

6 PLANNING MATTERS DEALT WITH BY OFFICERS UNDER DELEGATED AUTHORITY

FILE REFERENCE INT1734542

RESPONSIBLE GENERAL MANAGER Andrew Paxton

AUTHOR Debbie Tyson

RECOMMENDATION

That the report be noted.

Attachments

Nil.

EXECUTIVE SUMMARY

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

Central Ward				
Date	Permit No	Location	The Proposal	The Decision
13/04/2017	T160370 - PC2	30-34 Toomuc Valley Road, Pakenham VIC 3810	Condition 1 - Buildings and works associated with a vehicle accessway and car parking and creation of an access to a road in a Road Zone Category 1	Issued
18/04/2017	T170014	29 Davidson Street, Pakenham VIC 3810	Buildings and works (retaining wall) within the Significant Landscape Overlay – Schedule 6	Issued
24/04/2017	T160657	12-14 John Street, Pakenham VIC 3810	Development of seven (7) single-storey dwellings	Issued
24/04/2017	T170054	39 Windermere Boulevard, Pakenham VIC 3810	Subdivision of the land into two (2) lots	Issued
24/04/2017	T170079	Shop 3/114 Princes Highway, Pakenham VIC 3810	Use of the land for an indoor recreation facility (fitness training)	Issued
27/04/2017	T160027 - 1	9-25 Swan Street, Pakenham Victoria 3810	Subdivision of the land in accordance with the endorsed plans.	Issued
27/04/2017	T160114 - PC2	71-77 Racecourse Road, Pakenham VIC 3810	PC - Landscape Plans - Condition 2 - Use and development of the land for twenty-six (26) dwellings, creation of access to a Road Zone Category 1 and removal of	Issued

			native vegetation	
2/05/2017	T160482	4 Hosking Court, Pakenham VIC 3810	The subdivision of the land into two (2) lots	Issued
3/05/2017	T150581 - PC1	61 Ryan Road, Pakenham Victoria 3810	Section 173 Agreement - Subdivision of the land into two (2) lots	Issued
3/05/2017	T170135	70 Skyline Drive, Officer VIC 3809	Buildings and works (dwelling) within a Significant Landscape Overlay SLO6	Lapsed
2/05/2017	T160709 - PC1	5 Corporate Terrace, Pakenham VIC 3810	Construction of two (2) warehouses and associated works	Issued
5/05/2017	T170131	18 Sharnet Circuit, Pakenham VIC 3810	Building and works associated with warehouses and ancillary offices	Issued
8/05/2017	T090167 - 1	Lot A Southeast Boulevard, Pakenham Victoria 3810	The development of the land for the purpose of an electronic major promotions sign generally in accordance with the approved plans	Issued
8/05/2017	T160815	31 Kingston Avenue, Pakenham VIC 3810	Development of a second dwelling to the rear of the existing dwelling and alterations and additions to the existing dwelling	Issued
8/05/2017	T160577	Ascot Park Drive, Pakenham VIC 3810	The use and development of a supermarket, service station, 7 food and drink premises, 3 convenience restaurants, 6 offices, development of buildings and works including 37 dwellings and 3 convenience shops, variation to car parking, access to a Road Zone, Category 1 and Advertising Signage	Refused
10/05/2017	T170044	Caversham Drive (proposed Lot 421 Garland Street), Pakenham VIC 3810	Development of the land for three (3) dwellings and associated works in accordance with the endorsed plans.	Issued
11/05/2017	T160682	28 Commercial Drive, Pakenham VIC 3810	Staged subdivision of the land into two (2) lots	Issued
11/05/2017	T160683	2 Southeast Boulevard,	Re-subdivision of land into three (3) lots and variation	Issued

