

5.5 Planning Matters Dealt with by Officers Under Delegated Authority - September 2023

Responsible GM: Lili Rosic
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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.

Relevance to Council Plan

5.1 We practise responsible leadership

5.1.1 Build trust through meaningful community engagement and transparent decision-making.

Planning Matters Report

The below is for the period between 7 July 2023 and 7 August 2023.

Beacon Hills Ward

Date Issued	Permit Number	Address	Proposal	Decision	Date Lodged
24/07/2023	T230039	170 Bourkes Creek Road, Pakenham Upper VIC 3810	Development of the land for an outbuilding (shed) and associated earthworks	Issued	01 February 2023
7/07/2023	T230023	74A Stoney Creek Road, Beaconsfield Upper VIC 3808	Use and development of the land for a dwelling	NOD	19 January 2023
21/07/2023	T220774	291 Beaconsfield-Emerald Road, Guys Hill VIC 3807	Use and development of the land for a dwelling, the use of the land for dependent person's unit and associated removal of vegetation and alterations to a road in a Transport Zone 2	Issued	23 November 2022
24/07/2023	T220718	214 Toomuc Valley Road, Pakenham VIC 3810	Buildings and works for a dwelling	Issued	26 October 2022
10/07/2023	T200846 - 1	140 Officer Road, Officer VIC 3809	Buildings and works associated with horticultural production (processing and packing facility) and vegetation removal	Issued	27 March 2023
4/08/2023	T210582	157 Holm Park Road, Beaconsfield VIC 3807	Alterations and additions to an existing dwelling, vegetation removal and construction of an outbuilding	Issued	04 August 2021
13/07/2023	T230228	52 Studd Road, Pakenham VIC 3810	Proposed single dwelling	Issued	15 May 2023

Bunyip Ward

Date	Permit Number	Address	Proposal	Decision	Date Lodged
18/07/2023	T070023 - 2	190 A'Beckett Road, Bunyip VIC 3815	To develop the land for the purpose of constructing dwelling extensions & a shed generally in accordance with approved plans	Issued	06 March 2022
26/07/2023	T220679	10 Battunga Road, Maryknoll VIC 3812	Buildings and works for a dwelling and associated outbuilding	Issued	11 October 2022
17/07/2023	T230088	155 Evans Road, Bunyip VIC 3815	Development of the land for an agricultural building (farm shed) and associated earthworks	Issued	21 February 2023
14/07/2023	T220471	5 Doran Road, Bunyip VIC 3815	Construction of outbuildings	Issued	06 July 2022
27/07/2023	T230085	1220 Nar Nar Goon-Longwarry Road, Bunyip VIC 3815	Development of the land for an extension and alteration to an existing dwelling	Issued	19 February 2023
21/07/2023	T230013	115 Browning Road, Nar Nar Goon VIC 3812	Buildings and Works (Construction of a Shed)	Issued	16 January 2023
7/07/2023	T220288	1806 Gembrook-Tonimbuk Road, Tonimbuk VIC 3815	Use and Development of the land for a dwelling and associated works	Issued	26 April 2022
21/07/2023	T210742 - 1	40 Dore Road, Nar Nar Goon North VIC 3812	Subdivision of land, building and works within the Land Subject to Inundation Overlay, buildings and works within the Heritage Overlay (demolition and construction of a dwelling), native vegetation removal	Issued	09 June 2023
24/07/2023	T220257	Princes Highway Road Reserve (adjoining 40 Dore Road), Nar Nar Goon North VIC 3812	Alteration of access to a road in a Transport Zone 2 and removal of native vegetation	Issued	12 April 2022
24/07/2023	T220706	41 Main Street, Nar Nar Goon VIC 3812	Development of the land for a second dwelling and carport	Issued	20 October 2022
31/07/2023	T230301	Hope Street, Bunyip VIC 3815	Two lot subdivision (boundary realignment)	Issued	20 June 2023

Henty Ward

Date	Permit Number	Address	Proposal	Decision	Date Lodged
7/07/2023	T190200 - 1	128-144 Princes Highway, Pakenham VIC 3810	Alterations and additions to existing church	Issued	14 February 2023
10/07/2023	T220812	18 James Street, Pakenham VIC 3810	Buildings and works for the construction of one (1) dwelling	Issued	09 December 2022

