

## 9 PLANNING MATTERS DEALT WITH BY OFFICERS UNDER DELEGATION AUTHORITY

FILE REFERENCE INT1764422

RESPONSIBLE GENERAL MANAGER Andrew Paxton

AUTHOR Debbie Tyson

### RECOMMENDATION

That the report be noted.

### EXECUTIVE SUMMARY

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

Date	Permit No	Location	The Proposal	The Decision	Lodged Date
<b>Central Ward</b>					
18/08/2017	T160672	71 Racecourse Road & 77 Racecourse Road, Pakenham VIC 3810	Use and development of the land as a Motel, erection of advertising signage and creation of a carriageway easement	NOD	12 October 2016
18/08/2017	T170343	48 John Street, Pakenham VIC 3810	Subdivision of Land into Eight Lots, in accordance with the approved Development Permit / Plans.	Issued	19 June 2017
18/08/2017	T170523	85 Grandvue Boulevard, Officer VIC 3809	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued	10 August 2017
21/08/2017	T170522	97 Grandvue Boulevard, Officer VIC 3809	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued	09 August 2017
22/08/2017	T170102	We 3/2-4 Purton Road, Pakenham VIC 3810	Display of one (1) business identification sign and internal additions and alterations for a mezzanine level	Issued	08 March 2017
22/08/2017	T170542	7 Avondale Street, Officer VIC 3809	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued	15 August 2017
24/08/2017	T160466 - PC3	61 Racecourse Road, Pakenham VIC 3810	Section 173 - The staged multi-lot subdivision (Stages 12- 14) and development of one (1) dwelling on each lot in accordance with the endorsed plans	Issued	27 July 2017
24/08/2017	T170310	1280 Koo Wee Rup Road, Pakenham VIC 3810	The display of business identification signage	Issued	30 May 2017

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24/08/2017	T170401	106 Henry Road, Pakenham VIC 3810	Subdivision of the land into seven (7) lots	Lapsed	23 June 2017
24/08/2017	T170479	95 Grandvue Boulevard, Officer VIC 3809	Development of the land for a single dwelling	Issued	25 July 2017
31/08/2017	T170464	15 Skyline Drive, Officer VIC 3809	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued	19 July 2017
31/08/2017	T170487	98 Grandvue Boulevard, Pakenham VIC 3810	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued	26 July 2017
5/09/2017	T160498	Princes Highway, Pakenham VIC 3810	Development of the land for shops, restricted retail premises, indoor recreation facility, convenience restaurant, signage and associated buildings and works, waiver of loading bay in association with a restaurant and access to a Road Zone Category 1	Withdrawn	02 August 2016
8/09/2017	T160647 - PC1	16 Watergrass Court, Pakenham VIC 3810	Plan of Subdivision fully dimensioned in accordance with what has been constructed on site, and Condition 1 items of Planning Permit addressed.	Issued	04 September 2017
11/09/2017	T170586	21 Montalto Drive, Pakenham VIC 3810	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued	31 August 2017
12/09/2017	T160631 - PC2	5 Wadsley Avenue, Pakenham VIC 3810	Condition 2 - Development of a second dwelling to the rear of the existing dwelling and alterations and additions to the existing dwelling	Issued	12 May 2017
<b>Port Ward</b>					
18/08/2017	T170168	320 Seymour Road and 280 Dore Road, Nar Nar Goon North VIC 3812	Realignment of boundaries between two (2) lots and consolidation of two (2) lots	Issued	23 March 2017
18/08/2017	T170225	72 Gainsborough Avenue, Lang Lang VIC 3984	Development of the land for an outbuilding	Issued	28 April 2017
18/08/2017	T170378	45 Wildes Road, Yannathan VIC 3981	Alteration and Addition to Existing Dwelling	Issued	19 June 2017
22/08/2017	T170003	146 Nash Road, Bunyip VIC 3815	Subdivision of the land into four (4) lots	NOD	10 January 2017
24/08/2017	T130739 - 1	1705 Gembrook-Tonimbuk Road, Tonimbuk Victoria 3815	Re-subdivision of two (2) existing lots (boundary re-alignment)	Issued	10 October 2016

