

Correction

Land affected: 40 Solway Street, Ashburton

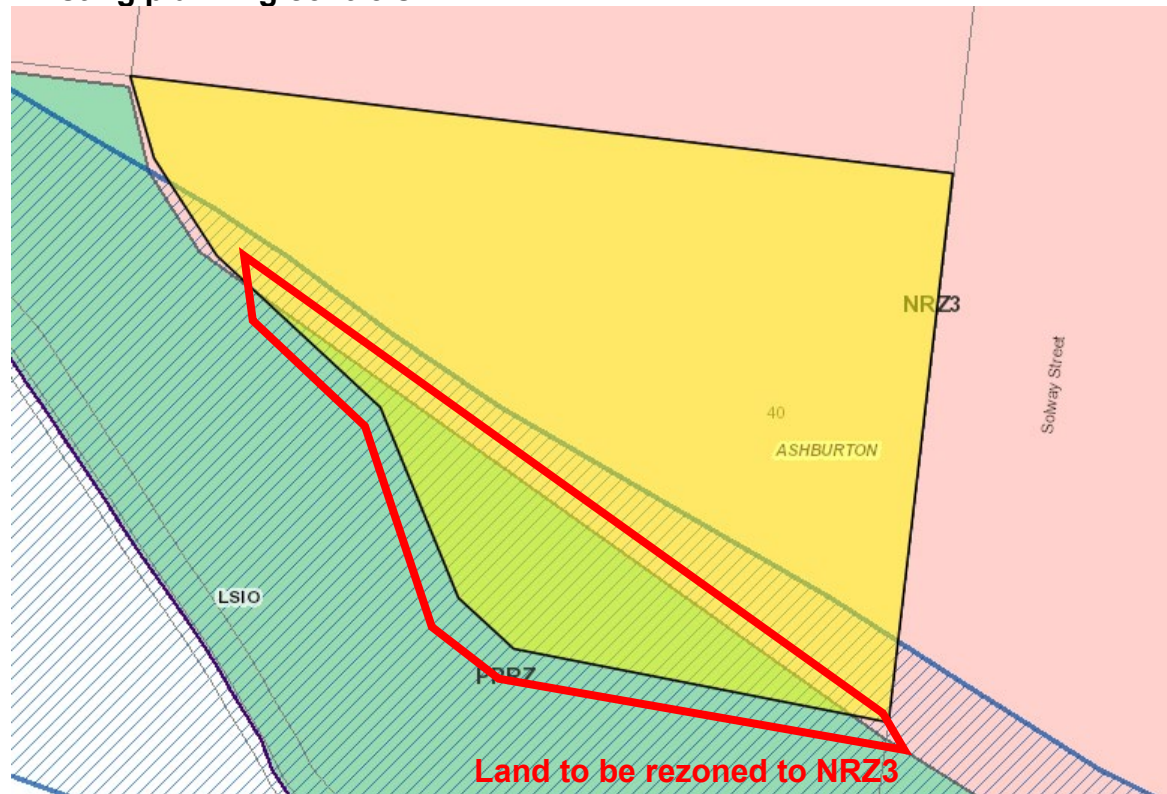
Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Public Park and Recreation Zone (PPRZ)

Land Subject to Inundation Overlay (LSIO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, a southern portion of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:

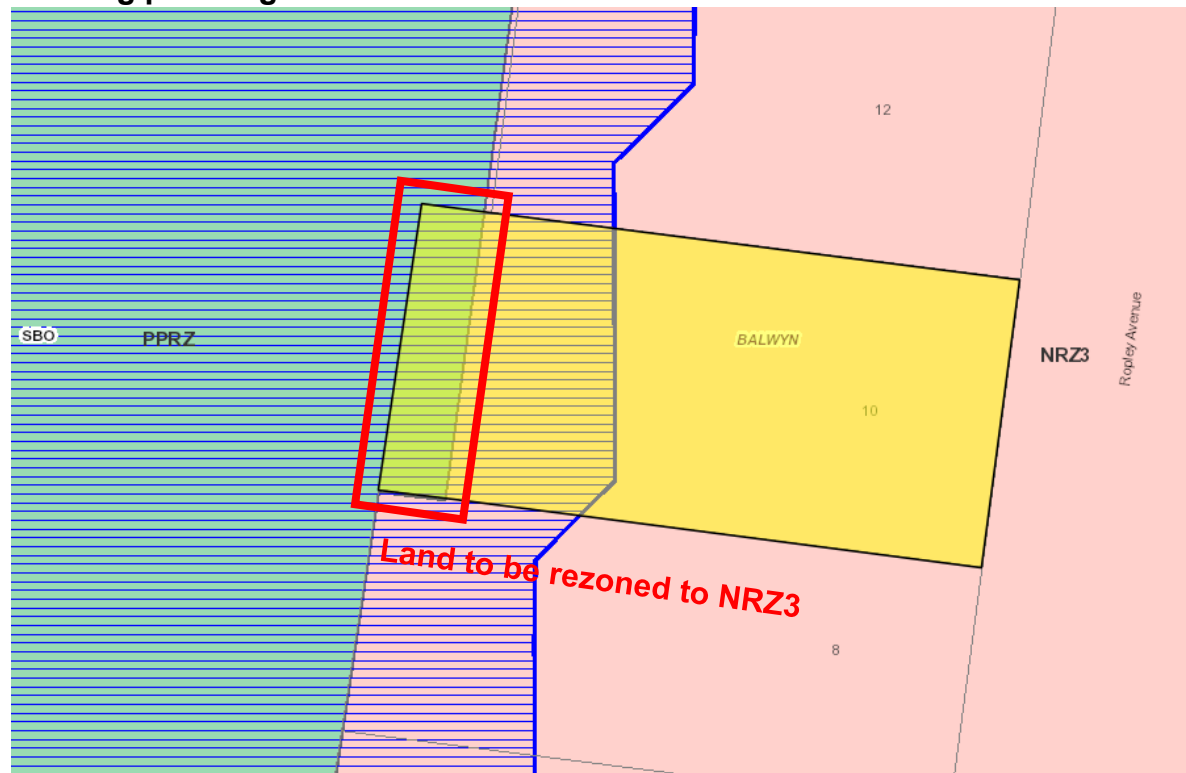
Correction

Land affected: 10 Ropley Avenue, Balwyn

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)
Public Park and Recreation Zone (PPRZ)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the western corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:

Correction

Land affected: 99 Doncaster Road, Balwyn North

Current planning controls:

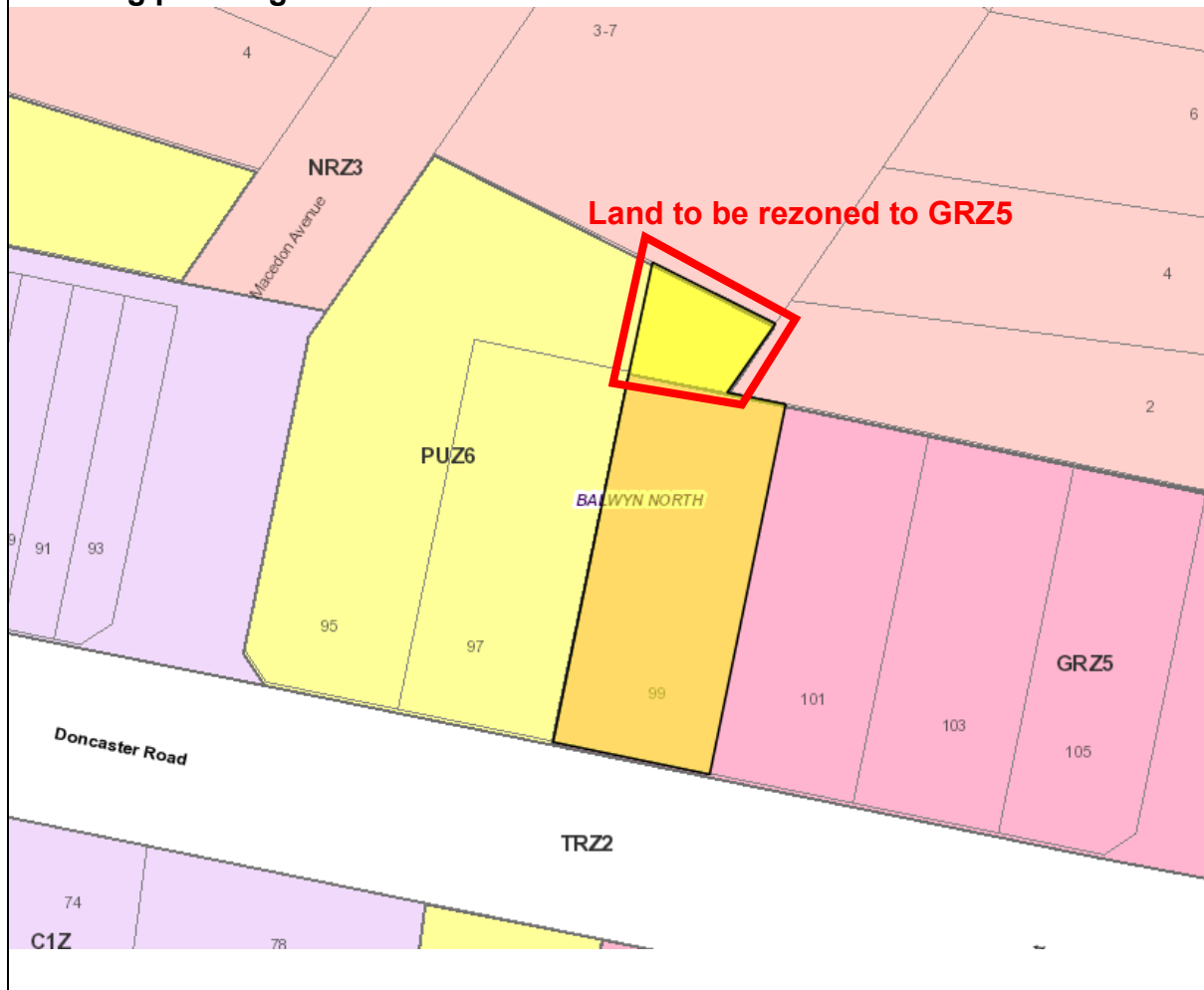
General Residential Zone - Schedule 5 (GRZ5)

Public Use Zone - Schedule 6 (PUZ6)

Proposed correction: Rezone the land from PUZ6 to GRZ5.