		Pakenham VIC 3810	of an easement	
11/05/2017	T170137	Corporate Terrace, Pakenham VIC 3810	Construction of two (2) warehouses and associated buildings and works	Issued
11/05/2017	T170138	Lot A PS721508 (proposed Lot 3 PS735759L), Corporate Terrace, Pakenham VIC 3810	Construction of one (1) warehouse and associated buildings and works	Issued
11/05/2017	T160631 - PC1	5 Wadsley Avenue, Pakenham VIC 3810	Condition 1 - Development of a second dwelling to the rear of the existing dwelling and alterations and additions to the existing dwelling	Issued
12/05/2017	T160706	6 Kingston Avenue, Pakenham VIC 3810	The subdivision of the land into two (2) lots	Issued
12/05/2017	T170210	76 Skyline Drive, Officer VIC 3809	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued
15/05/2017	T160790	11 Industrial Drive, Pakenham VIC 3810	Development of the land for Industry (pre-cast concrete manufacturing), ancillary offices, associated display area, display of advertising signage and reduction in on-site car parking (61 spaces)	Issued
15/05/2017	T160081 - PC1	116 Toomuc Valley Road, Pakenham Victoria 3810	Plans to Comply - Landscape Plans Condition 1 - Development of the land for seventeen (17) dwellings and associated earthworks and native vegetation removal	Issued
15/05/2017	T160737	1 Priscilla Place, Pakenham VIC 3810	Development of the land for three (3) dwellings	Issued
15/05/2017	T170165	41 Highland Drive, Pakenham VIC 3810	Subdivision of the land	Issued
15/05/2017	T170193	19 Skyline Drive, Officer VIC 3809	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued
15/05/2017	T170219	29 Skyline Drive, Officer VIC 3809	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued
16/05/2017	T170231	14 Edan Court, Pakenham VIC 3810	Garage	Withdrawn

18/05/2017	T170169	104-106 Princes Highway, Pakenham VIC 3810	Buildings and works associated with existing food and drink premises and alteration to existing advertising signage.	Issued
19/05/2017	T160235 - PC1	7 Thomas Street, Pakenham VIC 3810	Condition 1 - Development of the land for three (3) dwellings on a lot	Issued
Port Ward				
Date	Permit No	Location	The Proposal	The Decision
13/04/2017	T160385	6 Carnarvon Street, Lang Lang VIC 3984	Subdivision of the land into two (2) lots	Issued
13/04/2017	T160551	31 Home Road, Nar Nar Goon VIC 3812	Subdivision of the land into two (2) lots	Issued
13/04/2017	T160719	35 Mulcare Street, Nar Nar Goon VIC 3812	Development of the land for an outbuilding (shed)	NOD
13/04/2017	T160803	15 Baranbali Road, Maryknoll VIC 3812	Extensions to an existing dwelling	Issued
13/04/2017	T170001	75 Nine Mile Road, Tynong VIC 3813	Development of the land for an extension to an existing store and a canopy over the car park.	Issued
20/04/2017	T160287	50 Wallaby Court, Garfield North VIC 3814	The development of the land for a dwelling and outbuilding	Withdrawn
20/04/2017	T160583	70 Trevor Road, Nar Nar Goon North VIC 3812	Earthworks for a dam and associated removal of eight (8) native trees	Issued
26/04/2017	T160130	46 Ryan Road, Pakenham VIC 3810	Subdivision of the land into two (2) lots and variation of a restrictive covenant	Issued
27/04/2017	T150142 - PC3	34 A` Beckett Road, Bunyip Victoria 3815	Plans to Comply - Condition 10 of the Planning Permit - T150142-1 - Subdivision of the land into two (2) lots and vegetation removal.	Issued
27/04/2017	T150173 - PC2	7 Nar Nar Goon-Longwarry Road, Garfield Victoria 3814	Plans to Comply - Landscape Plans Construction of a second dwelling on a lot within the General Residential Zone and building and works within the Land Subject to Inundation Overlay	Issued
28/04/2017	T150603	49 Tynong Road, Tynong Victoria 3813	Earthworks associated with agriculture and the construction of a dam and removal of native vegetation	Issued