Date	Permit No	Location	The Proposal	The Decision	Lodged Date
24/08/2017	T150574 - 1	76 Leask Road, Tonimbuk Victoria 3815	Use and development of the land for group accommodation in a Rural Conservation Zone Schedule 1 and Bushfire Management Overlay	Issued	15 May 2017
24/08/2017	T160263 - PC1	680 Manks Road, Dalmore VIC 3981	Development of the land for a rural store	Issued	27 June 2017
24/08/2017	T170007	226 Bessie Creek Road, Nar Nar Goon North VIC 3812	Construction of an outbuilding	Issued	24 January 2017
24/08/2017	T170119 - PC1	10 Gardner Street, Koo Wee Rup VIC 3981	Amended plans to comply with Condition 1 of Planning Permit T170119	Issued	27 June 2017
24/08/2017	T170271 - 1	2B Latta Road, Nar Nar Goon VIC 3812	Development of the land for an outbuilding (garage)	Issued	25 July 2017
24/08/2017	T170330	1395 Caldermeade Road, CATANI VIC 3981	Development of the land for two outbuildings	Issued	29 May 2017
28/08/2017	T170031 - PC1	75 Bunyip-Modella Road, Bunyip VIC 3815	Condition 1 - The use and development of the land for a dwelling, outbuilding and associated earthworks	Issued	08 June 2017
30/08/2017	T170203	80 Beatties Road, Koo Wee Rup VIC 3981	The use and development of the land for a dwelling, outbuilding and associated earthworks	Issued	10 April 2017
31/08/2017	T170398	22 Pinehill Drive, Pakenham VIC 3810	Subdivision of the land into two (2) lots	Issued	26 June 2017
31/08/2017	T170480	75 Rices Road, Dalmore VIC 3981	Construction of two (2) buildings for workers' accommodation in association with crop raising	Issued	25 July 2017
1/09/2017	T160526 - PC1	71 Bald Hill Road, Pakenham VIC 3810	Plans to comply - Conditions 1 and 2	Issued	24 August 2017
1/09/2017	T170223 - 1	2705 Princes Highway, Tynong North VIC 3813	Permit to include the sale and consumption of liquor from the café and an animal display area. Amended plans to include details of the café, animal display area and additional car parking.	Issued	29 August 2017
1/09/2017	T170281	105-107 Nar Nar Goon-Longwarry Road, Garfield VIC 3814	Subdivision of the land into eight (8) lots and creation of an easement	Issued	18 May 2017
4/09/2017	T170400	70-80 Bald Hill Road, Pakenham VIC 3810	Construction of a building (Verandah)	Issued	23 June 2017
5/09/2017	T130302 - PC2	501 Dore Road, Nar Nar Goon North Victoria 3812	Condition 1 and 2 - Use and development of the land for a dwelling, outbuilding (carport) and vegetation removal.	Issued	28 April 2016

Date	Permit No	Location	The Proposal	The Decision	Lodged Date
5/09/2017	T150243 - 1	15 Bunyip River Road Nar Nar Goon & 440 Pitt Road, Iona Victoria 3812	Buildings and works associated with Agriculture	Issued	08 June 2017
5/09/2017	T170110	Leask Road, Tonimbuk VIC 3815	Development of the land for two outbuildings and buildings and works associated with Agriculture (2 silos)	NOD	28 February 2017
5/09/2017	T170143	22 A` Beckett Road, Bunyip VIC 3815	Removal of easement	Issued	09 March 2017
7/09/2017	T170331	Bridal Road, Tonimbuk VIC 3815	The removal of trees.	Issued	05 June 2017
8/09/2017	T110588 - PC3	270 Cardinia Road, Officer South Victoria 3809	Condition 24 BDG - Multi- lot residential subdivision of the land in stages, associated road networks and works to remove two existing waterbodies within the land, generally in accordance with the approved plans	Issued	11 April 2017
8/09/2017	T170442	1610 Princes Highway, Nar Nar Goon VIC 3812	To subdivide land into two (2) lots including the creation of a carriageway easement and a restriction	Issued	12 July 2017
11/09/2017	T170058	8-10 Stacey Street, Bunyip VIC 3815	Subdivision of the land into (2) two lots (boundary realignment)	NOD	09 February 2017
11/09/2017	T170270	110 Eleven Mile Road, Tynong VIC 3813	Development of the land for a hay store.	Issued	16 May 2017
11/09/2017	T170422	10 Gardner Street, Koo Wee Rup VIC 3981	The subdivision of the land into two lots	Issued	05 July 2017
12/09/2017	T160526 - 1	71 Bald Hill Road, Pakenham VIC 3810	Amend conditions 27, 28 and 29	Withdrawn	14 July 2017
14/09/2017	T150122 - PC2	27 Ryan Road, Pakenham VIC 3810	Condition 1A, 1B & 1C of Planning Permit T150122.	Issued	03 April 2017
<b>Ranges Ward</b>					
18/08/2017	T150821 - PC4	105 Mary Street, Officer VIC 3809	Plans to Comply - Condition 2 - Waste Management Plan - The development of thirty- eight (38) dwellings and associated works generally in accordance with the endorsed plans	Issued	24 February 2017
18/08/2017	T170288	21-23 Burton Road, Beaconsfield Upper VIC 3808	Earthworks	Issued	21 May 2017
21/08/2017	T170425	35 Eastbourne Crescent, Officer VIC 3809	Construction of a single storey dwelling	Issued	05 July 2017
21/08/2017	T170437	49 Eastbourne Crescent, Officer VIC	Construction of dwelling on residential land (SLO6)	Issued	11 July 2017

