

## **5.6 Planning Matters Dealt with by Officers Under Delegated Authority - May 2023**

**Responsible GM:** Lili Rosic  
**Author:** Jason Gilbert

### **Recommendation(s)**

That Council note the report.

### **Executive Summary**

The following matters have been dealt with under delegated powers since the last report to Council.

### **Planning Matters Report**

The below is for the period of 02 March 2023 to 03 April 2023.

**Beacon Hills Ward**

<b>Date Issued</b>	<b>Permit Number</b>	<b>Address</b>	<b>Proposal</b>	<b>Decision</b>	<b>Date Lodged</b>
17/03/2023	T220780	409 O'Neil Road, Beaconsfield VIC 3807	Development of the land for an extension and alteration to an existing dwelling and an outbuilding (shed)	Issued	25/11/2022
17/03/2023	T220627	3 Goff Street, Beaconsfield VIC 3807	Subdivision of the land into four (4) lots	Issued	15/09/2022
21/03/2023	T210642	66 & 68 Woods Street, Beaconsfield VIC 3807	Development of the land for six (6) dwellings	Issued	13/08/2021
21/03/2023	T220338	357 Beaconsfield-Emerald Road, Guys Hill VIC 3807	Alterations and additions to an existing dwelling and buildings and works for an outbuilding	Issued	19/05/2022
24/03/2023	T220536	28 St Georges Road, Beaconsfield Upper VIC 3808	Buildings and works for an outbuilding	Issued	9/08/2022
27/03/2023	T220789	129 Beaconsfield-Emerald Road, Beaconsfield Upper VIC 3808	Buildings and works associated with a dwelling extension	Issued	1/12/2022
28/03/2023	T220752	73 Lewis Road, Beaconsfield Upper VIC 3808	Development of the land for an outbuilding (shed) and associated earthworks exceeding one (1) metre	Issued	15/11/2022
30/03/2023	T220768	51 St Georges Road, Beaconsfield Upper VIC 3808	Buildings and Works (Extension to an Existing Dwelling) and Earthworks	Issued	22/11/2022
30/03/2023	T220494	7A St Georges Road, Beaconsfield Upper VIC 3808	Buildings and Works (Construction of an Outbuilding and associated earthworks) and the Removal of One (1) Tree	Issued	21/07/2022
31/03/2023	T220322	8 Lyle Avenue, Beaconsfield VIC 3807	Subdivision of the land into two (2) lots and creation of a restriction	Issued	18/05/2022

**Bunyip Ward**

Date Issued	Permit Number	Address	Proposal	Decision	Date Lodged
2/03/2023	T220041	41 Shinnars Close, Bunyip VIC 3815	Build a shed	Lapsed	26/01/2022
2/03/2023	T220842	17 Main Street, Bunyip VIC 3815	Subdivision of land into two (2) lots	Issued	23/12/2022
3/03/2023	T220761	193 Nash Road, Bunyip VIC 3815	Use and development of the land for a dwelling	Issued	17/11/2022
3/03/2023	T220170	120 Racecourse Road North, Pakenham VIC 3810	Development of the land for two (2) dwellings and associated works	Issued	23/02/2022
14/03/2023	T220328 - 1	40 Dore Road, Nar Nar Goon North VIC 3812	S71 - Corrected Planning Permit Application - Use of land for display village - To display or construct a sign - Waiver of car parking requirements - Hoarding signage	Issued	6/03/2023
15/03/2023	T220565	98 Hope Street, Bunyip VIC 3815	The use of the land for a rural store, building and works associated with an outbuilding and earthworks	Lapsed	23/08/2022
17/03/2023	T220806	158 Racecourse Road North, Pakenham VIC 3810	Subdivision of land into two (2) lots	Issued	8/12/2022
20/03/2023	T190778 - 1	50 O'Brien Lane, Nar Nar Goon North VIC 3812	Development of the land for a horse arena, stables and one (1) agricultural building	Issued	27/02/2023
21/03/2023	T220396	55 Murphy Lane, Bunyip VIC 3815	Use and development of the land for a dwelling and buildings and works for an agricultural outbuilding	NOD	7/06/2022
22/03/2023	T220794	150 Yarrabubba Road, Nar Nar Goon North VIC 3812	Development of the land for an outbuilding (shed) and associated earthworks	Issued	5/12/2022
22/03/2023	T220001	37 Bluegrass Crescent, Pakenham VIC 3810	Development of Land for a Second Dwelling, Alterations and Additions to Existing Dwelling and Variation to Restrictive Covenant P154715L	NOD	5/01/2022
28/03/2023	T210191	1975 Princes Highway, Nar Nar Goon North VIC 3812	Buildings and works associated with an existing Service Station and Car and Caravan Sales and display of Business Identification and Promotional signage	Issued	11/03/2021

