

Town: Leongatha

Leongatha Residential Land Supply - May 2018

Column 1	Zone	Area (ha)	lots
Number of Vacant Residential Lots (all zones)			
-	-	-	156
Number of Lots approved by Subdivision Planning Permit yet to be developed / released (all zones)			
-	-	-	265
Vacant residential zoned land yet to be subdivided (blue areas)			
GRZ1	20.88	179	
LDRZ	-	-	
RLZ	-	-	
TZ	-	-	
Greenfield (FZ) land yet to be rezoned (red areas)			
GRZ1	177.79	1295	
LDRZ	-	-	
RLZ	230.05	170	
TZ	-	-	
Total	428.72	2065	

Note 1: Total number of residential rated properties in township = 2550
 Note 2: Average new dwellings completed per year in Leongatha = 40

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Data Source
 Vicmap as at May 2018
 South Gippsland Shire Council May 2018

- Legend**
- Vacant Residential Lot
 - Residential Land Supply - Existing
 - Residential Land Supply - Future (Rezoning Required)
- Planning Scheme Zones**
- C1Z - Commercial 1 Zone
 - FZ - Farming Zone
 - GRZ1 - General Residential Zone 1
 - IN1Z - Industrial 1 Zone
 - LDRZ - Low Density Residential Zone
 - MUZ - Mixed Use Zone
 - PCRZ - Public Conservation and Resource Zone
 - PPRZ - Public Park and Recreation
 - RDZ1 Road Zone 1 - VicRoads
 - RLZ - Rural Living Zone
 - SUZ5
 - Waterways + 20m buffer

Explanatory Notes (all maps)

Residential Lot Yield Calculations

- General Residential Zone 1 (GRZ1) & Township Zone (TZ) = 10 lots per Ha.
- Low Density Residential Zone (LDRZ) = 4 lots per Ha (sewer) & 2 lots per Ha (no sewer)
- Rural Living Zone = 8 lots per 10ha.

Lot yields are estimates only. Yield estimates have been reduced by the presence of waterways, steep topography, native vegetation and other factors.

The lot yield calculations do not imply that Council will approve a subdivision or the rezoning of land identified in the map

Lots identified as a 'Vacant Residential Lot' may include lots that form part of a larger land ownership (tenement) that may contain a dwelling.

Grid North
 Coordinate System: ESPG 2837 GDA94, MGA Zone 55

Scale 1:2,500

South Gippsland Shire Council

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QGIS Project - Land Supply Study 2018
QGIS Project Location - P/2017/EF17/551
QGIS Details of Map Line 1