rate payments are received over the remainder of the year in line with the quarterly instalment and full payment due dates.
- Other Assets (\$1.9M decrease) is primarily due to prepayments and accrued revenue as at 30 June 2020 having now been reversed/received in the current financial year.
- Property, Infrastructure, Plant and Equipment (\$4.9M increase) total capital expenditure has exceeded depreciation to date as expected due to the large capital works program in 2020/21.
- Payables (\$17.7M decrease) is primarily due to amounts that were outstanding to suppliers and grants that were received in advance as at 30 June 2020. These amounts have now been paid/recognised in the current financial year.
- Trust funds and deposits (\$1.7M increase) relates to the collection of first quarterly instalments of the Fire Services Property Levy which will be passed on to the State Revenue Office in October.

### **STATEMENT OF CASH FLOWS**

The budgeted cash & cash equivalent investments at the beginning of the year was \$89.7 million, the actual opening balance was \$108.9 million. The additional \$19.2 million was largely the result of higher than anticipated surplus funds and carry forward funding for capital and operational projects and programs. Total Cash and financial assets (investments) as at the end of the quarter stand at \$89.8M which represents a net outflow cash movement of \$19.1M from the start of the financial year.

### **STATEMENT OF CAPITAL WORKS**

The statement of capital works includes all expenditure that is expected to be capitalised during the financial year, it excludes some amounts which for "Accounting" purposes are not capitalised e.g. Landfill Rehabilitation which is a reduction in a provision liability and other items which are included in operating expenditure e.g. Community Minor Capital Grants Program.

As at the 30 September 2020 Council had spent \$11.9M on capital works mostly on Property (land & buildings) \$9.3M and Infrastructure projects \$2.5M (including Roads projects \$1.3M). Full year forecasted capital expenditure is \$86.0M compared to the budget of \$80.1M. This is mainly a result of funds carried forward from 2018/19 and additional government funding received for various programs e.g. Local Roads and Community Infrastructure program.

### **FINANCIAL PERFORMANCE RATIOS**

The final part of the report is the Financial Performance Ratios as per the *Local Government Performance Reporting Framework (LGPRF)*. The results of the financial year to date show that Council is expected to remain within the expected ranges by the end of the financial year. Some of the ratios when measured part way through the year will fall outside the ranges in the year to date figures purely because they are designed to look at an annual result.

**COMPREHENSIVE INCOME STATEMENT**

For The Quarter Ended 30 September 2020

		YTD Actual	YTD Budget	Variance YTD	Variance	Full Year	Annual	Variance
	NOTE	\$'000	\$'000	Act/Bud	Type	Forecast	Budget	Annual
				\$'000	(P)ermanent/ (T)iming	\$'000	\$'000	Budget /Forecast \$'000
<b>INCOME</b>								
Rates and charges	1	81,349	81,318	31	P	81,417	81,377	40
Statutory fees and fines	2	237	183	54	T	2,151	2,126	25
User fees	3	1,748	2,932	(1,184)	P	10,035	12,277	(2,242)
Grants - operating	4	8,823	12,240	(3,417)	T	26,435	25,274	1,161
Grants - capital	5	7,541	888	6,654	P	34,092	19,734	14,359
Contributions - monetary	6	150	15	135	P	246	90	156
Contributions - non monetary	7	0	0	0	P	4,000	4,000	0
Net gain (loss) on disposal of property, infrastructure, plant and equipment	8	45	0	45	T	(0)	0	(0)
Other income	9	727	1,140	(413)	P	3,200	3,707	(507)
<b>TOTAL INCOME</b>		<b>100,621</b>	<b>98,716</b>	<b>1,905</b>		<b>161,577</b>	<b>148,585</b>	<b>12,992</b>
<b>EXPENSES</b>								
Employee costs	10	14,219	14,473	255	P	62,524	60,030	(2,494)
Materials and services	11	7,625	8,524	898	P	48,832	37,216	(11,616)
Bad and doubtful debts	12	0	0	(0)	T	13	9	(5)
Depreciation	13	7,060	7,456	395	T	29,807	29,823	16
Amortisation - intangible assets	14	160	153	(7)	P	619	612	(7)
Amortisation - right of use assets	15	10	0	(10)	P	39	0	(39)
Borrowing costs	16	75	168	94	T	621	651	30
Finance costs - leases	17	11	0	(11)	P	29	0	(29)
Other expenses	18	572	710	138	P	4,501	4,189	(312)
<b>TOTAL EXPENSES</b>		<b>29,732</b>	<b>31,484</b>	<b>1,752</b>		<b>146,985</b>	<b>132,530</b>	<b>(14,454)</b>
<b>SURPLUS (DEFICIT) FOR THE YEAR</b>		<b>70,888</b>	<b>67,231</b>	<b>3,657</b>		<b>14,592</b>	<b>16,055</b>	<b>(1,463)</b>

**NOTES TO THE COMPREHENSIVE INCOME STATEMENT - Year to Date and Full Year Variances****1. Rates and charges**

**Year to Date -** **\$0.031M Favourable**

Minor variance.

**Full Year -** **\$0.040M Favourable**

Minor variance.

**2. Statutory fees and fines**

**Year to Date -** **\$0.054M Favourable**

Higher than expected statutory planning permits and building fees to date partially offset by lower levels of parking fines as a result of COVID restrictions.

**Full Year -** **\$0.025M Favourable**

Minor variance.

**3. User fees**

**Year to Date -** **(\$1.184M) Unfavourable**

Lower than expected fees & charges mainly due to COVID shutdowns and restrictions on council services. Latrobe Leisure programs \$0.580M, pre-school & pre-kindergarten \$0.160M and aged Care services \$0.143M. In addition the budget did not allow for Council's transition out of the family day care program which accounts for \$0.108M of the variance which will be offset by decreased expenditure.

**Full Year -** **(\$2.242M) Unfavourable**

Lower than expected fees & charges mainly due to COVID shutdowns and restrictions on council services. Latrobe Leisure programs \$1.268M, pre-School & pre-Kindergarten \$0.226M and aged care services \$0.205M. In addition the budget did not allow for Council's transition out of the Family Day Care Program which accounts for \$0.620M of the variance which will be offset by decreased expenditure.

**4. Grants - operating**

**Year to Date -** **(\$3.417M) Unfavourable**

The unfavourable variance is mainly due to the State Government advancing \$6.750M of the 2020/21 Grants Commission funding to Council in the 2019/20 financial year and other timing variances in libraries \$0.516M and pre-schools \$0.438M. These have been partially offset by favourable variances for unbudgeted grants for Working for Victoria \$1.330M, Flynn Hall \$1.000M, sports lighting projects \$1.048M, Yinnar South bushfire recovery \$0.535M and car parks early works package \$0.350M.

**Full Year -** **\$1.161M Favourable**

The favourable variance is mainly due to unbudgeted/increased grants for Working for Victoria \$2.216M, Flynn Hall \$2.000M, sports lighting projects \$1.272M, family services programs \$0.917M, Yinnar South bushfire recovery \$0.660M and car parks early works package \$1.025M. These have been partially offset by unfavourable variances for the State Government advancing \$6.750M of the 2020/21 Grants Commission funding to Council in the 2019/20 financial year.

**NOTES TO THE INCOME STATEMENT - Year to Date and Full Year Variances****5. Grants - capital****Year to Date - \$6.654M Favourable**

The favourable variance is largely due to timing variances mainly related to funding for Morwell Recreation Reserve redevelopment \$1.276M, Latrobe Creative Precinct \$1.216M, Gippsland Regional Aquatic facility \$1.199M, Ted Summerton Reserve \$0.558M and Gippsland Logistics Precinct \$0.324M. In addition unbudgeted grant funds have been received for the Local Roads and Community Infrastructure program \$0.850M and a number of other smaller projects.

**Full Year - \$14.359M Favourable**

The favourable variance is largely due to timing variances mainly related to funding for Morwell Recreation Reserve redevelopment \$1.430M, Latrobe Creative Precinct \$2.990M, Gippsland Regional Aquatic facility \$1.918M, Ted Summerton Reserve \$0.572M. In addition unbudgeted grant funds have been received for the Local Roads and Community Infrastructure program \$1.700M, the Safe Traffic in Local Streets program \$1.158M and a number of other smaller projects.

**6. Contributions - monetary****Year to Date - \$0.135M Favourable**

The favourable variance mainly a result of the higher than expected receipt of contributions for public open space, street trees and future infrastructure works from property developers.

