

19/01/2006
VC37

SCHEDULE 2 TO THE DEVELOPMENT PLAN OVERLAY

Shown on the planning scheme map as **DPO2**

MORNINGTON PARKLAND INDUSTRIAL AREA

This schedule applies to the Parkland Industrial area located on the Nepean Highway, between Oakbank Road and Bungower Road, Mornington. A development plan is required to ensure an appropriate standard of development for this prominent area, including a consistent building setback from the Nepean Highway frontage.

1.0

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Requirement before a permit is granted

A permit may be granted for a change of use within an existing building, the construction of a caretaker's dwelling or the display of advertising signs before a development plan has been prepared.

2.0

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Requirements for development plan

The development plan must describe:

- A minimum building setback of 90 metres from the Nepean Highway frontage and 58 metres from any Bungower Road frontage.
- A minimum setback from side and rear boundaries of 15 metres.
- A maximum plot ratio of 0.35.
- A minimum of 50 percent of any site set aside for landscaping.

The responsible authority may vary these requirements.