1/05/2017	T160279 - PC1	2A Latta Road, Nar Nar Goon VIC 3812	Section 173 Agreement - Subdivision of the land into two (2) lots and associated vegetation removal/lopping	Issued
2/05/2017	T110133 - PC1	75 Island Road, Kooweerup Victoria 3981	Use & development of the land for constructing a dwelling & two (2) outbuilding, one to be used as stables & one (1) to be used as machinery storage	Issued
2/05/2017	T130739 - PC1	1735 Gembrook- Tonimbuk Road, Tonimbuk VIC 3815	T130739 PC - Plans to Comply for Condition 11	Issued
2/05/2017	T160474 - PC1	494 Eleven Mile Road, Cora Lynn VIC 3814	Use and development of the land for a dwelling and outbuilding for rural industry (Artisan Distillery) and associated works.	Issued
2/05/2017	T160665 - PC1	38 James Street, Lang Lang VIC 3984	Condition 1 - Development of a dwelling to the rear of the existing dwelling and alterations and additions to the existing dwelling	Issued
2/05/2017	T160717 - PC1	175 Fechner Road, Koo Wee Rup VIC 3981	Plans to Comply - Development of the land for a building associated with agriculture (hay store)	Issued
3/05/2017	T110712 - PC2	555 Railway Avenue, Garfield Victoria 3814	Section 173 Agreement - Multi lot residential subdivision and removal of native vegetation and the approval of a development plan - Part schedule 6.	Issued
4/05/2017	T170149	7-9 Nar Nar Goon Road, Nar Nar Goon VIC 3812	Boundary Realignment to give access to Lot 1.	Withdrawn
8/05/2017	T160687	18 Dixons Road, Cardinia VIC 3978	Development of the land for a dwelling extension and removal of (1) one tree	Issued
9/05/2017	T140745 - PC3	14 Barker Road, Garfield Victoria 3814	Plans to Comply - PC - Condition 10 and Condition 32 of T140745 - Restriction for approval (S16/169 Multi lot subdivision, creation of easement and the removal of native vegetation	Issued
9/05/2017	T170134	Corporate Terrace, Pakenham VIC 3810	Construction of six (6) warehouses and associated buildings and works	Issued
10/05/2017	T170089	675 Bessie Creek	Alterations and additions to	Issued

		Road, Nar Nar Goon North VIC 3812	an existing dwelling	
11/05/2017	T970402 - 1	455 Westernport Rd, Lang Lang Victoria 3984	Amendments to planning permit T970402 and the endorsed plans to allow for the use and development of a dwelling and the deletion of condition 5	Refused
12/05/2017	T160728	2485 Ballarto Road, Cardinia VIC 3978	Restricted Place of Assembly with Dwelling and B&B	Issued
12/05/2017	T170062	2 Ravendene Court, Maryknoll VIC 3812	Construction of an outbuilding	Issued
12/05/2017	T170204	270 Cardinia Road, Officer South VIC 3809	Buildings and works (shed) associated with agriculture within 100m of a waterway	Issued
15/05/2017	T150180 - PC2	170 McDonalds Track, Lang Lang Victoria 3984	Subdivision of the land	Issued
15/05/2017	T160493 - PC1	4 Kerry Place, Garfield VIC 3814	Subdivision of the land into six (6) lots and creation of common property	Issued
15/05/2017	T160831	1115 Manks Road, Dalmore VIC 3981	Construction of a building associated with agriculture (crop raising)	Issued
16/05/2017	T110314 - 1	36 Bunyip-Modella Rd, Bunyip Victoria 3815	The development of the land for a self storage facility and native vegetation removal	NOD
16/05/2017	T170091	330 Garfield North Road, Garfield North VIC 3814	Construction of an outbuilding and associated earthworks	Issued
17/05/2017	T160829	39 Cameron Way, Pakenham VIC 3810	Construction of a second dwelling at the rear of the existing dwelling and alterations and additions to the existing dwelling	Issued
18/05/2017	T160244 - PC1	24 Hope Street, Bunyip VIC 3815	Plans to Comply - Landscape Plans - Condition 1 - Development of the land for an additional dwelling	Issued
18/05/2017	T160446	69 Nar Nar Goon Road, Nar Nar Goon VIC 3812	Use of the land for Industry (manufacturing of portable buildings) and manufacturing sales, display of business identification signage and altering access to a road in a Road Zone Category 1.	Issued
18/05/2017	T160845 - PC1	109 Hall Road, Pakenham South VIC	Use and development of the land for a dwelling and	Issued