**Full Year - \$0.156M Favourable**

The favourable variance mainly a result of the higher than expected receipt of contributions for public open space, street trees and future infrastructure works from property developers.

**7. Contributions - non monetary****Year to Date - \$0.000M Nil Variance**

No variance.

**Full Year - \$0.000M Nil Variance**

No variance identified to date.

**8. Net gain (loss) on disposal of property, infrastructure, plant and equipment****Year to Date - \$0.045M Favourable**

Minor variance to date.

**Full Year - (\$0.000M) Unfavourable**

At this stage no variance is forecasted for the full year

**9. Other income****Year to Date - (\$0.413M) Unfavourable**

The unfavourable variance is primarily due to low interest rates resulting in decreased interest on investments \$0.176M. The remainder of the variance is mainly timing variances for property rental invoicing \$0.160M and the impact of COVID on Lake Narracan Caravan park rentals \$0.054M

**Full Year - (\$0.507M) Unfavourable**

The unfavourable variance is primarily due to low interest rates resulting in decreased interest on investments \$0.542M.

**NOTES TO THE INCOME STATEMENT - Year to Date and Full Year Variances****10. Employee costs**

**Year to Date -** \$0.255M Favourable

Minor variance.

**Full Year -** (\$2.494M) Unfavourable

The additional expenditure is largely as a result of the state government funded Working for Victoria Program (\$2.734M).

**11. Materials and services**

**Year to Date -** \$0.898M Favourable

The favourable variance is mainly due to savings as a result of Council programs that have been shutdown or restricted as a result of the COVID response measures, together with timing issues.

**Full Year -** (\$11.616M) Unfavourable

The unfavourable variance is mainly due to unexpended funds carried over from the 2019/20 financial year to complete projects in 2020/21, combined with expenditure associated with unbudgeted government grant funding.

**12. Bad and doubtful debts**

**Year to Date -** (\$0.000M) Unfavourable

No variance.

**Full Year -** (\$0.005M) Unfavourable

Minor variance.

**13. Depreciation**

**Year to Date -** \$0.395M Favourable

Variance mainly due to later than expected capitalisation of some new facilities in Council's capital works program.

**Full Year -** \$0.016M Favourable

Minor variance.

**14. Amortisation - intangible assets**

**Year to Date -** (\$0.007M) Unfavourable

Minor variance.

**Full Year -** (\$0.007M) Unfavourable

Minor variance.

**15. Amortisation - right of use assets**

**Year to Date -** (\$0.010M) Unfavourable

Minor variance. New accounting requirement was not included in the budget.

**Full Year -** (\$0.039M) Unfavourable

Minor variance. New accounting requirement was not included in the budget.

**16. Borrowing costs**

**Year to Date -** \$0.094M Favourable

Reduced loan repayments due to later than expected drawdown of 2019/20 loan funds for the Gippsland Regional Aquatics Facility.

**Full Year -** \$0.030M Favourable

Reduced loan repayments due to later than expected drawdown of 2019/20 loan funds for the Gippsland Regional Aquatics Facility.



**NOTES TO THE INCOME STATEMENT - Year to Date and Full Year Variances****17. Finance costs - leases**

**Year to Date - (\$0.011M) Unfavourable**

Minor variance. New accounting requirement was not included in the budget.

**Full Year - (\$0.029M) Unfavourable**

Minor variance. New accounting requirement was not included in the budget.

**18. Other expenses**

**Year to Date - \$0.138M Favourable**

The favourable variance is mainly due to timing of Business and Community Support package grants \$0.099M

**Full Year - (\$0.312M) Unfavourable**

The unfavourable variance is mainly due to unexpended community grants funds carried over from the 2019/20 financial year to be paid out in 2020/21.

**COMPARISON TO PREVIOUS FINANCIAL YEAR**  
For the corresponding September quarter

	2020/21			2019/20		
	YTD Actuals	YTD Budgets	Variance YTD Act/Bud	YTD Actuals	YTD Budgets	Variance YTD Act/Bud
<b>INCOME</b>						
Rates and charges	81,349	81,318	31	80,315	80,207	108
Statutory fees and fines	237	183	54	393	346	46
User fees	1,748	2,932	(1,184)	3,210	2,698	512
Grants - operating	8,823	12,240	(3,417)	5,895	5,389	506
Grants - capital	7,541	888	6,654	3,810	3,662	148
Contributions - monetary	150	15	135	64	15	49
Contributions - non monetary	0	0	0	0	0	0
Net gain (loss) on disposal of property, infrastructure, plant and equipment	45	0	45	137	0	137
Other income	727	1,140	(413)	1,173	953	219
<b>TOTAL INCOME</b>	<b>100,621</b>	<b>98,716</b>	<b>1,905</b>	<b>94,996</b>	<b>93,271</b>	<b>1,726</b>
<b>EXPENSES</b>						
Employee costs	14,219	14,473	255	14,882	15,109	226
Materials and services	7,625	8,524	898	8,064	7,499	(564)
Bad and doubtful debts	0	0	(0)	0	1	1
Depreciation	7,060	7,456	395	6,856	6,827	(30)
Amortisation - intangible assets	160	153	(7)	170	193	23
Amortisation - right of use assets	10	0	(10)	0	0	0
Borrowing costs	75	168	94	161	218	57
Finance costs - leases	11	0	(11)	0	0	0
Other expenses	572	710	138	520	364	(155)
<b>TOTAL EXPENSES</b>	<b>29,732</b>	<b>31,484</b>	<b>1,752</b>	<b>30,653</b>	<b>30,211</b>	<b>(442)</b>
<b>SURPLUS (DEFICIT) FOR THE YEAR</b>	<b>70,888</b>	<b>67,231</b>	<b>3,657</b>	<b>64,343</b>	<b>63,059</b>	<b>1,284</b>

## BALANCE SHEET

### As at 30 September 2020

	Current Balance \$'000s	Opening Balance 01/07/20 \$'000s	Movement for Year to Date \$'000s	Balance as at 30/09/19 \$'000s
<b>CURRENT ASSETS</b>				
Cash and Cash Equivalents	49,807	38,731	11,076	41,394
Other Financial Assets	40,000	70,169	(30,169)	68,826
Other Assets	2,469	4,403	(1,933)	2,089
Trade and Other Receivables	76,783	6,681	70,102	76,449
<b>Total Current Assets</b>	<b>169,059</b>	<b>119,984</b>	<b>49,075</b>	<b>188,758</b>
<b>NON CURRENT ASSETS</b>				
Property, Infrastructure, Plant and Equipment	1,227,458	1,222,598	4,860	1,174,231
Intangible Assets	564	724	(160)	1,205
Trade and Other Receivables	714	723	(10)	717
Financial Assets	9	9	0	15
<b>Total Non-Current Assets</b>	<b>1,228,746</b>	<b>1,224,056</b>	<b>4,691</b>	<b>1,176,169</b>
<b>TOTAL ASSETS</b>	<b>1,397,806</b>	<b>1,344,040</b>	<b>53,766</b>	<b>1,364,927</b>
<b>CURRENT LIABILITIES</b>				
Payables	4,485	22,201	(17,716)	31,043
Interest-bearing Liabilities	2,349	2,527	(179)	8,973
Provisions - Employee Benefits	13,850	14,093	(243)	12,230
Provisions - Landfill	2,064	2,758	(694)	6,724
Trust Funds and Deposits	4,968	3,247	1,721	4,755
Lease Liabilities	17	29	(11)	13
<b>Total Current Liabilities</b>	<b>27,733</b>	<b>44,855</b>	<b>(17,122)</b>	<b>63,737</b>
<b>NON CURRENT LIABILITIES</b>				
Interest-bearing Liabilities	7,749	7,749	0	5,826
Provisions - Employee Benefits	1,553	1,553	0	1,763
Provisions - Landfill	15,342	15,342	0	19,249
Lease Liabilities	706	706	0	704
<b>Total Non-Current Liabilities</b>	<b>25,349</b>	<b>25,349</b>	<b>0</b>	<b>27,543</b>
<b>TOTAL LIABILITIES</b>	<b>53,082</b>	<b>70,204</b>	<b>(17,122)</b>	<b>91,280</b>
<b>NET ASSETS</b>	<b>1,344,723</b>	<b>1,273,835</b>	<b>70,888</b>	<b>1,273,648</b>
<b>EQUITY</b>				
Current Year Surplus/(Deficit)	70,888	67,682	3,206	64,343
Accumulated Surplus	784,676	717,140	67,536	718,132
Reserves	489,159	489,013	146	491,172
<b>TOTAL EQUITY</b>	<b>1,344,723</b>	<b>1,273,835</b>	<b>70,888</b>	<b>1,273,648</b>