Date	Permit No	Location	The Proposal	The Decision	Lodged Date
		3809			
22/08/2017	T170454	266 Mountain Road, Gembrook VIC 3783	Development of the land for a dwelling	Withdrawn	17 July 2017
24/08/2017	T120470 - 1	15 Twin Creeks Road, Pakenham Upper VIC 3810	AMENDED PERMIT - Development of the land for a replacement dwelling and associated earthworks	Issued	02 December 2016
24/08/2017	T150390 - PC1	39 Station Road, Gembrook VIC 3783	Condition 1A - A restriction stating 'Each lot must comply with the minimum garden area requirement outlined in Clause 32.09-4 of the Cardinia Planning Scheme'.	Issued	08 August 2017
24/08/2017	T160590 - PC1	101 Mount Burnett Road, Mount Burnett VIC 3781	Conditions 1 & 3 - Boundary re-alignment including No. 91 Mount Burnett Road and No. 251 Harewood Park Road, variation of power line easement, removal of Section 173 Agreement AM227102B and variation of Covenant PS 720426Y.	Issued	20 June 2017
24/08/2017	T170090	15 Buckland Lane, Pakenham Upper VIC 3810	The development of the land for an outbuilding	Issued	21 February 2017
24/08/2017	T170246	43 Meadowview Lane, Emerald VIC 3782	Development of the land for an outbuilding and associated earthworks	Issued	04 May 2017
24/08/2017	T170364	30 Morris Drive, Beaconsfield Upper VIC 3808	Earthworks	Issued	14 June 2017
24/08/2017	T170417	31 Springs Street, Cockatoo VIC 3781	Construction of an outbuilding (garage)	Issued	30 June 2017
24/08/2017	T170457	225 Split Rock Road, Beaconsfield Upper VIC 3808	Construction of an outbuilding (Horse Float Shed)	Issued	18 July 2017
25/08/2017	T170073	Parker Road, Gembrook VIC 3783	Subdivision of the land (boundary realignment)	Issued	14 February 2017
25/08/2017	T170370	20 Morris Drive, Beaconsfield Upper VIC 3808	The development of the land for an outbuilding	Issued	15 June 2017
28/08/2017	T100830 - 1	4 Station Road, Gembrook Victoria 3783	use and development of the land for a dwelling and outbuilding including vegetation removal	Issued	03 July 2017
29/08/2017	T160868 - PC1	Curran Drive, Officer VIC 3809	Conditions 8 - Use and Development of the land for a Child Care Centre	Issued	05 July 2017
29/08/2017	T170386	58 Calder Road, COCKATOO VIC 3781	Development of the land for a dwelling on Lot 1 PS 344917Y and earthworks	Issued	22 June 2017

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30/08/2017	T170025	18 Amphlett Avenue, Cockatoo VIC 3781	Development of the land for a dwelling and vegetation removal	Issued	24 January 2017
30/08/2017	T170234 - PC1	14 Lyle Avenue, Beaconsfield VIC 3807	Development of the land for two (2) dwellings	Issued	22 August 2017
31/08/2017	T170435	1A Thomas Street, BEACONSFIELD VIC 3807	Development of an outbuilding (shed)	Issued	10 July 2017
1/09/2017	T130635 - 1	1476 Pakenham Road, Mount Burnett Victoria 3781	Amendment to Planning Permit T130635 (issued for a dwelling and associated earthworks) by amending the Permit preamble; Amending Condition 3 of the Permit and modifying the endorsed plans.	Issued	15 July 2016
1/09/2017	T160569	32 McMullen Road, Officer VIC 3809	Use and development of the land for a Residential Village to be completed in stages, removal of native vegetation, buildings and works on land within a Land Subject to Inundation Overlay and buildings and works on land shown as Encumbered Open Space associated with the re-alignment of Gum Scrub Creek	Issued	24 August 2016
1/09/2017	T160644 - PC1	27 Gembrook-Tonimbuk Road, Gembrook VIC 3783	Amended plans to comply with Condition 1 of Planning Permit T160644	Issued	07 August 2017
1/09/2017	T170248	17 Bond Lane, Gembrook VIC 3783	The development of the land for an outbuilding extension and associated earthworks	Issued	08 May 2017
5/09/2017	T120566 - 1	24-26 View Hill Road, Cockatoo Victoria 3781	Amended permit - subdivision of land into three lots	Withdrawn	24 February 2017
5/09/2017	T170045	Bridge Road, Officer VIC 3809	Subdivision of the land into four (4) lots in two stages, removal of drainage easement and construction of roads within the Land Subject to Inundation Overlay generally in accordance with the endorsed plans, subject to the following conditions	Issued	01 February 2017
5/09/2017	T170106	7-9 Haupt Place, Beaconsfield Upper VIC 3808	Vegetation Removal	Issued	28 February 2017
5/09/2017	T170218	12 Avon Road,	Development of an	Issued	20 April