		3810	outbuilding	
19/05/2017	T170136	180 Monomeith Road, Monomeith VIC 3984	Use and development of the land for a dwelling and horse stables and earthworks	Issued
Ranges Ward				
Date	Permit No	Location	The Proposal	The Decision
13/04/2017	T160219 - 1	26 Whiteside Road, Officer VIC 3809	Subdivision of the land into two (2) lots	Issued
13/04/2017	T160791	28 Kings Road, Emerald VIC 3782	Development of the land for a dwelling	Issued
13/04/2017	T160788	Beenak East Road, Gembrook VIC 3783	Development of a minor utility installation and associated works	Issued
13/04/2017	T160798	20 St Georges Road, Beaconsfield Upper VIC 3808	Subdivision of the land in to two (2) lots	Issued
18/04/2017	T160806	9 Paternoster Road, Cockatoo VIC 3781	Construction of an Outbuilding	Lapsed
19/04/2017	T160298	25 Maisey Road, Gembrook VIC 3783	Development of the land for a dwelling extension and outbuilding	Issued
20/04/2017	T160579 - PC1	Clematis Park Road, CLEMATIS VIC 3782	Section 173 Agreement - Buildings and works for the construction of a covered horse arena	Issued
20/04/2017	T170214	46 Springs Street, Cockatoo VIC 3781	Amendment to T160730	Withdrawn
24/04/2017	T140045 - 1	155 Thewlis Road, Pakenham VIC 3810	Development of the land for an outbuilding	Issued
24/04/2017	T160822	205 Huxtable Road, Pakenham Upper VIC 3810	Development of the land for an outbuilding and associated earthworks	Issued
24/04/2017	T170042	115-117 Old Princes Highway, Beaconsfield VIC 3807	Construction of an outbuilding	Issued
24/04/2017	T170158	21 Fulton Street, Officer VIC 3809	Development of a single dwelling on a lot less than 300 square metres	Issued
26/04/2017	T160751	38 Portchester Boulevard, Beaconsfield VIC 3807	Subdivision of the land into two (2) lots	Issued
26/04/2017	T170029	7 Eastbourne Crescent, Officer VIC 3809	Buildings and works (dwelling) within the Significant Landscape Overlay – Schedule 6	Issued
26/04/2017	T170155	130 Kenilworth Avenue, Beaconsfield	Development of the land for an outbuilding (garage)	Issued

		VIC 3807	outside the building envelope	
26/04/2017	T170172	69 Skyline Drive, Officer VIC 3809	Buildings and works (dwelling) within a Significant Landscape Overlay SLO6	Issued
27/04/2017	T160747 - PC1	519 O`Neil Road, Beaconsfield VIC 3807	Condition 1 - Construction of an Outbuilding	Issued
27/04/2017	T170100	8 Beaconsfield Avenue, Beaconsfield VIC 3807	Development of the land for a verandah	Issued
28/04/2017	T170028	16 Haylock Avenue, Cockatoo VIC 3781	Development of the land for a dwelling and vegetation removal	Issued
2/05/2017	T120304 - PC1	20 Margaret Rd, Avonsleigh Victoria 3782	Plans to Comply - Planting Plan - The development of the land for an outbuilding with a reduced setback, and the removal of native vegetation	Issued
2/05/2017	T140546 - PC2	74 Marks Lane, Emerald Victoria 3782	Plans to Comply - Offset Management Plan - Removal of one (1) tree	Issued
2/05/2017	T160605	19 Station Road, Gembrook VIC 3783	Three (3) lot subdivision	NOD
2/05/2017	T160651 - PC1	54 Fairway Road, Emerald VIC 3782	Construction of an outbuilding	Issued
2/05/2017	T160713	335 Beaconsfield-Emerald Road, Guys Hill VIC 3807	Use and development of the land for a Telecommunications Facility	Issued
2/05/2017	T160796	74-76 Main Street, Gembrook VIC 3783	Use of the land for a restricted recreation facility (Gym)	Issued
2/05/2017	T160798 - PC1	20 St Georges Road, Beaconsfield Upper VIC 3808	Subdivision of the land in to two (2) lots	Issued
3/05/2017	T160720	15 Belgrave Avenue, Cockatoo VIC 3781	Development of the land for a dwelling and associated earthworks, and vegetation removal	Issued
4/05/2017	T150760 - PC2	2973 Gembrook-Launching Place Road, Gembrook Victoria 3783	Plans to Comply - Sec 173 - Two (2) lot subdivision	Issued
4/05/2017	T160600	360 Princes Highway, Officer VIC 3809	Development of the land for twenty-one (21) dwellings and associated works	Refused
8/05/2017	T160289	432 Princes Highway, Officer VIC 3809	Development of the land for a commercial building	Lapsed