Reason for correction: Most of the land is zoned GRZ5 and is used for the purpose of a dwelling. However, the northern corner of the site is zoned PUZ6 which is inconsistent with the use and ownership of the land. It is recommended that the PUZ6 portion of the site is rezoned to GRZ5 to reflect the residential use and provide consistent zoning.

Existing planning controls:



Correction

Land affected: 15 Gildan Street, Balwyn North

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

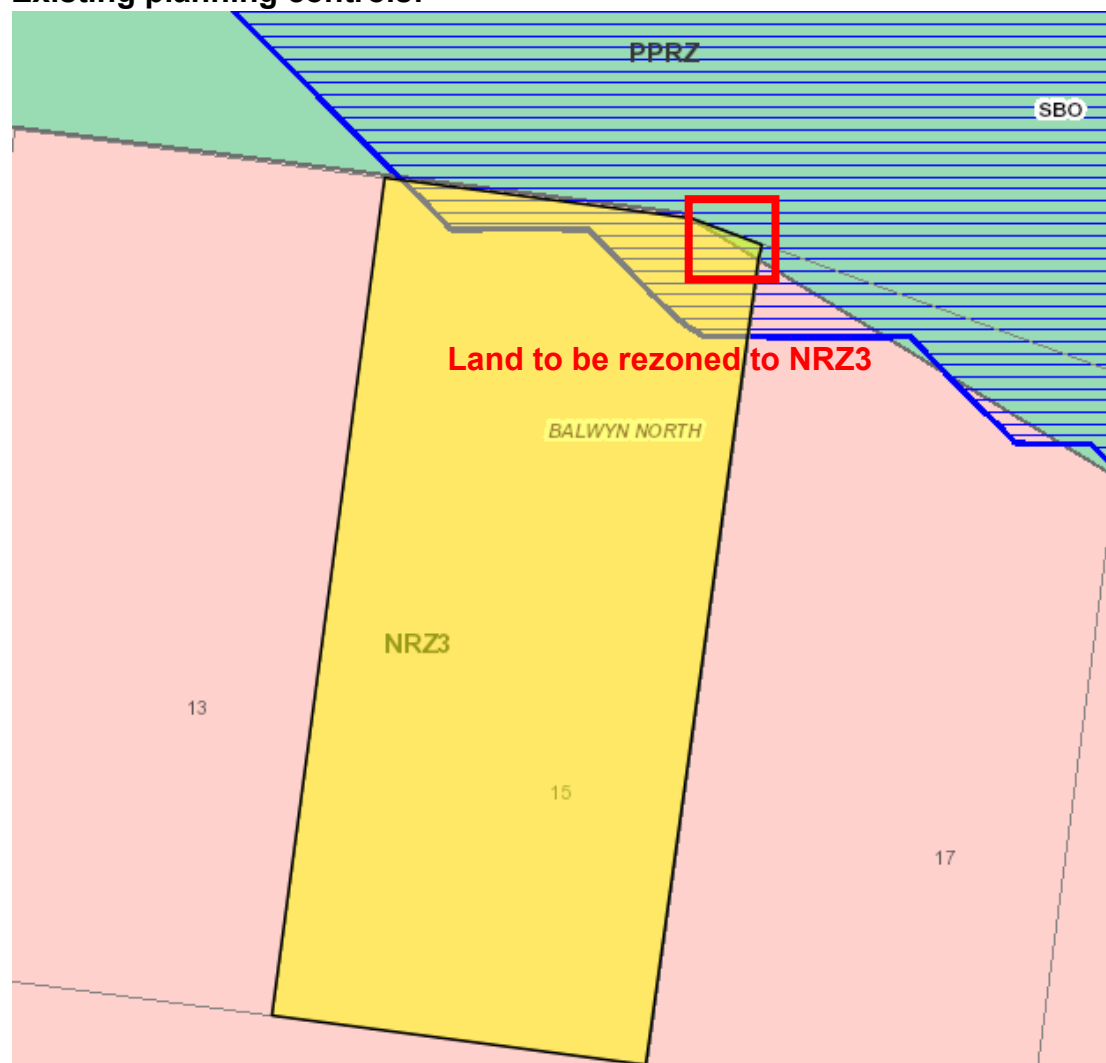
Public Park and Recreation Zone (PPRZ)

Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the northern corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 17 Gildan Street, Balwyn North