**Central Ward**

<b>Date Issued</b>	<b>Permit Number</b>	<b>Address</b>	<b>Proposal</b>	<b>Decision</b>	<b>Date Lodged</b>
8/03/2023	T220608	1 Park Orchard Drive, Pakenham VIC 3810	Use of land for a Child Care Centre and Indoor Recreation Facility (Swim School) and Development of a Child Care Centre, Indoor Recreation Facility (Swim School) and Food and Drink Premises (Café)	Issued	14/09/2022
27/03/2023	T220458	1 Ronald Court, Pakenham VIC 3810	Alterations and additions to an existing dwelling and development of the land for a second dwelling	Issued	29/06/2022
30/03/2023	T220403	16B Meeking Drive, Pakenham VIC 3810	Buildings and Works (Construction of an Outbuilding) and associated vegetation removal	Issued	11/06/2022
31/03/2023	T220255	15a Meeking Drive, Pakenham VIC 3810	Alterations and additions to an existing dwelling and removal of vegetation	Issued	12/04/2022

**Henty Ward**

<b>Date Issued</b>	<b>Permit Number</b>	<b>Address</b>	<b>Proposal</b>	<b>Decision</b>	<b>Date Lodged</b>
17/03/2023	T220722	21 James Street, Pakenham VIC 3810	Works associated with an existing dwelling (external cladding replacement)	Issued	28/10/2022
24/03/2023	T230070	19 Balmoral Way, Pakenham VIC 3810	Subdivision of the land into two (2) lots	Issued	17/02/2023
27/03/2023	T220767	6 Thomas Street, Pakenham VIC 3810	Subdivision of the land into three (3) lots	Issued	22/11/2022

**Officer Ward**

Date Issued	Permit Number	Address	Proposal	Decision	Date Lodged
9/03/2023	T220427 - 1	63 Officer South Road, OFFICER VIC 3809	T220427 APP - AMENDED PLANNING PERMIT APPLICATION - amend conditions 27 and 29 of Planning Permit T220427	Issued	24/02/2023
27/03/2023	T200662 - 2	65 McMullen Road, Officer VIC 3809	Amendment to Planning Permit T200662-1. Amend wording of condition 31 such seeking to defer creation of easement from 'prior to certification 'to' prior to statement of compliance	Issued	20/03/2023

**Pakenham Hills Ward**

<b>Date Issued</b>	<b>Permit Number</b>	<b>Address</b>	<b>Proposal</b>	<b>Decision</b>	<b>Date Lodged</b>
7/03/2023	T220183	24 Blessing Rise, Pakenham VIC 3810	Buildings and Works (Construction of a Dwelling)	Issued	17/03/2022

**Ranges Ward**

<b>Date Issued</b>	<b>Permit Number</b>	<b>Address</b>	<b>Proposal</b>	<b>Decision</b>	<b>Date Lodged</b>
2/03/2023	T210127	7 Alexander Street, Emerald VIC 3782	Buildings and works associated with a dwelling extension	Lapsed	22/02/2021
15/03/2023	T220506	22 Station Avenue, Emerald VIC 3782	Buildings and works associated with a dwelling	Issued	20/07/2022
17/03/2023	T220271	4 Caroline Avenue, Cockatoo VIC 3781	Development of land for a dependent person's unit	Issued	8/04/2022
21/03/2023	T220740	4 Town Road, Gembrook VIC 3783	Buildings and Works (Construction of an Outbuilding)	Issued	8/11/2022
29/03/2023	T160262 - 1	44 Beaconsfield-Emerald Road, Emerald VIC 3782	Use and development of the land for a dwelling and outbuilding, and alteration of access to a Transport Zone 2	Issued	7/10/2022
29/03/2023	T220045	75 Gembrook Road, Gembrook VIC 3783	Two (2) lot subdivision, removal of native vegetation and alteration of access to land adjacent to a Transport Zone 2	Issued	28/01/2022
30/03/2023	T220823	27 Sydney Avenue, Emerald VIC 3782	Construction of an outbuilding (carport)	Issued	16/12/2022
3/04/2023	T160026 - 1	44 Ambrose Street, Emerald VIC 3782	Amendment to planning permit T160026 (approved for the subdivision of land into six (6) lots into three (3) stages and creation of a road) to amend the permit preamble, delete and amend conditions and amend the assessed plans	Issued	6/04/2022
3/04/2023	T230035	2711 Gembrook-Launching Place Road, Gembrook VIC 3783	Development of the land for a dwelling extension (deck)	Issued	31/01/2023



**Toomuc Ward**

<b>Date Issued</b>	<b>Permit Number</b>	<b>Address</b>	<b>Proposal</b>	<b>Decision</b>	<b>Date Lodged</b>
10/03/2023	T220751	885 Princes Highway, Pakenham VIC 3810	Buildings and works associated with an existing Service Station	Issued	11/11/2022
22/03/2023	T220825	33 Eastbourne Crescent, Officer VIC 3809	Construct a double storey residential dwelling and garage	Issued	16/12/2022
29/03/2023	T220226 - 1	117 Timberline Parkway, Pakenham VIC 3810	Change front retaining wall from being split with steps leading to the house to a single continual retaining wall. Add retaining wall in the backyard to remove the gradient in the land to make the land more usable.	Issued	5/03/2023