## STATEMENT OF CASH FLOWS

For the Quarter ended 30 September 2020

NOTE	YTD Cash Flow \$'000s Inflows (Outflows)	Adopted Budget Annual Cashflow \$'000s Inflows (Outflows)	Cash Flow 2019/20 \$'000s Inflows (Outflows)
<b>CASH FLOWS FROM OPERATING ACTIVITIES</b>			
Rates and charges	13,601	81,775	80,047
Statutory fees & fines	240	2,136	2,385
User fees	1,692	12,337	12,651
Grants - operating	7,235	25,398	32,386
Grants - capital	2,332	19,830	52,930
Contributions - monetary	150	90	889
Interest received	634	1,500	2,955
Trust funds and deposits taken/(repaid)	1,721	54	608
Other receipts	(2,154)	2,218	3,587
Net GST refund/(payment)	564	9,172	(2,428)
Employee costs	(15,858)	(62,348)	(56,776)
Materials & services	(12,055)	(38,653)	(48,858)
Short-term, low value and variable lease payments	(51)	0	(36)
Other payments	(521)	(7,251)	(3,191)
<b>Net cash from operating activities</b>	<b>(2,470)</b>	<b>46,258</b>	<b>77,149</b>
<b>CASH FLOWS FROM INVESTING ACTIVITIES</b>			
Proceeds from sale of property, plant & equipment	45	670	808
Proceeds from sale of investments	60,169	176,285	147,512
Payments for property, infrastructure, plant & equipment	(16,427)	(88,067)	(86,627)
Payments for investments	(30,000)	(150,000)	(120,969)
Loans and advances made	0	0	0
Payments of loans and advances	0	0	7
<b>Net Cash Flows used in investing activities</b>	<b>13,788</b>	<b>(61,112)</b>	<b>(59,269)</b>
<b>CASH FLOWS FROM FINANCING ACTIVITIES</b>			
Finance costs	(41)	(651)	(435)
Proceeds from borrowings	0	10,000	4,450
Repayment of borrowings	(179)	(2,563)	(9,238)
Interest paid - lease liability	0	0	(29)
Repayment of lease liabilities	0	0	(14)
<b>Net Cash Flows from Financing Activities</b>	<b>(220)</b>	<b>6,786</b>	<b>(5,266)</b>
<b>Net Increase/(Decrease) in cash held</b>	<b>11,098</b>	<b>(8,068)</b>	<b>12,614</b>
<b>Cash &amp; cash equivalents at beginning of year</b>	<b>38,731</b>	<b>23,982</b>	<b>26,117</b>
<b>Cash &amp; cash equivalents at end of period</b>	<b>49,829</b>	<b>15,914</b>	<b>38,731</b>
<b>Summary of Cash &amp; Investments</b>			
	<b>Current Balance</b>	<b>Current year Movement</b>	<b>Opening Balance</b>
Cash & Cash Equivalents	49,829	11,098	38,731
Other Financial Assets (Investments)	40,000	(30,169)	70,169
<b>Total Cash &amp; Investments</b>	<b>89,829</b>	<b>(19,071)</b>	<b>108,900</b>
<b>Budgeted Opening Balance of Cash &amp; Investments</b>			<b>89,694</b>
<b>Variance in Opening Balance</b>			<b>19,206</b>

### NOTES

1. The budgeted cash & investments at the beginning of the year was \$89.7 million, the actual opening balance was \$108.9 million. The additional \$19.2 million was largely the result of higher than anticipated surplus funds and carry forward funding for capital and operational projects and programs.

## STATEMENT OF CAPITAL WORKS

For The Quarter Ended 30 September 2020

		YTD Actuals	Full Year Forecast	Annual Budget	Variance Annual Budget /Forecast \$'000
	NOTE	\$'000	\$'000	\$'000	\$'000
<b>Property</b>					
Land	1	22	300	0	(300)
Buildings	2	9,228	53,081	44,717	(8,364)
Heritage buildings	3	0	327	0	(327)
<b>Total Property</b>		<b>9,250</b>	<b>53,709</b>	<b>44,717</b>	<b>(8,992)</b>
<b>Plant and Equipment</b>					
Plant, machinery & equipment	4	139	2,578	2,987	409
Fixtures, fittings & furniture	5	0	10	10	0
Computers & telecommunications	6	60	574	600	26
Artwork collection	7	0	22	15	(7)
<b>Total Plant and Equipment</b>		<b>199</b>	<b>3,184</b>	<b>3,612</b>	<b>428</b>
<b>Infrastructure</b>					
Roads	8	1,311	16,863	13,778	(3,085)
Bridges & culverts	9	63	1,347	530	(817)
Footpaths & cycleways	10	32	2,084	1,248	(836)
Drainage	11	54	158	150	(8)
Waste management	12	70	2,311	2,638	327
Parks, open space and streetscapes	13	568	2,177	8,205	6,028
Recreational, leisure & community facilities	14	296	3,017	2,604	(413)
Aerodromes	15	0	0	0	0
Offstreet carparks	16	56	344	208	(136)
Other infrastructure	17	22	840	2,370	1,530
<b>Total Infrastructure</b>		<b>2,471</b>	<b>29,141</b>	<b>31,731</b>	<b>2,590</b>
<b>Total Capital Works expenditure</b>		<b>11,921</b>	<b>86,034</b>	<b>80,060</b>	<b>(5,974)</b>
<b>REPRESENTED BY;</b>					
New asset expenditure	18	8,383	50,482	50,984	502
Asset renewal expenditure	19	1,955	23,197	21,112	(2,085)
Asset expansion expenditure	20	484	909	0	(909)
Asset upgrade expenditure	21	1,098	11,446	7,965	(3,481)
<b>Total Capital Works expenditure</b>		<b>11,921</b>	<b>86,034</b>	<b>80,060</b>	<b>(5,973)</b>

### NOTES TO THE CAPITAL WORKS STATEMENT - Full Year Forecast Variances

#### 1. Land

**(\$0.300M) Unfavourable**

The unfavourable variance reflects the funds carried forward from 2019/20 associated with a land exchange in relation to the Churchill Central Activity Plan.

#### 2. Buildings

**(\$8.364M) Unfavourable**

The forecast additional expenditure is due to the timing of costs of projects spanning over multiple financial years e.g. Latrobe Creative Precinct \$3.7M and Gippsland Regional Aquatic Facility \$3.1M together with unbudgeted grant funded projects e.g. Yinnar Hall \$0.7M and Latrobe Leisure Churchill Structural Remediation and Squash Courts \$0.6M.

#### 3. Heritage buildings

**(\$0.327M) Unfavourable**

The unfavourable variance reflects the funds carried forward from 2019/20 associated with the Traralgon Courthouse upgrades together with \$0.1M of this budget being incorrectly classified under Buildings.

**NOTES TO THE CAPITAL WORKS STATEMENT - Full Year Forecast Variances****4. Plant, machinery & equipment****\$0.409M Favourable**

The forecast reduced expenditure mainly relates to a reduction in the forecasted Fleet Replacement program as a result of Council fleet being underutilised during the COVID pandemic.

**5. Fixtures, fittings & furniture****\$0.000M Nil Variance**

No variance

**6. Computers & telecommunications****\$0.026M Favourable**

The forecast favourable variance relates mainly to IT expenditure on items, that have been expressed in the Comprehensive Income Statement due to them not meeting Council's capitalisation criteria.

**7. Artwork Collection****(\$0.007M) Unfavourable**

Minor unfavourable variance reflecting funding carried over from the 2019/20 financial year.

**8. Roads****(\$3.085M) Unfavourable**

The forecast additional expenditure mainly relates to funds carried forward from 2019/20 and unbudgeted government funding e.g. Safe Traffic in Local Streets program (\$1.2M), Roads to Recovery Program (\$0.9M), and National Blackspot program (\$0.8M) projects.

**9. Bridges & culverts****(\$0.817M) Unfavourable**

The forecast additional expenditure is mainly due to unbudgeted government grant funding for the Downies Lane bridge (\$0.6M) and funding carried forward from 2019/20 for the Crinigan Road footbridge.

**10. Footpaths & cycleways****(\$0.836M) Unfavourable**

The forecast additional expenditure is mainly due to unbudgeted government grant funding for new footpaths (\$0.6M) and funding carried forward from 2019/20 to complete the Morwell to Traralgon Shared Pathway.

