




## Submissions Report (Redacted)

Planning Scheme Amendment C-125

Website:	<a href="http://www.southgippsland.vic.gov.au/c125">www.southgippsland.vic.gov.au/c125</a>
Responsible Officer:	Skye Radcliffe-Scott
Exhibition Period:	11 November to 5 December 2021
Submissions:	Five (two objections, three supporting)
Change Summary:	One item amendment and one item removal.



South Gippsland  
Shire Council

<b>Department of Transport</b> PO BOX 158 Traralgon VIC 3844	<b>Objection</b> 09-Dec-2021
<p><b>Submission Summary</b>          Supports majority of amendment. Objected to the following:</p> <ul style="list-style-type: none"> <li>• DDO12 Figure 1 change relating to setback requirements along Davis Street, Nyora.</li> <li>• Change to the proposed zoning of Loch intersection (evidence provided on management arrangements).</li> </ul> <p><b>Submission excerpt taken from <a href="#">D11310421</a></b></p> <div style="text-align: center;">  <p>Department of Transport</p> </div> <div style="text-align: right; font-size: small;">         120 Kay Street          Traralgon, VIC 3844 Australia          Telephone: +61 3 5172 2319  <a href="http://www.transport.vic.gov.au">www.transport.vic.gov.au</a>          DX 219286       </div> <p style="font-size: x-small;">Ref: DOC/21/177307</p> <p>To the Strategic Planning Department          South Gippsland Shire Council          Private Bag 4          LEONGATHA VIC 3953</p> <p>To the Strategic Planning Department,</p> <p><b>PLANNING SCHEME AMENDMENT C125 – GENERAL AMENDMENT</b></p> <p>Thank you for notification regarding the exhibition of South Gippsland Planning Scheme Amendment C125.</p> <p>The Department of Transport is generally supportive of the amendment however we would like to:</p> <ul style="list-style-type: none"> <li>• request a mapping edit change in association with Loch LOC-7-16-012 Zoning Anomaly.</li> <li>• object to the inclusion of Nyora NYO-20-21-PPF Design and Development Schedule update</li> </ul> <p><b>Nyora NYO-20-21-PPF Design and Development Schedule update</b>          The proposed amendment appears inconsistent with Figure 14 Draft Town Centre Masterplan of the Nyora Developmental Strategy and references made within the Nyora Developmental Strategy. The amendment is also inconsistent with streetscape proposals produced by South Gippsland Shire for Davis Street. The Department would like more information regarding this proposal and how it supports the vision for Davis Street before supporting the amendment.</p> <p><b>Loch LOC-7-16-012 Zoning Anomaly</b>          Thank you for helping us to resolve this anomaly in the planning scheme. Unfortunately, the proposed mapping does not reflect the land management responsibly as we understand it. Please amend the proposed mapping as per the following diagram. Documentation is attached to this letter to support this change.</p>	
<p><b>Change Summary</b>  <i>Objection to NYO-2–21-PPF was <u>withdrawn</u> (20/12/2021) after further information was provided. LOC-7-16-012 will be submitted for approval with amendments as requested.</i></p>	




South Gippsland  
Shire Council

	Objection	30-11-2021
<p><b>Submission Summary and Detailed Excerpt from <a href="#">D10984621</a> (REDACTED)</b></p> <ul style="list-style-type: none"> <li>Objects to rezoning of licenced crown land from Farming Zone to Parks Conservation and Recreation Zone.</li> </ul>		
<p>"Re: Objection to rezoning of Crown Land, Hall Road, Foster</p> <p>██████████ is the leasee of two parcels of grazing land adjoining our land on ██████████. This includes an unmade section of O'Connell Road and a portion of the Crown Land directly affected by the proposed rezoning from FZ to PCRZ (Item 11).</p> <p>We graze cattle on this land as part of normal farming practise. It is cleared pasture land that has been grazed for over a hundred years, and we object to any rezoning from its long-term agricultural land use.</p> <p>The reason given for the proposed rezoning is that the land is "not reflective of current land use or ownership". We submit that the basis of the proposed re-zoning is not correct, and the current zoning should remain Farming Zone.</p> <p>We submit that the planned rezoning should NOT apply to western part of the land that is grazed as Farming Zone land, and occupied under licences by ██████████, and our the neighbour ██████████.</p> <p>It is also incorrect to state that "DELWP manage in conjunction with the neighbouring publicly owned land". We manage this land for cattle grazing, as have the ██████████ family before us.</p> <p>ParksVic in Foster, not DELWP, are the local managers of the Whipstick Gully NF Reserve and neighbouring "uncategorised Crown Land" in Foster.</p> <p>There are many advantages of preserving the current zoning status, not the least is that grazing and management for farming offers a fire buffer from the forested reserve land. Fuel loads are kept to a minimum in summer on this agricultural land. Given the developing Residential zoned land adjoining the Farming Zone, such an 50m open buffer to the forest land is a prudent land use?</p> <p>We therefore submit that the currently cleared and fenced in grazing land should be excluded from any rezoning proposal."</p>		
<p><b>Change Summary</b></p> <p><i>Item FOS-17-2-003_030 (previously known as Item 11) will be <b>removed</b> from this amendment until the objection can be resolved.</i></p>		