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

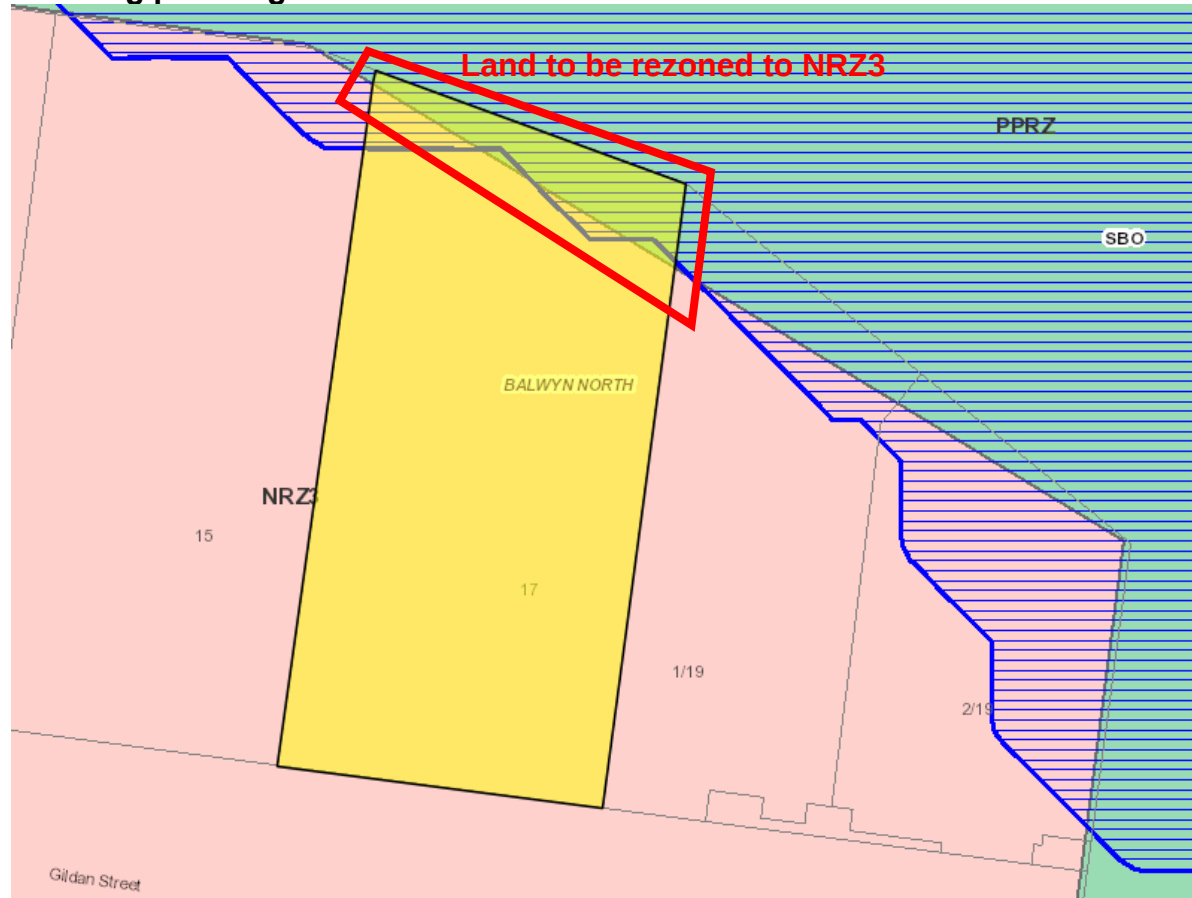
Public Park and Recreation Zone (PPRZ)

Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the northern corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 1/19 Gildan Street, Balwyn North

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Public Park and Recreation Zone (PPRZ)

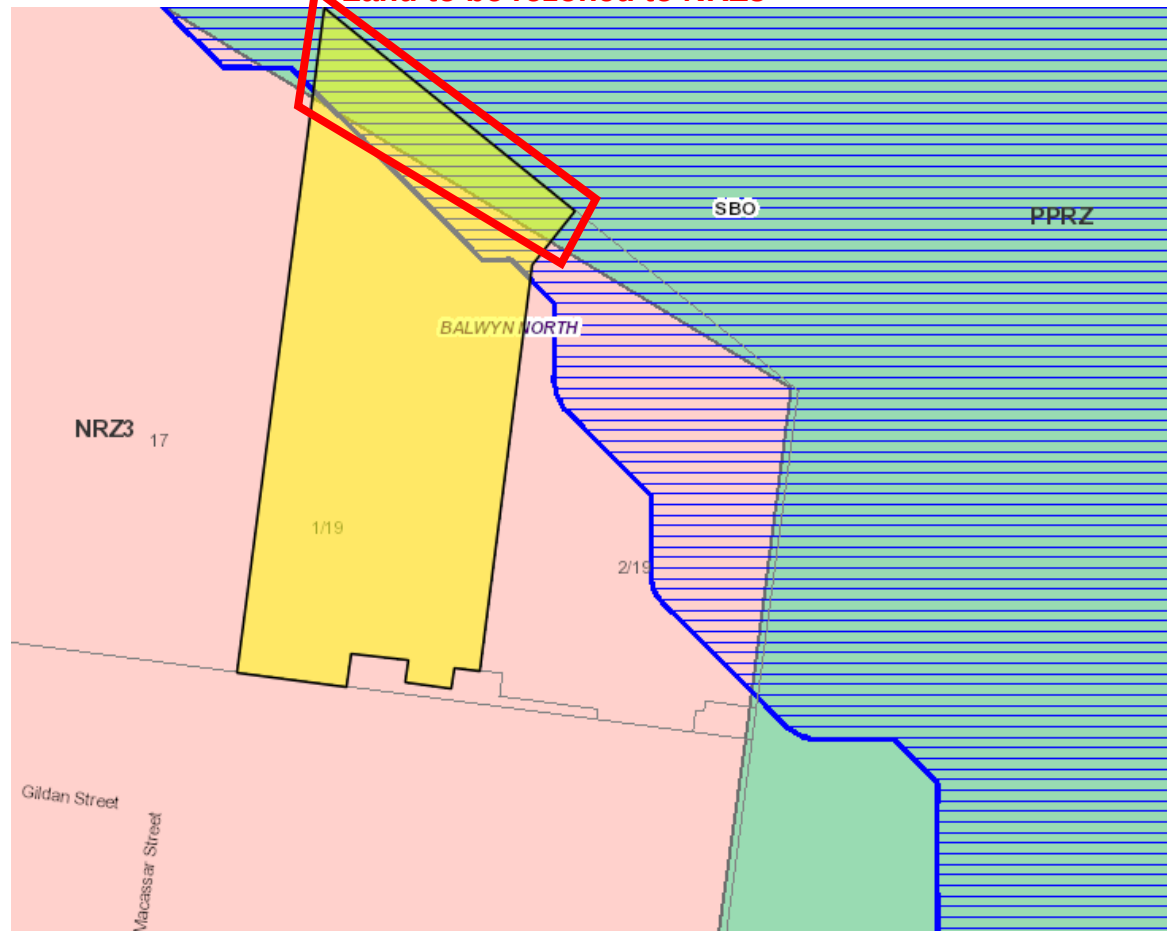
Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the northern corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:

Land to be rezoned to NRZ3



Correction

Land affected: 2/19 Gildan Street, Balwyn North

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

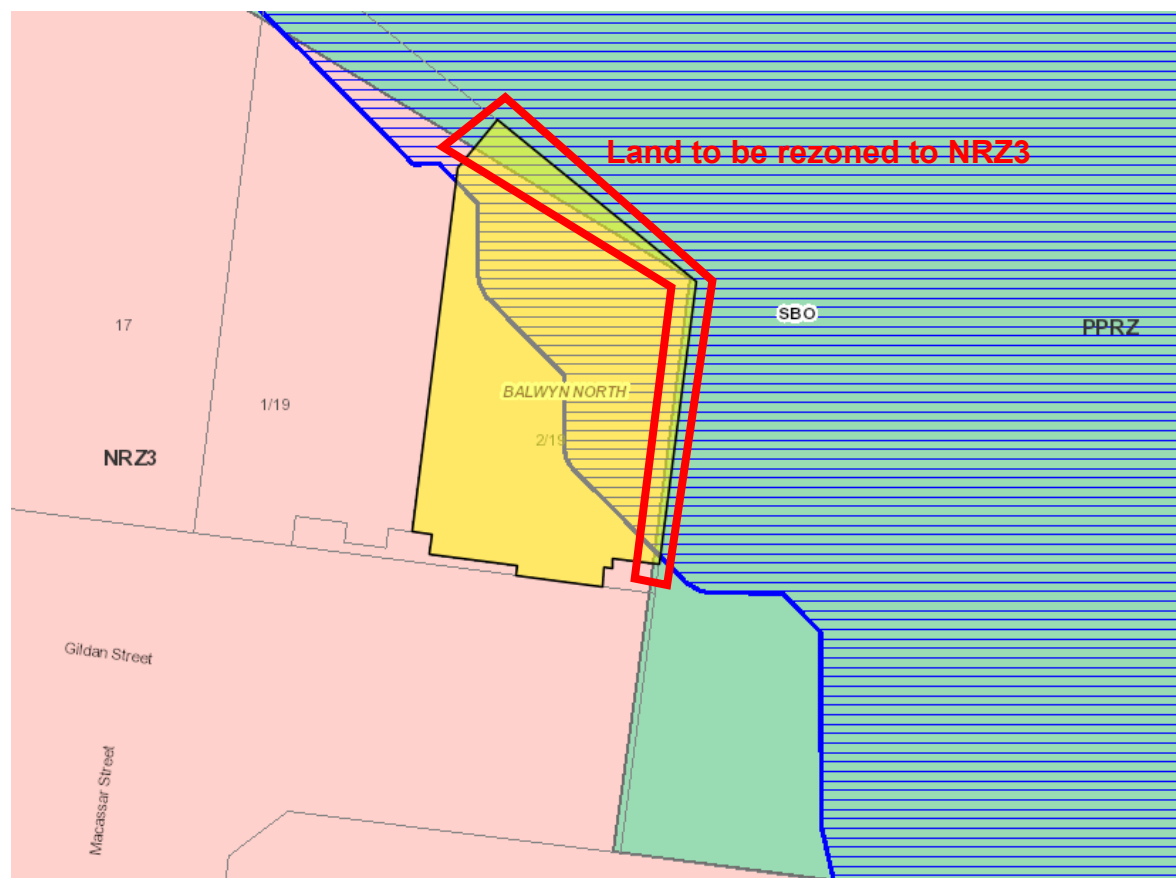
Public Park and Recreation Zone (PPRZ)

Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the northern corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 1175 Toorak Road, Camberwell

Current planning controls: Neighbourhood Residential Zone - Schedule 1 (NRZ1)