**Westernport Ward**

Date Issued	Permit Number	Address	Proposal	Decision	Date Lodged
2/03/2023	T210165 - 1	219 Greenhills Road, Pakenham VIC 3810	Use and Development of Land for the Purpose of a Materials Recycling Facility	Issued	18/01/2023
6/03/2023	T210959	1185 Koo Wee Rup Road, Pakenham VIC 3810	Development of the land for warehouses and a store (storage units) and a reduction in car parking requirements	Issued	13/01/2022
10/03/2023	T210949	168 McDonalds Track, Lang Lang VIC 3984	Staged subdivision of the land into seven (7) lots	Issued	17/12/2021
14/03/2023	T210184 - 1	295 - 325 Cardinia Road, Officer South VIC 3809	Section 72 Amendment to Permit Conditions & Plans – Subdivision of Land, Buildings and Works and Removal of Existing Waterbodies.	Issued	19/12/2022
16/03/2023	T220174	21B Tarmac Way, Pakenham VIC 3810	Use of the land for Restricted Retail Premises (Automotive parts and accessories sales) and reduction in car parking	NOD	2/03/2022
17/03/2023	T220651	29 Sette Circuit, Pakenham VIC 3810	Development of land for a warehouse and reduction to the number of car spaces required	Issued	27/09/2022
17/03/2023	T220772	24 Hill Street, Pakenham VIC 3810	Building and works associated with the construction of a store and reduction of one (1) car parking space	Issued	23/11/2022
17/03/2023	T220650	31 Sette Circuit, Pakenham VIC 3810	Development of land for a warehouse and reduction to the number of car spaces required	Issued	27/09/2022
17/03/2023	T220649	51 Sette Circuit, Pakenham VIC 3810	Development of land for a warehouse and reduction to the number of car spaces required	Issued	27/09/2022
21/03/2023	T220648	53 Sette Circuit, Pakenham VIC 3810	Development of land for a warehouse and reduction to the number of car spaces required	Issued	27/09/2022
21/03/2023	T220714	190 Officer South Road, Officer VIC 3809	To vary the location of carriageway easement E-1 which encumbers Lot 1 on PS83873Y to the position shown on the Plan of Variation of Easement.	Issued	24/10/2022

21/03/2023	T220340	55 & 57 Commercial Drive, Pakenham VIC 3810	The use and development of the land for a Retail Premise (Caravan Sales and Servicing), and display of Business Identification Signage	Issued	19/05/2022
21/03/2023	T220717	We 6/9 Southeast Boulevard, Pakenham VIC 3810	Use of the land for Restricted Retail Premises and a reduction in car parking	Issued	25/10/2022
24/03/2023	T190278 - 1	10 & 30 Bourke Road, Pakenham VIC 3810	Amendments to the address, conditions and endorsed plans associated with Planning Permit T190278	Issued	8/09/2022
27/03/2023	T220098	490 McGregor Road, Pakenham VIC 3810	Buildings and works associated with the extension of a dwelling	Issued	15/02/2022
27/03/2023	T220409	50 Evans Road, Bunyip VIC 3815	Use and Development of the land for a dwelling and outbuilding	Issued	15/06/2022
28/03/2023	T220826	6 Exchange Drive, Pakenham VIC 3810	Development of the land for two (2) warehouses and ancillary offices	Issued	15/12/2022
30/03/2023	T220393	49 Greenhills Road, Pakenham VIC 3810	Buildings and Works (Construction of One (1) Warehouse)	Issued	6/06/2022
31/03/2023	T220346	1560 Koo Wee Rup-Longwarry Road, Catani VIC 3981	Development of the land for one (1) outbuilding (shed)	Issued	20/05/2022
31/03/2023	T220085	53 Greenhills Road, Pakenham VIC 3810	Buildings and Works (Construction of One (1) Warehouse)	Issued	11/02/2022
3/04/2023	T220069	17 & 19 Link Road, Pakenham VIC 3810	Buildings and works (Construction of two (2) warehouses)	Issued	9/02/2022
3/04/2023	T220688	8 Link Road, Pakenham VIC 3810	Subdivision of the land into six (6) lots	Issued	13/10/2022
3/04/2023	T220121	21 & 23 Link Road, Pakenham VIC 3810	Buildings and Works (Construction of Two (2) Warehouses)	Issued	26/04/2022
3/04/2023	T210951	15 Link Road, Pakenham VIC 3810	Building and Works (Construction of One (1) Warehouse)	Issued	20/12/2021

## **6 Meeting Closure**