Officer Ward

Date	Permit Number	Address	Proposal	Decision	Date Lodged
31/07/2023	T230027	25 Tivendale Road, Officer VIC 3809	Staged subdivision of the land and the use and development of the land for a childcare centre.	Issued	25 January 2023
26/07/2023	T220531	67 Officer South Road, Officer VIC 3809	Use of land for dwellings, building and works associated with dwellings, retail premises, offices and medical centres, reduction in the statutory car parking requirement, subdivision and removal of an easement.	Issued	05 August 2022
26/07/2023	T190603 - 3	140, 97, 112 Starling Road and 477 Brown Road, Officer VIC 3809	Subdivision of land, removal of native vegetation, and creation and removal of easements	Issued	13 July 2023
13/07/2023	T220779	40 Bayview Road, Officer VIC 3809	Use and Development of the land for a child care centre, and reduction in car parking requirements.	Issued	24 November 2022
7/07/2023	T210947	34 Rix Road, Officer VIC 3809	Subdivision of land and native vegetation removal	Issued	16 December 2021
27/07/2023	T220210	31 Tivendale Road, Officer VIC 3809	Use and development of a child care centre and display of signage	Issued	15 March 2022
2/08/2023	T230076	1 Sophia Street, Officer VIC 3809	Subdivision of land with common property	Issued	19 February 2023

Pakenham Hills Ward

Date	Permit Number	Address	Proposal	Decision	Date Lodged
28/07/2023	T170831 - 3	82-88 Ahern Road, Pakenham VIC 3810	Subdivision of the land and the removal of native vegetation	Issued	21 June 2023
26/07/2023	T220634	41 Blessing Rise, Pakenham VIC 3810	Development of the land for a dwelling, fence and associated works	Issued	19 September 2022
4/08/2023	T210438 - 1	8 Palm Court, Pakenham VIC 3810	Development of land for a dwelling, earthworks, and fencing	Issued	04 November 2022

Ranges Ward

Date	Permit Number	Address	Proposal	Decision	Date Lodged
21/07/2023	T230262	7a Fairway Road, Emerald VIC 3782	Buildings and works for an outbuilding (carport)	Issued	25 May 2023
10/07/2023	T220764	6 Mackenzie Street, Cockatoo VIC 3781	Development of the land for a habitable outbuilding and associated earthworks	Issued	21 November 2022
13/07/2023	T210966	130 Kirk Road, Cockatoo VIC 3781	Buildings and works for an outbuilding	Issued	22 December 2021
25/07/2023	T170019 - 2	21 Auhl Road, Emerald VIC 3782	Development of the land for a dwelling, earthworks, and vegetation removal	Issued	09 February 2022
4/08/2023	T230155	225 Beenak East Road, Gembrook VIC 3783	Buildings and Works (Construction of an outbuilding)	Issued	05 April 2023
7/07/2023	T230181	329 Ure Road, Gembrook VIC 3783	Buildings and Works (Construction of a Carport)	Issued	24 April 2023
14/07/2023	T220795	36 Beaconsfield-Emerald Road, Emerald VIC 3782	Buildings and works for an extension to existing dwelling	Issued	05 December 2022
3/08/2023	T220378	18A Upper Grieve Road, Avonsleigh VIC 3782	Building and works for the construction of a dwelling and vegetation removal	Issued	01 June 2022

Toomuc Ward

Date	Permit Number	Address	Proposal	Decision	Date Lodged
4/08/2023	T230213	Tncy 29/4 Cardinia Road, Officer VIC 3809	Change of use to an education centre (section 2 use) and reduction in car parking	Issued	08 May 2023
21/07/2023	T220470	147 Mulcahy Road, Pakenham VIC 3810	Use of Land for the Purposes of a Restricted Recreational Facility & Warehouse	Lapsed	05 July 2022