Commercial 1 Zone (C1Z)

Parking Overlay - Schedule 1 (PO1)

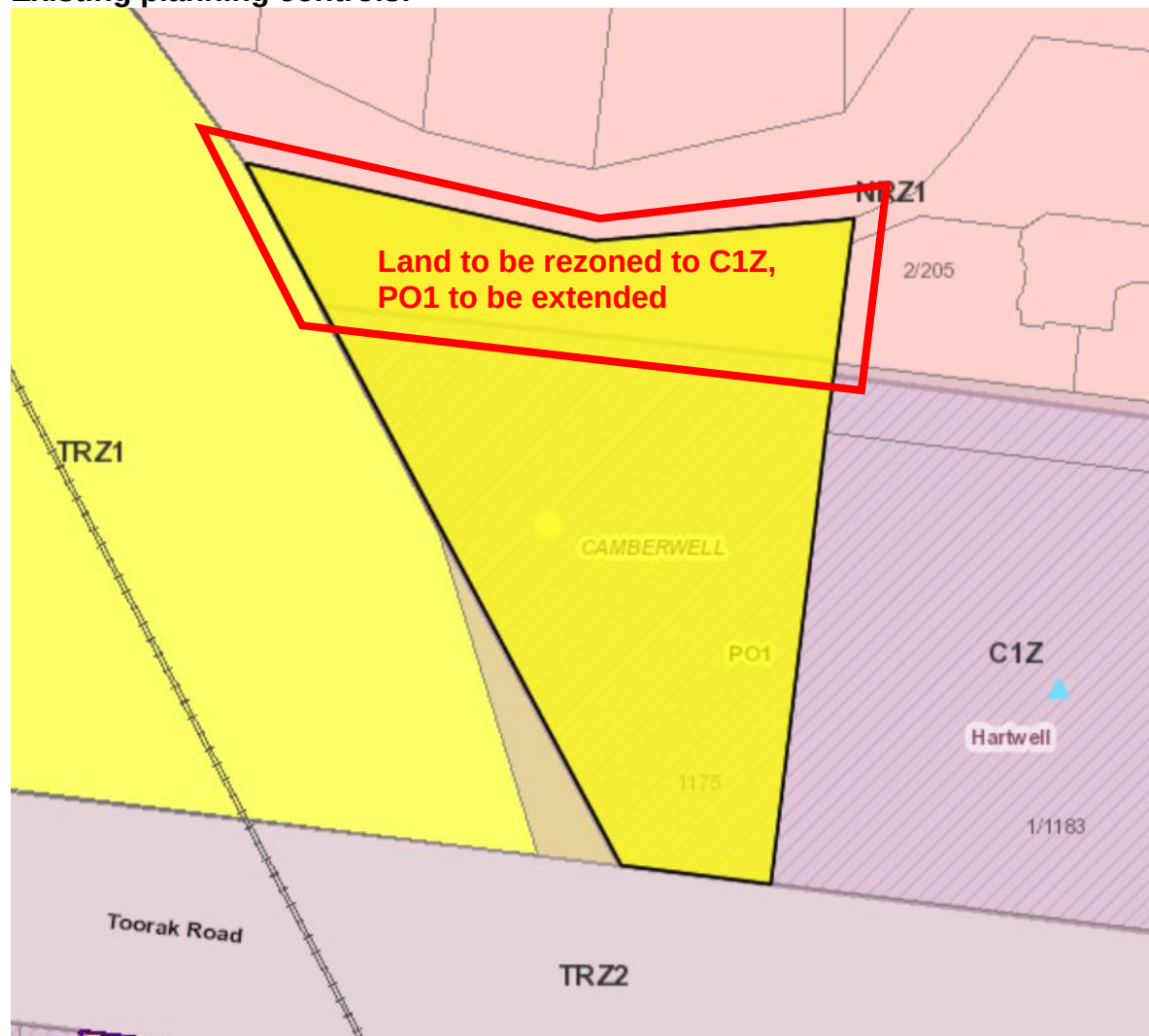
Special Building Overlay (SBO)

Design and Development Overlay - Schedule 16 (DDO16)

Proposed correction: Rezone the land from NRZ1 to C1Z. PO1 to cover the entire site.

Reason for correction: The site is in the CZ1 and partially in the NRZ1 to the north. The subject site fronts a Road Zone - Category 1 (RDZ1) to the south (Toorak Road). The site is located within the Hartwell Neighbourhood Centre and is included in the DDO16 - Neighbourhood Centres. It is recommended the entire site be zoned to C1Z. To allow for adequate provision of parking, the PO1 should also be extended in accordance with the property boundaries.

