

The Hon Richard Wynne MP, Minister for Planning

Response to the Government Land Standing Advisory Committee

I referred the proposed planning provision changes to the following site to the Government Land Standing Advisory Committee (Advisory Committee) for review and consideration:

- 1136-1138 Nepean Highway, Highett (Tranche 15)

To inform the Advisory Committee's deliberations, consultation with key stakeholders, residents, landowners and other Victorian Government bodies was undertaken. The Advisory Committee has now submitted its recommendations and I have considered the issues raised.

Advisory Committee recommendation	Minister for Planning response
Tranche 15 Report 24 May 2018 (Revised 24 September 2018)	
A planning scheme amendment be prepared and approved to:	
1. Rezone 1136-1138 Nepean Highway, Highett from the Residential Growth Zone – Schedule 1 to Residential Growth Zone – Schedule 2.	Support.
2. Apply a Development Plan Overlay – Schedule 7 (Committee's preferred version is attached at Appendix E).	<p>Support in part.</p> <p>Changes have been made to ensure compliance with the <i>Ministerial Direction on Form and Content of Planning Schemes</i>, remove duplication of requirements in the planning scheme, and provide for the provision of a construction management plan and conservation management plan.</p> <p>A requirement for a 10% affordable housing component has been added in keeping with recent decisions on Fitzroy Gasworks (Yarra C243) and Clifton Hill (Yarra C244) sites.</p>
3. Amend Design and Development Overlay – Schedule 12 to remove references to the subject land (Committee's preferred version is attached at Appendix D).	<p>Support in part.</p> <p>Additional changes have been made to remove all reference to the site in the Design and Development Overlay – Schedule 12 and make further updates to the <i>Highett Structure Plan</i>.</p>
4. Amend the Schedule to Clause 52.01 to specify an 11.6 per cent open space contribution for this site.	<p>Do not support.</p> <p>The 11.6 per cent open space contribution for the land is included in the Development Plan</p>

Overlay – Schedule 4 to reduce duplicating requirements in the Kingston Planning Scheme.

5. Amend Clause 21.05 to update the policy to recognise the proposed development of the Gas and Fuel Land and how this will be facilitated through planning scheme controls.

Support.



HON RICHARD WYNNE MP
Minister for Planning

23/3/19