South Gippsland  
Shire Council

Department of Environment, Land, Water & Planning	Support of Application	26-Nov-2021
71 Hotham Street Traralgon VIC 3844		
<p>Submission Summary and Detailed Excerpt from <a href="#">D10932021</a></p> <ul style="list-style-type: none"> <li>'DELWP has considered the above application and does not oppose the amendment.'</li> </ul>		
<div style="display: flex; justify-content: space-between; align-items: flex-start;"> <div style="width: 30%;">  <p>Department of Environment, Land, Water &amp; Planning</p> </div> <div style="width: 30%; text-align: right;"> <p>71 Hotham Street Traralgon Victoria 3844 Telephone: +61 3 5172 2111 <a href="http://www.delwp.vic.gov.au">www.delwp.vic.gov.au</a></p> </div> <div style="width: 35%;"> <p>26 November 2021</p> <p>Lucas Gardiner Manager Planning Services South Gippsland Shire Council 9 Smith Street LEONGATHA VIC 3953</p> <p>By email: <a href="mailto:council@southgippsland.vic.gov.au">council@southgippsland.vic.gov.au</a></p> <p>Our ref: SP478177 Your ref: Am C125sgip</p> <p>Dear Mr Gardiner</p> <p><b>PROPOSAL:</b> AMENDMENT C125SGIP TO THE SOUTH GIPPSLAND PLANNING SCHEME <b>PROPONENT:</b> SOUTH GIPPSLAND SHIRE COUNCIL <b>ADDRESS:</b> GENERAL CORRECTIONS AMENDMENT</p> <p>Thank you for your correspondence received 5 November 2021 consistent with section 19 of the <i>Planning and Environment Act 1987</i>.</p> <p>Council has given the Department of Environment, Land, Water and Planning (DELWP) notice of a proposed planning scheme amendment that seeks to general changes to the South Gippsland Planning Scheme.</p> <p>DELWP has considered the above application and <b>does not oppose</b> the amendment.</p> <p>If you have any queries, or require clarification please contact <a href="mailto:gippsland.planning@delwp.vic.gov.au">gippsland.planning@delwp.vic.gov.au</a>.</p> <p>Yours sincerely</p> <div style="text-align: center;">  <p><b>Elaine J Wood</b> Planning Approvals Program Manager Gippsland Region</p> </div> </div> </div>		



South Gippsland  
Shire Council

<b>West Gippsland Catchment Management Authority</b>	<b>Support of Application</b>	30-Nov-2021
16 Hotham Street (PO Box 1374), Traralgon 3844		
<b>Submission Summary and Detailed Excerpt from <a href="#">D11032421</a></b> <ul style="list-style-type: none"> <li>"The Authority has reviewed the proposed amended provisions and advises that we do not object to the proposed amendment."</li> </ul>		
<div style="text-align: center;">  <p><b>West Gippsland</b> Catchment Management Authority</p> <p><b>WGCM Ref:</b> WGCMA-F-2021-01007  <b>Document No:</b> 1  <b>Council Ref:</b> Amendment C-125  <b>Date:</b> 30 November 2021</p> <p><b>OFFICIAL</b></p> <p>Skye Radcliffe-Scott Strategic Planning Officer South Gippsland Shire Council</p> <p>Dear Skye,</p> <p><b>Regarding:</b> Planning Scheme Amendment - Amendment C-125</p> <hr/> <p>Thank you for your correspondence received at the West Gippsland Catchment Management Authority ('the Authority') on 12 November 2021 in relation to Planning Scheme Amendment C125. The Authority understands that the amendment seeks to correct various mapping anomalies and grammatical errors, and to rezone land in Korumburra and Venus Bay.</p> <p>The Authority has reviewed the proposed amended provisions and advises that we do not object to the proposed amendment.</p> <p>Should you have any queries, please do not hesitate to contact Penny Phillipson on 1300 094 262 or email <a href="mailto:planning@wgcm.vic.gov.au">planning@wgcm.vic.gov.au</a>. To assist the Authority in handling any enquiries please quote <b>WGCM-F-2021-01007</b> in your correspondence with us.</p> <p>Yours sincerely,</p> <p></p> <p><b>Adam Dunn</b> Executive Manager - Statutory Planning</p> <p><small>The information contained in this correspondence is subject to the disclaimers and definitions attached.</small></p> </div>		

CONFIDENTIAL

South Gippsland Shire Council

5 of 6



*South Gippsland  
Shire Council*

Gippsland Ports	Support of Application	16-Nov-2021
PO Box 388 Bairnsdale VIC 3875		
Submission Summary & Excerpt from <a href="#">D10588621</a> “GPs support the zoning amendment in relation to Crown Land abutting the Marginal Wharf at Port Welshpool”		