**11. Drainage****(\$0.008M) Unfavourable**

Minor variance.

**12. Waste management****\$0.327M Favourable**

The forecast additional expenditure reflects the funds carried forward from 2019/20 associated with the Landfill Biogas to Energy project.

**13 Parks, open space and streetscapes****\$6.028M Favourable**

The forecast reduced expenditure mainly relates the Moe Revitalisation Project Stage 2 which was budgeted for in 2019/20 but will span over multiple financial years.

**14. Recreational, leisure & community facilities****(\$0.413M) Unfavourable**

The forecast additional expenditure reflects the funds carried forward from 2019/20 e.g. Monash Reserve (\$0.3M) and Morwell Recreation Reserve (\$0.9M).

**15. Aerodromes****\$0.000M Nil Variance**

No current year projects.

**16. Offstreet carparks****(\$0.136M) Unfavourable**

The additional expenditure is related to unbudgeted Drought Communities grant funding for Toongabbie CBD & recreation reserve projects.

**17. Other infrastructure****\$1.530M Favourable**

The reduced expenditure reflects reduced funding for the Gippsland Logistics Precinct due to the timing of some of the state government funding which will push out into future financial years.

**NOTES TO THE CAPITAL WORKS STATEMENT - Full Year Forecast Variances****18. New asset expenditure \$0.502M Favourable**

The overall reduction is due to the timing of project works spanning multiple financial years for the Moe Revitalisation project Stage 2 (\$7.2M) largely offset by Latrobe Creative Precinct (\$3.7M) and the Gippsland Logistics Precinct (\$3.1M).

**19. Asset renewal expenditure (\$2.085M) Unfavourable**

The forecast additional expenditure is mainly due to unexpended funds carried over from the 2019/20 financial and unbudgeted additional government funding e.g. for Roads to Recovery and Local Roads and Community Infrastructure programs.

**20. Asset expansion expenditure (\$0.909M) Unfavourable**

The forecast additional expenditure is mainly due to unexpended funds carried over from the 2019/20 financial year for the Traralgon Sports Stadium & Catterick Crescent Pavilion.

**21. Asset upgrade expenditure (\$3.481M) Unfavourable**

The forecast additional expenditure is mainly due to unexpended funds carried over from the 2019/20 financial year and unbudgeted government grants e.g. Safe Traffic in Local Streets Program (\$1.2M), Yinnar Hall (\$0.7M).

## LGPRF FINANCIAL PERFORMANCE RATIOS

As at 30 September 2020

	Year to Date Ratios					Expected Range
	\$'000s	Ratio at 30/09/20	Ratio at 30/09/19	Forecast at 30/06/21	Budget at 30/06/21	
<b>OPERATING POSITION</b>						
<b>Adjusted Underlying Result Indicator</b>						
(Indicator of the broad objective that an adjusted underlying surplus should be generated in the ordinary course of business. A surplus or increasing surplus suggests an improvement in the operating position)						
<b>Adjusted underlying surplus (or deficit)</b>						
<u>Adjusted net Surplus/(Deficit)</u>	63,197					
Adjusted underlying revenue	92,929	68.0%	66.4%	(16.9%)	(4.1%)	-20% - +20%
The ratio takes out the effect of once off capital grants & developer contributions.						
<b>Note:</b> The forecasted lower ratio of (16.9%) is mainly a result of unspent 2019/2020 recurrent project and program expenditure which led to a greater than expected 'cash' surplus result at the end of the financial year together with government funding advanced to Council in 2019/20 that was budgeted in 20/21.						
<b>LIQUIDITY</b>						
<b>Working Capital Indicator</b>						
(Indicator of the broad objective that sufficient working capital is available to pay bills as and when they fall due. High or increasing level of working capital suggests an improvement in liquidity)						
<b>Current assets compared to current liabilities</b>						
<u>Current Assets</u>	169,059					
Current Liabilities	27,733	609.6%	511.0%	202.3%	229.7%	100% - 300%
<b>Unrestricted Cash Indicator</b>						
(Indicator that sufficient cash which is free of restrictions is available to pay bills as and when they fall due. High or increasing level of cash suggests an improvement in liquidity )						
<u>Unrestricted Cash</u>	44,839					
Current Liabilities	27,733	161.7%	99.7%	39.4%	44.0%	0.0% - 200%
<b>Note:</b> Unrestricted cash does not include funds held in term deposits with a maturity term of greater than 90 days. These deposits are managed to ensure they mature in time for payment runs and are available to meet liabilities when they fall due.						



	Year to Date Ratios			Forecast at 30/06/21	Budget at 30/06/21	Expected Range
	\$'000s	Ratio at 30/09/20	Ratio at 30/09/19			
<b>OBLIGATIONS</b>						
<b>Loans and borrowings Indicator</b>						
(Indicator of the broad objective that the level of interest bearing loans and borrowings should be appropriate to the size and nature of a council's activities. Low or decreasing level of loans and borrowings suggests an improvement in the capacity to meet long term obligations)						
<b>Loans and borrowings compared to rates</b>						
<u>Interest Bearing loans and borrowings</u>	10,098	12.4%	18.4%	31.8%	31.8%	0% - 50%
Rate Revenue	81,349					
<b>Loans and borrowings repayments compared to rates</b>						
<u>Interest &amp; principal repayments</u>	253	0.3%	0.5%	3.9%	3.9%	0% - 10%
Rate Revenue	81,349					
<b>Indebtedness Indicator</b>						
(Indicator of the broad objective that the level of long term liabilities should be appropriate to the size and nature of a Council's activities. Low or decreasing level of long term liabilities suggests an improvement in the capacity to meet long term obligations)						
<b>Non-current liabilities compared to own source revenue</b>						
(to ensure Council has the ability to pay its long term debts & provisions)						
<u>Non Current Liabilities</u>	25,349	30.2%	31.5%	38.8%	39.5%	0% - 50%
Own Source Revenue	84,060					
Own Source Revenue is adjusted underlying revenue excluding revenue which is not under the control of council (including government grants)						
<b>Asset Renewal Indicator</b>						
(Indicator of the broad objective that assets should be renewed as planned. High or increasing level of planned asset renewal being met suggests an improvement in the capacity to meet long term obligations)						
<u>Asset Renewal Expenditure</u>	1,955	27.7%	45.2%	77.8%	70.8%	50%-100%
Depreciation	7,060					
<b>Note:</b> The forecasted increase in this ratio is a result of renewal works carried forward from the previous financial works.						

	Year to Date Ratios				Forecast at 30/06/21	Budget at 30/06/21	Expected Range
	\$'000s	Ratio at 30/09/20	Ratio at 30/09/19				
<b>STABILITY</b>							
<b>Rates Concentration Indicator</b>							
(Indicator of the broad objective that revenue should be generated from a range of sources. High or increasing range of revenue sources suggests an improvement in stability)							
<b>Rates compared to adjusted underlying revenue</b>							
	<u>Rate Revenue</u>	81,349	87.5%	88.1%	64.7%	63.9%	40% - 80%
	Adjusted underlying revenue	92,929					
<b>Rates Effort Indicator</b>							
(Indicator of the broad objective that the rating level should be set based on the community's capacity to pay. Low or decreasing level of rates suggests an improvement in the rating burden)							
<b>Rates compared to property values</b>							
	<u>Rate Revenue</u>	81,349	0.7%	0.7%	0.7%	0.7%	0.2% to 0.7%
	property values (CIV)	12,304,782					
<b>EFFICIENCY</b>							
<b>Expenditure Level Indicator</b>							
(Indicator of the broad objective that resources should be used efficiently in the delivery of services. Low or decreasing level of expenditure suggests an improvement in organisational efficiency)							
<b>Expenses per property assessment</b>							
	<u>Total expenses</u>	29,732	\$ 764	\$ 791	\$ 3,775	\$ 3,408	\$2000 - \$4000
	Number of property assessments	39					
Note: The forecasted increase in expenses per assessment is mainly related to employee costs and materials and services expenditure funded from additional government funding and carry forward funds.							
<b>Revenue Level Indicator</b>							
(Indicator of the broad objective that resources should be used efficiently in the delivery of services. Low or decreasing level of rates suggests an improvement in organisational efficiency)							
<b>Average residential rate per residential property assessment</b>							
	<u>Residential Rate Revenue</u>	61,428	\$ 1,745	\$ 1,731	\$ 1,745	\$ 1,745	\$800 - \$1,800
	Number of residential property assessments	35					

**Agenda Item: 17.2**

**Agenda Item: Fair Go Rates System - Rate Cap Variation 2021/22**

**Sponsor: General Manager, Organisational Performance**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Decision**

**Proposed Resolution:**

**That Council does not seek a variation to the Fair Go Rates System annual rate cap set by the Minister for Local Government for the 2021/2022 financial year.**

**Executive Summary:**

The purpose of this report is to seek a decision of Council in relation to whether a variation will be sought to the 2021/2022 Fair Go Rates System rate cap as set by the Minister for Local Government.

