



Victoria Government Gazette

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Planning and Environment Act 1987

CASEY PLANNING SCHEME

Notice of Approval of Amendment

Amendment C102

The Minister for Planning has approved Amendment C102 to the Casey Planning Scheme.

The Amendment comes into operation on the date this notice is published in the Government Gazette.

The Amendment will:

- introduce Schedule 1 (Cranbourne West Precinct Structure Plan) to the Urban Growth Zone to provide for the implementation of the Cranbourne West Precinct Structure Plan;
- introduce Schedule 1 (Lyndhurst Neighbourhood Activity Centre Comprehensive Development Plan) to the Comprehensive Development Zone to provide for the development of the Lyndhurst Neighbourhood Activity Centre;
- amends the Table of Contents to include the Comprehensive Development Zone;
- introduce Schedule 12 (Cranbourne West Development Contributions Plan) to the Development Contributions Plan Overlay, applying to land generally within the Cranbourne West Precinct Structure Plan area;
- rezone 340 Evans Road, Lyndhurst from an Industrial 1 Zone to Urban Growth Zone;
- rezone part of the land known as Part Reserve 1 on PS 333205Y and Part Reserve 2 on PS 333206W Thompsons Road, Cranbourne North from an Industrial 1 Zone to a Public Use Zone – Transport;
- rezone 945 Thompsons Road, Lyndhurst, comprising land in and around the proposed Lyndhurst Neighbourhood Activity Centre, from a Residential 1 Zone to a Comprehensive Development Zone;
- deletes the Development Plan Overlay (Residential Areas) from the area covered by the Lyndhurst Neighbourhood Activity Centre Comprehensive Development Plan and the land known as 280 Evans Road, Cranbourne West, 340 Evans Road, Lyndhurst and 945 Thompsons Road, Lyndhurst;
- delete the Public Acquisition Overlay 4 – Melbourne Water from 195W Evans Road, Cranbourne West;
- apply an Environmental Audit Overlay to the future residential land within the Cranbourne West Precinct Structure Plan area that has been identified as having a medium risk of contamination;
- apply a Public Acquisition Overlay 3 – VicRoads to the land within the Cranbourne West Precinct Structure Plan area identified for road widening;
- modify the Schedule to the Mixed Use Zone (MUZ) to permit 500 sqm of shop floor space within the ‘Business Activity Centre – Small NAC’ as shown in the Precinct Structure Plan;
- amend the following Clauses of Local Planning Policy Framework to support the strategic basis of the Amendment:
 - Clause 21.02 (Key Influences)
 - Clause 21.03 (Vision – Strategic Framework)
 - Clause 21.05 (The Built-Up Area)

SPECIAL

- Clause 21.06 (The Urban Fringe)
- Clause 21.09 (Building New Communities)
- Clause 21.11 (Employment)
- Clause 22.01 (Future Urban Areas)
- Clause 22.05 (Residential Development Policy)
- Clause 22.07 (Retail Policy)
- Clause 22.09 (Industrial Development Policy);
- amend the Schedule to Clause 52.01 (Public open space contribution and subdivision) to include land within the Cranbourne West Precinct Structure Plan area identified for residential purposes as ‘CR4’ and land identified for employment purposes as ‘CR5’;
- amend the Schedule to Clause 52.17 (Native Vegetation) to manage the removal of native vegetation within the Cranbourne West Precinct Structure Plan area in accordance with an approved Native Vegetation Plan; and
- update the Schedule to Clause 81.01 to incorporate the Cranbourne West Precinct Structure Plan, Lyndhurst Neighbourhood Activity Centre Comprehensive Development Plan and Cranbourne West Development Contributions Plan.

A copy of the Amendment can be inspected, free of charge, at the Department of Planning and Community Development website at www.dpcd.vic.gov.au/planning/publicinspection and free of charge, during office hours, at the offices of the Casey City Council, Magid Drive, Narre Warren.

PETER ALLEN
Executive Director
Statutory Planning Systems Reform
Department of Planning and Community Development

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