Existing planning controls:



Correction

Land affected: 2A Warburton Road, Camberwell

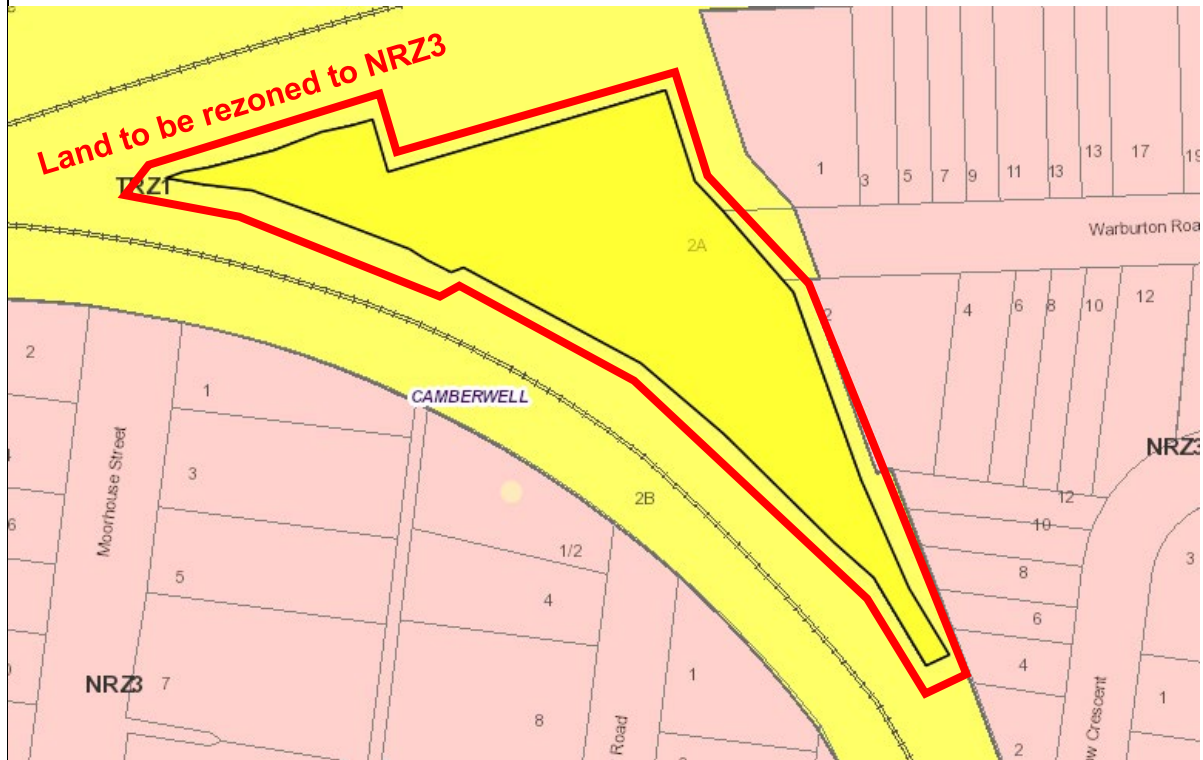
Current planning controls:

Transport Zone 1 - State Transport Infrastructure (TRZ1)

Proposed correction: Rezone the land from TRZ1 to NRZ3.

Reason for correction: The TRZ1 is inconsistent with the aged care use and private ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site, this will also reflect that most of the site is surrounded by NRZ3.

Existing planning controls:



Correction

Land affected: 13 Chaucer Crescent, Canterbury

Current planning controls:

Neighbourhood Residential Zone - Schedule 3 (NRZ3)

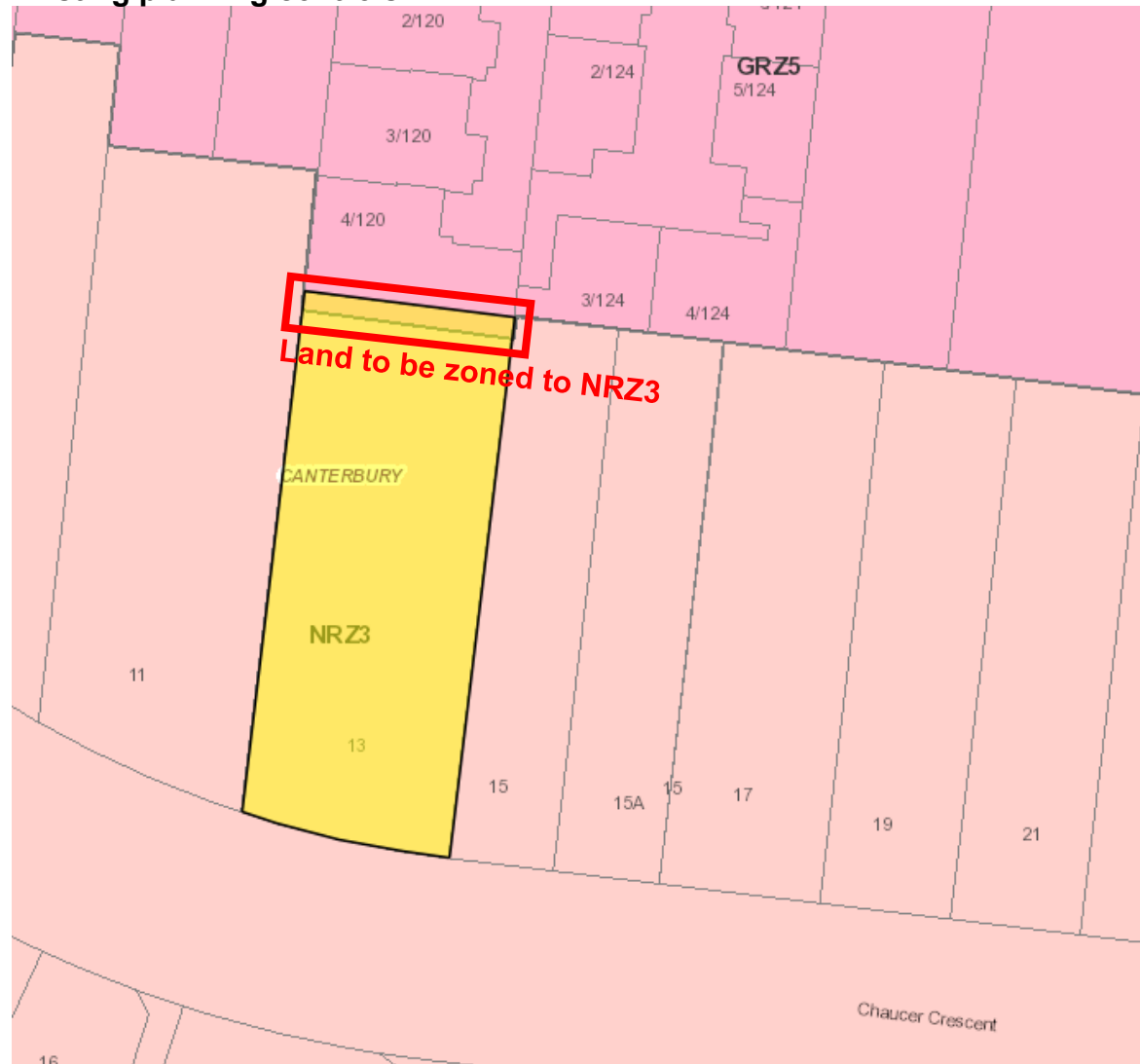
General Residential Zone - Schedule 5 (GRZ5)