- The Fair Go Rates System (FGRS) was introduced into the *Local Government Act 1989* in December 2015. The legislation limits the maximum amount by which Victorian councils can increase rates in a year without seeking additional approval from the Essential Services Commission (the Commission).
- The Minister for Local Government sets the rate cap in December each year for the following financial year. Councils have the ability to apply for an increase in the rate cap set by the Minister by notifying the Commission of their intention to lodge an application for a variation. Notification for a variation to the 2021/22 rate cap must be provided to the Commission by the 31 January 2021 with completed applications required by the 31 March 2021.
- In order to apply for a variation there are six legislative matters which must be addressed by each applicant, including the need to canvas the thoughts of the community and ratepayers through a community consultation process. This is recognised as requiring significant time and financial resources to enable this to occur. Latrobe City Council has not initiated any community or ratepayer consultation in relation to a variation of the rate cap at this point in time.
- This Ordinary Council Meeting is the last scheduled Council meeting prior to the date in which Council must notify the Essential Services Commission of its

intention to apply for a variation to the rate cap.

- Having regard to the above, it is Officers opinion that a balanced budget position can be achieved for the 2021/22 financial year without the need for a rate cap variation and that it would not represent a good use of council resources to seek a rate variation for this coming year.

**Background:**

In December 2015 the Victorian Government established the Fair Go Rates System (FGRS), a legislative framework that limits the maximum amount by which Victorian councils can increase rates in a year without seeking additional approval. The limitation applies to general and municipal charges and came into effect from the 2016/2017 financial year and is commonly referred to as the rate cap.

Each year the Minister for Local Government (the Minister) sets the average rate cap, that is the maximum increase in councils average rates and municipal charge for the forthcoming financial year. The Minister has the ability to set a cap that applies to all councils, a group of councils or a single council.

Where a council determines that the average rate cap is insufficient to meet a council's needs, the council can apply to the Essential Services Commission (the Commission) for a higher cap.

The Commission has a role in monitoring and reporting on councils compliance with the rate cap and has statutory responsibilities under the *Local Government Act 1989* (the Act) to ensure that the long term interests of the ratepayers and the community in relation to sustainable outcomes in the delivery of services and critical infrastructure, while also ensuring that a council has the financial capacity to perform its duties and function and exercise its powers under the Act.

It is the role of the Commission to assess and consider whether to approve any application for a variation to the rate cap, having regard to the six legislative matters;

1. The proposed higher cap and the specified year(s) that it will apply
2. The reason for which the council seeks the higher cap
3. How the views of ratepayers and the community have been taken into account in proposing the higher cap
4. How the higher cap is an efficient use of council resources and represents value for money
5. Whether consideration has been given to reprioritising proposed expenditures and alternative funding options and why the council does not consider those options to be adequate; and
6. That the assumptions and proposals in the application are consistent with the council's long term strategy and financial management policies set out in the council's planning documents and annual budget.

The Minister is required to announce the rate cap for the 2021/22 financial year by the 31 December 2020, with Councils having until the 31 January 2021 to notify the Commission of their intention to apply for a variation followed by a further period up to the 30 March 2021 to lodge their submission.

At the time of writing this report the Minister had not advised the quantum of the rate cap for the 2021/22 financial year.

The Minister is required to seek and have regard to advice from the Commission before setting the rate cap, with the rate cap to be based on the forecast change in the consumer price index (CPI) over the financial year to which the rate cap relates plus or minus any adjustment such as efficiency dividends.

The latest State Government Department of Treasury and Finance macroeconomic indicators for the 2021/22 budget are currently estimating CPI for the 2021/22 financial year at 2.25%.

A 1% annual increase in the general rate and municipal charge is estimated at approximately \$600K.

Council's 2020/21 Strategic Resource Plan includes assumptions of a balanced cash budget with estimated annual rate increases of 2.0% per annum.

**Issues:**

*Strategy Implications*

This report aligns with objective 6 of the Council Plan and ensures that Council continues to operate in an open, transparent and responsible manner.

*Communication*

Previously, an indication of an intension to lodge an application as a place holder resulted in considerable adverse publicity and negative community sentiment. Thus any intension to seek a variation will need to be supported by a well-developed communication plan. There is currently no developed communication plan to support a variation to the rate cap.

*Financial Implications*

There are no financial implications associated with this report, however should Council decide to apply for a variation to the rate cap, indications from other councils are that this process can cost up to \$200K. There is no allocation of funds in the 2020/21 Adopted Budget to fund an application.

Council does have the ability to pass a resolution to allocate funds from the Unallocated Cash Surplus currently sitting in reserve should this be deemed necessary.

*Risk Analysis*

Identified risk	Risk likelihood*	Controls to manage risk
<b>Reputational Risk</b>  Community dissatisfaction if a cap variation was sought	Likely	Extensive community consultation
Reputational damage	Possible	Ensure that the requirement for a rate variation is justified and clearly identified

*Legal and Compliance*

There are no legal implications, as there is a clear legislative process that is required to be followed.

*Community Implications*

The recommendation not to seek a variation to the rate cap is unlikely to have a positive or negative impact.

*Environmental Implications*

There are no environmental impacts associated with this recommendation.

*Consultation*

No engagement is necessary based on the current recommendation.

**Declaration of Interests:**

Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Supporting Documents:**

Nil

**Attachments**

Nil

**Agenda Item: 17.3**

**Agenda Item: Tabling of 'Assembly of Councillors' Records**

**Sponsor: Chief Executive Office**

**Council Plan Objective: Ensure Council operates openly, transparently and responsibly.**

**Status: For Information**

**That Council receives and notes the Assembly of Councillors records tabled for the period 2 June 2020 to 21 October 2020.**

**Executive Summary:**

The following Assembly of Councillor records have been submitted for tabling since the last ordinary Council meeting:

Date	Assembly Details	In Attendance	Confidential	Declarations of Interest
2 June 2020	Motorsport Complex Committee	<b>Councillors</b> Cr Middlemiss Cr Howe Cr Gibson  <b>Officers</b> Bruce Connolly	No	Nil
5 August 2020	Tourism and Major Events Advisory Committee	<b>Councillors</b> Cr McFarlane Cr Howe  <b>Officers</b> Gail Gatt Clint Hong Peter Stewart	No	Nil

Date	Assembly Details	In Attendance	Confidential	Declarations of Interest
27 August 2020	Economic Development Advisory Committee	<b>Councillors</b> Cr McFarlane Cr Clancey  <b>Officers</b> Steven Piasente Gail Gatt Bruce Connolly Greg Lawrence	No	Nil
10 September 2020	Out of Session Councillor Briefing – ULAB	<b>Councillors</b> Cr McFarlane Cr Middlemiss Cr White OAM Cr Harriman Cr O'Callaghan Cr Howe Cr Clancey Cr Law Cr Gibson  <b>Officers</b> Gail Gat Jody Riordan Steven Piasente Suzanne Miller Greg Drumm	Yes	Nil
14 September 2020	Out of Session Councillor Briefing – ULAB	<b>Councillors</b> Cr McFarlane Cr Middlemiss Cr White OAM Cr Harriman Cr O'Callaghan Cr Howe Cr Clancey Cr Law Cr Gibson  <b>Officers</b> Gail Gatt Larry Sengstock Suzanne Miller Greg Drumm	Yes	Nil



Date	Assembly Details	In Attendance	Confidential	Declarations of Interest
17 September 2020	Australia Day Advisory Committee	<b>Councillors</b> Cr White OAM Cr Howe  <b>Officers</b> Peter Stewart Wendy Hrynyszyn	No	Nil
21 September 2020	Out of Session Councillor Briefing – Update on Demolition Work at the Hazelwood Rehabilitation Project	<b>Councillors</b> Cr McFarlane Cr White OAM Cr O’Callaghan Cr Howe Cr Clancey Cr Gibson  <b>Officers</b> Steven Piasente Gail Gatt Larry Sengstock Suzanne Miller Greg Drumm	No	Nil
21 September 2020	Councillor Briefing	<b>Councillors</b> Cr McFarlane Cr Middlemiss Cr White OAM Cr Harriman Cr O’Callaghan Cr Howe Cr Clancey Cr Law Cr Gibson  <b>Officers</b> Steven Piasente Gail Gatt Larry Sengstock Suzanne Miller Greg Drumm	No	Nil