Westernport Ward

Date	Permit Number	Address	Proposal	Decision	Date Lodged
1/08/2023	T230309	140 Haysoms Road, Lang Lang East VIC 3984	Buildings and works for an outbuilding	Issued	26 June 2023
28/07/2023	T230062	92 Enterprise Road, Pakenham VIC 3810	Carry out works (bulk earthworks)	Issued	14 February 2023
13/07/2023	T230177	3 Dwyer Court, Koo Wee Rup VIC 3981	Buildings and Works (Construction of a spa)	Issued	20 April 2023
17/07/2023	T190278 - 2	10 & 30 Bourke Road, Pakenham VIC 3810	To amend Conditions 1b and 15 to ensure that the existing front security gate is left open during business hours to enable heavy vehicle access without queueing out onto the road reserve. The proposed changes to the conditions are: Condition 1a: Include a note on the plans to the effect that any gate associated with the vehicle access point on McDonalds Drain Road must be kept open during business hours. Condition 15: Any security boom, barrier or similar device controlling vehicular access to the subject land for both Stages 1 and 2 must be located such that a 19m AV arriving at the site and stopping at the guard house / security gate, does not protrude into the 100km/h McDonalds Drain Road carriageway. Alternatively, the front gate may be left open during business hours.	Issued	13 June 2023
3/08/2023	T220809	490 McGregor Road, Pakenham VIC 3810	Subdivision of land into two (2) lots (re-subdivision of two lots)	Failure	09 December 2022
21/07/2023	T220827	8 Charles Street, Koo Wee Rup VIC 3981	Subdivision of the land into two (2) lots	Issued	19 December 2022
27/07/2023	T230152	1 Mepstead Close, Pakenham VIC 3810	Use of the land for a Restricted Recreation Facility (pilates studio)	Issued	05 April 2023
1/08/2023	T230075	340 Westernport Road, Lang Lang VIC 3984	Buildings and Works associated with the construction of an Agricultural Shed	Issued	19 February 2023
25/07/2023	T230250	15 Appleford Grove, Lang Lang VIC 3984	Use of the land for a Child Care Centre / Home Based Business	Lapsed	23 May 2023
10/07/2023	T210782 - 1	14 & 16 Link Road, Pakenham VIC 3810	Building and works for a sixteen (16) warehouse development	Issued	04 April 2023
7/07/2023	T230064	John Street, Koo Wee Rup VIC 3981	Development of the land for an agricultural building (shed)	Issued	16 February 2023
31/07/2023	T220320	10 Innovation Way, Pakenham VIC 3810	Buildings and works (Construction of One (1) Warehouse) and a reduction in car parking	Issued	17 May 2022

4/08/2023	T230259	FY 1/9 Tarmac Way, Pakenham VIC 3810	Subdivision of the land into two (2) lots	Issued	25 May 2023
1/08/2023	T220287	345 Westernport Road and 7 Pioneer Road, Lang Lang VIC 3984	Removal of easements E-1 (E-1 on L1 TP844194N) and E-5 (E-4 on L1 PS613771D)	Issued	19 April 2022
21/07/2023	T220580	56 Henry Street, Koo Wee Rup VIC 3981	Buildings and works associated with three (3) Community Care Accommodation units, generally in accordance with the approved plans	Issued	29 August 2022
19/07/2023	T220571	56 & 58 Southeast Boulevard, Pakenham VIC 3810	Use of the land for Motor Repairs and Motor Vehicle Sales, Construction of a building associated with Motor Repairs and Motor Vehicle Sales, construct and display Signage (Business Identification, Panel, Internally Illuminated) and a reduction in car parking	Issued	24 August 2022
2/08/2023	T220640	1020 McDonalds Drain Road, Pakenham VIC 3810	Development of the land associated with an existing dwelling	Issued	21 September 2022
31/07/2023	T220486 - 1	17 Exchange Drive, Pakenham VIC 3810	Buildings and works for a canopy extension to existing building	Issued	20 July 2023
3/08/2023	T230335	33 Peet Street, Pakenham VIC 3810	Building and works associated with two (2) warehouses	Issued	10 July 2023
12/07/2023	T230255	27 Tarmac Way, Pakenham VIC 3810	Building and Works (Construction of Two (2) Warehouses)	Issued	24 May 2023