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		Avonsleigh VIC 3782	outbuilding		2017
5/09/2017	T170567	2 Christopher Road, Officer VIC 3809	Alterations and extension to existing dwelling	Withdrawn	18 August 2017
5/09/2017	T170587	335 Evans Road, Cockatoo VIC 3781	Dependent persons unit	Withdrawn	31 August 2017
5/09/2017	T170590	155 Army Settlement Road, Pakenham VIC 3810	Two (2) lot boundary re-alignment to be in accordance with the enclosed Plan of Subdivision PS815225G.	Withdrawn	31 August 2017
6/09/2017	T150803 - PC1	Cardinia Creek Road, Emerald Victoria 3782	Conditions 1, 3, 4 & 6 - Removal of native vegetation	Issued	29 March 2017
6/09/2017	T160740	214 Toomuc Valley Road, Pakenham VIC 3810	Use and development of the land for a Contractors Depot	NOD	09 November 2016
6/09/2017	T170348	206 Gembrook-Tonimbuk Road, Gembrook VIC 3783	Earthworks	Lapsed	07 June 2017
7/09/2017	T170128	365 Princes Highway, Officer VIC 3809	Demolition of part of a building (associated structure) in a Heritage Overlay	Issued	01 March 2017
7/09/2017	T170249	30 Lakeside Drive, Emerald VIC 3782	Development of the land for a garage and extension to existing verandah	Issued	08 May 2017
7/09/2017	T170322	9A Edenmont Road, Emerald VIC 3782	Development of the land for a horse arena	Issued	26 May 2017
8/09/2017	T170377	15 Mary Street, Officer VIC 3809	Development of the land for a telecommunications facility and associated works in accordance with the submitted plans.	Issued	16 June 2017
8/09/2017	T170418	54 Fairway Road, Emerald VIC 3782	Alterations and addition to an existing dwelling	Issued	29 June 2017
8/09/2017	T170471	2555 Gembrook-Launching Place Road, Gembrook VIC 3783	Removal of trees	Issued	20 July 2017
11/09/2017	T150505	182 Gembrook-Tonimbuk Road, Gembrook Victoria 3783	Use and development of the land for a dwelling within 100 metres of a dwelling not in the same ownership and a waterway and earthworks in a RCZ1, buildings and works associated with accommodation in a BMO and Buildings and works greater than seven (7) metres in height and removal of vegetation.	Issued	18 August 2015
11/09/2017	T170311	200 Beaconsfield-Emerald Road, Beaconsfield VIC	Internally illuminated business identification sign	Issued	27 May 2017

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		3807			
12/09/2017	T160268	Yackatoo Road, Beaconsfield Upper VIC 3808	Use and development of the land for a dwelling, outbuilding, vegetation removal and earthworks	Issued	05 May 2016
12/09/2017	T170045 - PC1	Bridge Road, Officer VIC 3809	Condition 1 Plans - Subdivision of the land into four (4) lots in two stages, removal of drainage easement and construction of roads within the Land Subject to Inundation Overlay generally in accordance with the endorsed plans, subject to the following conditions	Issued	11 September 2017
12/09/2017	T170238	53 Avon Road, Avonsleigh VIC 3782	The development of the land for an outbuilding (Verandah/pergola)	Issued	28 April 2017
12/09/2017	T170557	2555 Gembrook-Launching Place Road, Gembrook VIC 3783	Development of a storage building associated with existing accommodation use	Issued	17 August 2017
13/09/2017	T150441 - PC2	225 and 265, Ure Road, Gembrook Victoria 3783	Condition 1- Realignment of the common boundary between two (2) allotments	Issued	22 March 2017
13/09/2017	T160720 - PC3	15 Belgrave Avenue, Cockatoo VIC 3781	Development of the land for a dwelling and associated earthworks, and vegetation removal	Withdrawn	07 September 2017