Date	Assembly Details	In Attendance	Confidential	Declarations of Interest
7 October 2020	Moe Southside Community Precinct Advisory Committee	<b>Councillors</b> Cr Law  <b>Officers</b> Simon Clark	No	Nil
7 October 2020	Tourism and Major Events Advisory Committee	<b>Councillors</b> Cr McFarlane Cr Howe Cr Gibson  <b>Officers</b> Gail Gatt Clint Hong Peter Stewart	No	Nil
13 October 2020	Churchill & District Community Hub Advisory Committee	<b>Councillors</b> Cr White OAM  <b>Officers</b> Shay Ferguson Carole Ayres	No	Nil
13 October 2020	Latrobe Creative Precinct Project Reference Group	<b>Councillors</b> Cr McFarlane Cr Harriman Cr Clancey  <b>Officers</b> Larry Sengstock Brian Feltham Gail Gatt Clint Hong Rebecca Cole Kathleen Roberts Andrea Stanlake Michael Chapman	Yes	Nil
21 October 2020	Traralgon Recreation Reserve and Showgrounds Advisory Committee	<b>Councillors</b> Cr Howe  <b>Officers</b> Simon Clark	No	Nil

Date	Assembly Details	In Attendance	Confidential	Declarations of Interest
21 October 2020	Victory Park Precinct Advisory Committee	<b>Councillors</b> Cr Clancey  <b>Officers</b> Simon Clark	No	Nil

**Declaration of Interests:**















Officers preparing this report have declared they do not have a conflict of interest in this matter under the provisions of the *Local Government Act 2020*.

**Reasons for Proposed Resolution:**

The attached *Assembly of Councillors* records have been submitted for tabling.

Section 80(A)2 of the *Local Government Act 1989* states 'The Chief Executive Officer must ensure that the written record of an assembly of Councillors is, as soon as is practicable - (a) reported at an ordinary meeting of the Council; and (b) incorporated in the minutes of that Council meeting'.

**Attachments**

1.  Motorsport Complex Committee
2.  Tourism and Major Events Advisory Committee
3.  Economic Development Advisory Committee
4.  Out of Session Councillor Briefing – ULAB
5.  Out of Session Councillor Briefing – ULAB
6.  Australia Day Advisory Committee
7.  Out of Session Councillor Briefing – Update on Demolition Work at the Hazelwood Rehabilitation Project
8.  Councillor Briefing
9.  Moe Southside Community Precinct Advisory Committee
10.  Tourism and Major Events Advisory Committee
11.  Churchill & District Community Hub Advisory Committee
12.  Latrobe Creative Precinct Project Reference Group
13.  Traralgon Recreation Reserve and Showgrounds Advisory Committee
14.  Victory Park Precinct Advisory Committee

## **17.3**

### **Tabling of 'Assembly of Councillors' Records**

<b>1</b>	<b>Motorsport Complex Committee .....</b>	<b>1749</b>
<b>2</b>	<b>Tourism and Major Events Advisory Committee .....</b>	<b>1750</b>
<b>3</b>	<b>Economic Development Advisory Committee .....</b>	<b>1752</b>
<b>4</b>	<b>Out of Session Councillor Briefing – ULAB .....</b>	<b>1753</b>
<b>5</b>	<b>Out of Session Councillor Briefing – ULAB .....</b>	<b>1754</b>
<b>6</b>	<b>Australia Day Advisory Committee .....</b>	<b>1755</b>
<b>7</b>	<b>Out of Session Councillor Briefing – Update on Demolition Work at the Hazelwood Rehabilitation Project ....</b>	<b>1756</b>
<b>8</b>	<b>Councillor Briefing .....</b>	<b>1757</b>
<b>9</b>	<b>Moe Southside Community Precinct Advisory Committee....</b>	<b>1759</b>
<b>10</b>	<b>Tourism and Major Events Advisory Committee .....</b>	<b>1760</b>
<b>11</b>	<b>Churchill &amp; District Community Hub Advisory Committee ....</b>	<b>1761</b>
<b>12</b>	<b>Latrobe Creative Precinct Project Reference Group .....</b>	<b>1762</b>
<b>13</b>	<b>Traralgon Recreation Reserve and Showgrounds Advisory Committee .....</b>	<b>1763</b>
<b>14</b>	<b>Victory Park Precinct Advisory Committee .....</b>	<b>1764</b>



### Assembly of Councillors Record

<b>Assembly details:</b>	Motorsport Complex Committee Meeting
<b>Date:</b>	2 June 2020
<b>Time:</b>	2pm
<b>Assembly Location:</b>	Video Conference

#### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input type="checkbox"/> Cr McFarlane	<input checked="" type="checkbox"/> Cr Middlemiss 2pm-3.30pm	<input type="checkbox"/> Cr White OAM
	<input type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input checked="" type="checkbox"/> Cr Howe 2pm-3.30pm
	<input type="checkbox"/> Cr Clancey	<input type="checkbox"/> Cr Law	<input checked="" type="checkbox"/> Cr Gibson 2pm-3.30pm
<b>Officer/s:</b>	Bruce Connolly		
<b>Matters discussed:</b>	Motorsport Complex presentation and discssion with Otium Planning		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input type="checkbox"/> Yes                      <input checked="" type="checkbox"/> No</p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

#### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No

**Record Completed by:** Bruce Connolly

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*



### Assembly of Councillors Record

<b>Assembly details:</b>	Tourism and Major Events Advisory Committee (TAMEAC)
<b>Date:</b>	5th August 2020
<b>Time:</b>	5:45pm
<b>Assembly Location:</b>	Via Gomeeting

#### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input checked="" type="checkbox"/> Cr McFarlane	<input type="checkbox"/> Cr Middlemiss	<input type="checkbox"/> Cr White OAM
	<input type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input checked="" type="checkbox"/> Cr Howe Chair
	<input type="checkbox"/> Cr Clancey	<input type="checkbox"/> Cr Law	<input type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Ms Gail Gatt, GM Regional City Growth & Investment Mr Clint Hong, Manager Creative Venues Events & Tourism Mr Peter Stewart, Co-ordinator Tourism & Events		
<b>Matters discussed:</b>	<ol style="list-style-type: none"> <li>1. Allan Border on Tour Filming</li> <li>2. Spend Maps</li> <li>3. Update on COVID-19</li> <li>4. International Rose Garden Festival</li> <li>5. Proposed Calendar of Events Major Events 2020/2021</li> <li>6. Regional Events Strategy</li> <li>7. Event Assessments</li> <li>8. Regional Venues Prospectus</li> <li>9. Official Visitors Guide</li> </ol>		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input type="checkbox"/> Yes                      <input checked="" type="checkbox"/> No</p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

#### Conflict Of Interest Disclosures:

<b>Councillor / Officer making disclosure</b>	<b>Left Meeting: Yes / No</b>
---	-------------------------------




**Record Completed by:** Peter Stewart

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*





### Assembly of Councillors Record

<b>Assembly details:</b>	Economic Development Advisory Committee
<b>Date:</b>	27 August 2020
<b>Time:</b>	10am
<b>Assembly Location:</b>	Video Conference

#### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input checked="" type="checkbox"/> Cr McFarlane 10.00am-1.00pm	<input type="checkbox"/> Cr Middlemiss	<input type="checkbox"/> Cr White OAM
	<input type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input type="checkbox"/> Cr Howe
	<input checked="" type="checkbox"/> Cr Clancey 10.00am-1.00pm	<input type="checkbox"/> Cr Law	<input type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Stephen Piasente, Gail Gatt, Bruce Connolly, Greg Lawrence		
<b>Matters discussed:</b>	Investment Roadmap - discussion and feedback by Committee		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input type="checkbox"/> Yes                      <input checked="" type="checkbox"/> No</p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

#### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No

**Record Completed by:** Bruce Connolly

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*





## Assembly of Councillors Record

<b>Assembly details:</b>	ULAB Discussion Meeting
<b>Date:</b>	10/09/2020
<b>Time:</b>	5pm - 6pm
<b>Assembly Location:</b>	Video meeting

### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input checked="" type="checkbox"/> Cr McFarlane	<input checked="" type="checkbox"/> Cr Middlemiss	<input checked="" type="checkbox"/> Cr White OAM
	<input checked="" type="checkbox"/> Cr Harriman	<input checked="" type="checkbox"/> Cr O'Callaghan	<input checked="" type="checkbox"/> Cr Howe
	<input checked="" type="checkbox"/> Cr Clancey	<input checked="" type="checkbox"/> Cr Law	<input checked="" type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Gail Gatt, Jody Riordan , Steven Piasente, Suzanne Millar, Greg Drum		
<b>Matters discussed:</b>	Overview of ULAB matters associated with upcoming councillor agenda for the Special Council meeting on 17 September		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input checked="" type="checkbox"/> <b>Yes</b>                      <input type="checkbox"/> <b>No</b></p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No

### **Record Completed by:**

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*



## Assembly of Councillors Record

<b>Assembly details:</b>	ULAB Discussion Meeting
<b>Date:</b>	14/09/2020
<b>Time:</b>	6.30 - 7.30pm
<b>Assembly Location:</b>	Video Meeting

### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input checked="" type="checkbox"/> Cr McFarlane	<input checked="" type="checkbox"/> Cr Middlemiss	<input checked="" type="checkbox"/> Cr White OAM
	<input checked="" type="checkbox"/> Cr Harriman	<input checked="" type="checkbox"/> Cr O'Callaghan	<input checked="" type="checkbox"/> Cr Howe
	<input checked="" type="checkbox"/> Cr Clancey	<input checked="" type="checkbox"/> Cr Law	<input checked="" type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Gail Gatt, Greg Drum, Larry Sengstock, Suzanne Millar		
<b>Matters discussed:</b>	Overview of ULAB matters associated with upcoming councillor agenda for the Special Council meeting on 17 September		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input checked="" type="checkbox"/> <b>Yes</b>                      <input type="checkbox"/> <b>No</b></p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No

### **Record Completed by:**

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*



### Assembly of Councillors Record

<b>Assembly details:</b>	Australia Day Advisory Committee Meeting
<b>Date:</b>	17 Spetember 2020
<b>Time:</b>	4.00 pm - 4.49 pm
<b>Assembly Location:</b>	GoTo Meeting

#### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input type="checkbox"/> Cr McFarlane	<input type="checkbox"/> Cr Middlemiss	<input checked="" type="checkbox"/> Cr White OAM 4.00 pm - 4.49 pm
	<input type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input checked="" type="checkbox"/> Cr Howe 4.00 pm - 4.49 pm
	<input type="checkbox"/> Cr Clancey	<input type="checkbox"/> Cr Law	<input type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Peter Steward, Coordinator Events & Tourism & Wendy Hrynyszyn, Senior Event Officer		
<b>Matters discussed:</b>	<p>Matters arising from the previous meeting - all completed.</p> <p>Australia Day Award Nomination Forms - review of nominaitons undertaken.</p> <p>2021 Australia Day program discussed including, advertising deadline, inclusion of Senior Citizen of the Year into Civic function program, Ambassador program update, COVID 19 possible impact to program, and feedback from Council report.</p> <p>Australia Day Advisory Committee re-election - EOI's received</p> <p>Round tabel conversation - Australia Day COVIC grants. Next meeting November 20<sup>th</sup> - 5.00 pm</p>		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input type="checkbox"/> Yes                      <input checked="" type="checkbox"/> No</p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

#### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No
N/A	



### Assembly of Councillors Record

<b>Assembly details:</b>	Out of Session Briefing - Update on Demolition Work at the Hazelwood Rehabilitation Project
<b>Date:</b>	21 September 2020
<b>Time:</b>	3.30 - 4.20 pm
<b>Assembly Location:</b>	Via Teleconference

#### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input checked="" type="checkbox"/> Cr McFarlane	<input type="checkbox"/> Cr Middlemiss Apology	<input checked="" type="checkbox"/> Cr White OAM
	<input type="checkbox"/> Cr Harriman Apology	<input checked="" type="checkbox"/> Cr O'Callaghan	<input checked="" type="checkbox"/> Cr Howe
	<input checked="" type="checkbox"/> Cr Clancey	<input type="checkbox"/> Cr Law Apology	<input checked="" type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Executive Team (Steven Piasente, Gail Gatt, Greg Drumm, Suzanne Miller, Larry Sengstock)		
<b>Matters discussed:</b>	Thomas McDowall and Ian Needham from Engie provided update on the demolition works occurring at the Hazelwood site		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input type="checkbox"/> Yes                      <input checked="" type="checkbox"/> No</p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

#### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No

**Record Completed by:** Gail Gatt

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*



## Assembly of Councillors Record

<b>Assembly details:</b>	Councillor Briefing
<b>Date:</b>	21 September 2020
<b>Time:</b>	5pm to 8.02pm
<b>Assembly Location:</b>	Via audio-visual link

### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input checked="" type="checkbox"/> Cr McFarlane	<input checked="" type="checkbox"/> Cr Middlemiss	<input checked="" type="checkbox"/> Cr White OAM
	<input checked="" type="checkbox"/> Cr Harriman	<input checked="" type="checkbox"/> Cr O'Callaghan	<input checked="" type="checkbox"/> Cr Howe
	<input checked="" type="checkbox"/> Cr Clancey	<input checked="" type="checkbox"/> Cr Law	<input checked="" type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Steven Piasente From 6.05pm Gail Gatt, Larry Sengstock, Suzanne Miller and Greg Drumm		
<b>Matters discussed:</b>	Declaration of Interests Future Presentations Mayor's Update Chief Executive Officer's Update Major Project Reference Group Update Agnes Brereton Netball Court Status Proposed Latrobe Valley Integrated Fire Station - Northern Reserve, Newborough Submission on Parliamentary Inquiry into Australia's creative and cultural industries and institutions Potential Sale of Railway Reserve - Off Minchington Road / Rear Swan Road Morwell Community Grant - Request to Change Project from 41st Tyers Art Festival Living Well Latrobe Health and Wellbeing Plan - Action Plan Progress Report 2019-2020 Municipal Public Health and Wellbeing Planning 2021-2024 Creative Industries Training Centre Update Gippsland Logistics Precinct Development Update Outstanding Issues Strategic Issues for Future Briefings		



--	--

**Are any of the matters discussed, considered confidential under the *Local Government Act 2020*?**

**Yes**                       **No**

Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.

**Conflict Of Interest Disclosures:**

<b>Councillor / Officer making disclosure</b>	<b>Left Meeting: Yes / No</b>
Nil	

**Record Completed by:** Greg Drumm, General Manager Organisational Performance  
*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*





### Assembly of Councillors Record

<b>Assembly details:</b>	Moe Southside Community Precinct Advisory committee
<b>Date:</b>	7 October 2020
<b>Time:</b>	4:32pm
<b>Assembly Location:</b>	Online - GoToMeeting Format

#### In Attendance

<b>Councillors:</b>	<input type="checkbox"/> Cr McFarlane	<input type="checkbox"/> Cr Middlemiss	<input type="checkbox"/> Cr White OAM
<b>Arrival / Departure Time:</b>	<input type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input type="checkbox"/> Cr Howe
	<input type="checkbox"/> Cr Clancey	<input checked="" type="checkbox"/> Cr Law	<input type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Simon Clark		
<b>Matters discussed:</b>	Proposed netball court grandstand project. Proposed outdoor heaters project at standing spectator stand. Defibrillator maintenance. Moss growing at rear of cricket nets beside pavilion.		
<b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.			

#### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No

**Record Completed by:** Simon Clark

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*



### Assembly of Councillors Record

<b>Assembly details:</b>	TAMEAC Meeting
<b>Date:</b>	7th October, 2020
<b>Time:</b>	5:45pm
<b>Assembly Location:</b>	GoMeeting On-Line

#### In Attendance

<b>Councillors:</b>	<input checked="" type="checkbox"/> Cr McFarlane	<input type="checkbox"/> Cr Middlemiss	<input type="checkbox"/> Cr White OAM
<b>Arrival / Departure Time:</b>	<input type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input checked="" type="checkbox"/> Cr Howe
	<input type="checkbox"/> Cr Clancey	<input type="checkbox"/> Cr Law	<input checked="" type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Ms Gail Gatt, GM, Regional City Growth and Investment Mr Clint Hong, Manager, Creative Venues, Events & Tourism Mr Peter Stewart, Coordinator, Events & Tourism		
<b>Matters discussed:</b>	<ol style="list-style-type: none"> <li>1. Update on COVID-19 impact on Events &amp; Tourism</li> <li>2. Update on events scheduled for remainder of 2020/2021</li> <li>3. Update on Virtual International Rose Garden Festival</li> <li>4. Update on Outdoor Dining Initiative</li> </ol>		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input type="checkbox"/> Yes                      <input checked="" type="checkbox"/> No</p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

#### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No

**Record Completed by:** Peter Stewart

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees**)*





### Assembly of Councillors Record

<b>Assembly details:</b>	Churchill & District Community Hub Advisory Committee
<b>Date:</b>	Tuesday 13 October, 2020
<b>Time:</b>	4.34 pm to 5.23 pm
<b>Assembly Location:</b>	GO TO Meeting platform (virtual conference)

**In Attendance**

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input type="checkbox"/> Cr McFarlane	<input type="checkbox"/> Cr Middlemiss	<input checked="" type="checkbox"/> Cr White OAM 4.30pm/5.23pm
	<input type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input type="checkbox"/> Cr Howe
	<input type="checkbox"/> Cr Clancey	<input type="checkbox"/> Cr Law	<input type="checkbox"/> Cr Gibson

**Officer/s:** Shay Ferguson, Manager Active Communities & Partnerships  
Carole Ayres, Executive Assistant Community Health & Wellbeing

**Matters discussed:** Four Year Strategic Plan endorsement progression  
OHS Plan for Hub  
Operation of services at Hub during this unprecedented time.

**Are any of the matters discussed, considered confidential under the *Local Government Act 2020*?**

Yes                       No

Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.

**Conflict Of Interest Disclosures:**

Councillor / Officer making disclosure	Left Meeting: Yes / No

**Record Completed by:** Carole Ayres, EA Community Health and Wellbeing

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*





### Assembly of Councillors Record

<b>Assembly details:</b>	Latrobe Creative Precinct Project Reference Group
<b>Date:</b>	13 October 2020
<b>Time:</b>	3:30 pm
<b>Assembly Location:</b>	Teleconference, GoToMeeting

**In Attendance**

<b>Councillors:</b>	<input checked="" type="checkbox"/> Cr McFarlane	<input type="checkbox"/> Cr Middlemiss	<input type="checkbox"/> Cr White OAM
	<input checked="" type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input type="checkbox"/> Cr Howe
	<input checked="" type="checkbox"/> Cr Clancey	<input type="checkbox"/> Cr Law	<input type="checkbox"/> Cr Gibson
<b>Arrival / Departure Time:</b>			
<b>Officer/s:</b>	Larry Sengstock, Brian Feltham, Gail Gatt, Clint Hong, Rebecca Cole, Kathleen Roberts, Andrea Stanlake, Michael Chapman		
<b>Matters discussed:</b>	Project Update (d) Operational Issues Community Feedback		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input checked="" type="checkbox"/> <b>Yes</b>                      <input type="checkbox"/> <b>No</b></p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

**Conflict Of Interest Disclosures:**

Councillor / Officer making disclosure	Left Meeting: Yes / No
Nil	

**Record Completed by:** Michael Chapman

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*





### Assembly of Councillors Record

<b>Assembly details:</b>	Traralgon Recreation Reserve and Showgrounds Advisory Committee
<b>Date:</b>	21 October 2020
<b>Time:</b>	7:02pm
<b>Assembly Location:</b>	Online - GoToMeeting Format

#### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input type="checkbox"/> Cr McFarlane	<input type="checkbox"/> Cr Middlemiss	<input type="checkbox"/> Cr White OAM
	<input type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input checked="" type="checkbox"/> Cr Howe
	<input type="checkbox"/> Cr Clancey	<input type="checkbox"/> Cr Law	<input type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Simon Clark		
<b>Matters discussed:</b>	<ol style="list-style-type: none"> <li>1. Draft Master Plan</li> <li>2. Old Trafford Oval Lighting Project</li> <li>3. BMX Track</li> <li>4. Agricultural Society Pavilion Project</li> <li>5. School Signage Proposal</li> </ol>		
<p><b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b></p> <p><input type="checkbox"/> Yes      <input checked="" type="checkbox"/> No</p> <p>Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.</p>			

#### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No

**Record Completed by:** Simon Clark



## Assembly of Councillors Record

<b>Assembly details:</b>	Victory Park Precinct Advisory Committee
<b>Date:</b>	21 October 2020
<b>Time:</b>	5:32pm
<b>Assembly Location:</b>	Online - GoToMeeting Format

### In Attendance

<b>Councillors:</b>  <b>Arrival / Departure Time:</b>	<input type="checkbox"/> Cr McFarlane	<input type="checkbox"/> Cr Middlemiss	<input type="checkbox"/> Cr White OAM
	<input type="checkbox"/> Cr Harriman	<input type="checkbox"/> Cr O'Callaghan	<input type="checkbox"/> Cr Howe
	<input checked="" type="checkbox"/> Cr Clancey	<input type="checkbox"/> Cr Law	<input type="checkbox"/> Cr Gibson
<b>Officer/s:</b>	Simon Clark		
<b>Matters discussed:</b>	1. Public Toilet construction project. 2. Access to Gippsland Model Engineering Society facility. 3. Proposed Master Plan for Victory Park and Newman Park. 4. Annual Christmas Carols event.		
<b>Are any of the matters discussed, considered confidential under the <i>Local Government Act 2020</i>?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Please list the confidentiality reasoning next to the matter discussed, as per the example in the guidance notes.			

### Conflict Of Interest Disclosures:

Councillor / Officer making disclosure	Left Meeting: Yes / No

**Record Completed by:** Simon Clark

*(Please use the **Quick Add Profile Assembly of Councillors – Advisory Committees** when registering this form on Ci Anywhere)*

# **URGENT BUSINESS**

**18. URGENT BUSINESS**

Business may be admitted to this meeting as urgent business in accordance with clause 17 of the Governance Rules, by resolution of Council and only then if it:

- 17.1. Relates to or arises out of a matter which has arisen since distribution of the agenda; and
- 17.2. Cannot reasonably or conveniently be deferred until the next Council meeting.

**MEETING CLOSED TO  
THE PUBLIC TO  
CONSIDER  
CONFIDENTIAL  
INFORMATION**

**19. MEETING CLOSED TO THE PUBLIC TO CONSIDER CONFIDENTIAL INFORMATION**

The information in this section was declared to be confidential information under section 77 of the Local Government Act 1989 and as a result this information is also confidential information under the Local Government Act 2020.

For the avoidance of doubt, section 66 of the *Local Government Act 2020* (which came into effect on 01 May 2020) also enables the Council to close the meeting to the public to consider confidential information as this term is defined under the *Local Government Act 2020*.

**RECOMMENDATION**

**That Council closes this Ordinary Meeting of Council to the public to consider confidential information on the following grounds:**

**(a) the information to be considered has been declared to be confidential information under section 77 of the Local Government Act 1989 and as a result this information is also confidential information under the Local Government Act 2020; and**

**(b) pursuant to section 66 of the *Local Government Act 2020* on the following grounds:**

**19.1 LCC-663 Supply of Information and Communication Technology (ICT) Hardware**

**Agenda item 19.1 *LCC-663 Supply of Information and Communication Technology (ICT) Hardware* is designated as confidential under subsection (g) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to private commercial information, being information provided by a business, commercial or financial undertaking that—**

- (i) relates to trade secrets; or**
- (ii) if released, would unreasonably expose the business, commercial or financial undertaking to disadvantage. Releasing this information publicly and/or prematurely may prejudice the undertaking of this process**

**19.2 Rating Agreement - Opal Australian Paper**

**Agenda item 19.2 *Rating Agreement - Opal Australian Paper* is designated as confidential under subsection (a) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to Council business information, being information that would prejudice the Council's position in commercial negotiations if prematurely**



released. Australian Paper previously had a rating agreement for the Maryvale Paper Mill site which expired on the 30 June 2020, Australian Paper have indicated that they would like to enter into a new agreement

**19.3 2021 Australia Day Awards**

Agenda item 19.3 *2021 Australia Day Awards* is designated as confidential under subsection (h) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to confidential meeting information, being the records of meetings closed to the public under section 66(2)(a). Report includes details of Australia Day Award recipients; such information embargoed for release until after the Australia Day Ceremony.

**19.4 LCC-655 Provision of Retail Electricity Services**

Agenda item 19.4 *LCC-655 Provision of Retail Electricity Services* is designated as confidential under subsection (a) of the definition of confidential information contained in section 3(1) of the *Local Government Act 2020*, as it relates to Council business information, being information that would prejudice the Council's position in commercial negotiations if prematurely released. Procurement tender information