			with on site car parking	
8/05/2017	T160291	68-72 Main Street, Gembrook VIC 3783	Construction of two (2) shops and associated car parking; Use and construction of six (6) dwellings and associated earthworks; Re-subdivision of the land into two (2) lots; Creation of access to a Road Zone Category 1; Waiver of requirements of Clause 52.07	NOD
8/05/2017	T160541	Brisbanes Road, COCKATOO VIC 3781	Re-subdivision of land in to two (2) lots (boundary re-alignment)	Issued
8/05/2017	T160638 - PC1	2 Sutherland Road, Beaconsfield Upper VIC 3808	Condition 1 - Development of the land for an outbuilding, vegetation removal and associated works	Issued
8/05/2017	T160826	5 Boyd Road, Gembrook VIC 3783	Development of the land for an outbuilding	Issued
8/05/2017	T170016	20 Stone Road North, Gembrook VIC 3783	The development of the land for alteration and additions to an existing dwelling	Issued
8/05/2017	T170121	9 Turquoise Walk, Officer VIC 3809	Construction of a dwelling on a lot less than 300sqm	Issued
8/05/2017	T170122	7 Turquoise Walk, Officer VIC 3809	Construction of a dwelling on a lot less than 300sqm	Issued
8/05/2017	T170123	13 Turquoise Walk, Officer VIC 3809	Construction of a dwelling on a lot less than 300sqm.	Issued
8/05/2017	T170124	3 Turquoise Walk, Officer VIC 3809	Construction of a dwelling on a lot less than 300sqm.	Issued
9/05/2017	T160856	8 Westlands Road, Emerald VIC 3782	Development of the land for a replacement dwelling	Issued
9/05/2017	T170140	73 First Avenue, Cockatoo VIC 3781	Buildings and works associated with an outbuilding (within 5 metres of a side boundary)	Issued
9/05/2017	T170190	368 O`Neil Road, Officer VIC 3809	Addition to existing single storey dwelling.	Withdrawn
11/05/2017	T160568 - 1	40 Ure Road, Gembrook VIC 3783	Use and development of the land for a dwelling, carport and outbuilding	Withdrawn
11/05/2017	T160730 - 1	46 Springs Street, Cockatoo VIC 3781	Amendment to Planning Permit T160730 (deletion of conditions 3 and 4) and Corrections to Planning Permit T160730 (deletion of condition 2 and corrections to permit	Issued

			preamble and condition 9)	
11/05/2017	T170083	161-163 Stoney Creek Road, Beaconsfield Upper VIC 3808	Alterations and Additions to an existing dwelling	Issued
11/05/2017	T170212	15 Station Road, Gembrook VIC 3783	Buildings and works for a dwelling within the Significant Landscape Overlay - Schedule 1 and outside of the building envelope	Withdrawn
12/05/2017	T140627 - PC5	70 Whiteside Road, Officer Victoria 3809	Subdivision of the land and removal of native vegetation	Issued
12/05/2017	T160782 - PC1	1475 Pakenham Road, Mount Burnett VIC 3781	Condition 1 - Alterations and additions to an existing dwelling, relocation of an existing outbuilding and removal of vegetation	Issued
12/05/2017	T160844	6 Gum Street, Cockatoo VIC 3781	Construction of an outbuilding, associated earthworks and removal of one (1) tree	Issued
15/05/2017	T160180 - 1	13 Goff Street, Beaconsfield VIC 3807	Subdivision of the land into two (2) lots	Issued
15/05/2017	T170104	32 McMullen Road, Officer VIC 3809	Two lot subdivision, removal of supply of water and drainage easements, creation of drainage reserve and creation of carriageway easements	Issued
15/05/2017	T170117	10 Valley Drive, Beaconsfield Upper VIC 3808	Development of the land for an outbuilding	Issued
15/05/2017	T170154	10 Gum Street, Cockatoo VIC 3781	Alterations and additions to an existing dwelling	Issued
16/05/2017	T160345 - 2	23-25 Salisbury Road, Beaconsfield Upper VIC 3808	Development of the land for an outbuilding, retaining walls, associated earthworks and vegetation removal	Issued
16/05/2017	T160741	230 Telegraph Road, Beaconsfield Upper VIC 3808	Alterations and additions to the existing dwelling and construction of an outbuilding	Issued
18/05/2017	T170070	855 Pakenham Road, Pakenham Upper VIC 3810	Alterations and additions to an existing dwelling	Issued
18/05/2017	T170263	50 Hopetoun Road,	Not within Cardinia.	Withdrawn

		DROUIN VIC 3818	Boundary Re-alignment	
19/05/2017	T150829	41 Burton Road, Beaconsfield Upper Victoria 3808	Use of land for grazing of two (2) horses and for one (1) shipping container	Lapsed