

**Colac Otway Planning Scheme**

**Whiskey Distillery Colac  
265-281 Murray Street, Colac**

**Incorporated Document**

**November 2019**

## 1.0 INTRODUCTION

This document is an Incorporated Document to the Schedule to Clause 45.12 and the Schedule to Clause 72.04 of the Colac Otway Planning Scheme, pursuant to Section 6(2)(j) of the *Planning and Environment Act 1987*.

Despite any provision to the contrary or any inconsistent provision in the Colac Otway Planning Scheme, the land described in Clause 3.0 of this document may be used and developed in accordance with the specific controls and conditions contained in this document.

## 2.0 PURPOSE

The purpose of this document is to allow the use and development of land described in Clause 3.0 of this document for the purpose of Industry (Beverage Production) to be considered by the responsible authority. In addition, it enables a permit application to be considered for one or more urban art murals incorporating a panel sign exceeding 10 square metres.

## 3.0 THE LAND

This document applies to land at 265-281 Murray Street, Colac (contained in PC369561M, Certificate of Title Volume 11060 Folio 313).



#### **4.0 CONTROLS**

- 4.1 A permit may be granted for the use and development of the land for Industry (Beverage Production).
- 4.2 A permit may be granted to display one or more urban art murals on buildings and other walls within the site which may incorporate a panel sign exceeding 10 square metres within its design.
- 4.3 A permit application and decision to support the use and development of the land for Industry (Beverage Production) must have regard to the purpose and decision guidelines of the underlying zone and any other relevant particular provisions.
- 4.4 A permit application and decision to support the display of urban art mural(s) must have regard to the purpose and decision guidelines of the underlying zone and overlays applying to the land, and any other relevant particular provisions.

#### **5.0 CONDITIONS**

- 5.1 Before works commence for the use and development of the land for Industry (Beverage Production), an environmental risk assessment prepared by a suitably qualified person must be prepared to the satisfaction of the Environment Protection Authority Victoria (EPA). The assessment must identify the potential risks to the environment, amenity and human health as a result of the use of the land for Industry, including potential noise, odour, dust and vibrations, and detail risk management and mitigation measures to avoid or minimise adverse amenity impacts to surrounding sensitive uses on an ongoing basis to the satisfaction of the EPA.
- 5.2 No Malt works are to occur on the land.

#### **6.0 EXPIRY**

The expiry provisions of clause 45.12-2 Specific Controls Overlay - Expiry of a specific control (or as amended) apply.

**End of Document**