Heritage Overlay (HO700)

Proposed correction: Rezone the land from GRZ5 to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. The northern portion along the boundary of the site is zoned GRZ5 which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



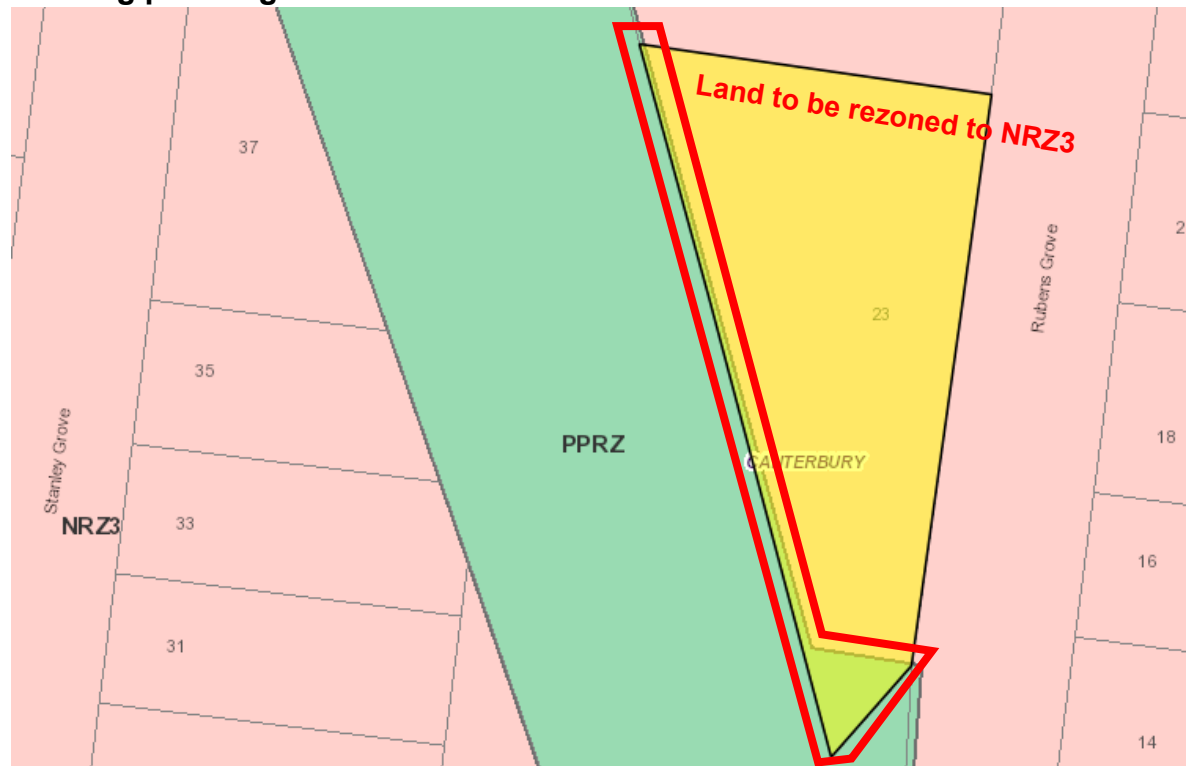
Correction

Land affected: 23 Rubens Grove, Canterbury

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)
Public Park and Recreation Zone (PPRZ)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the southern corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:

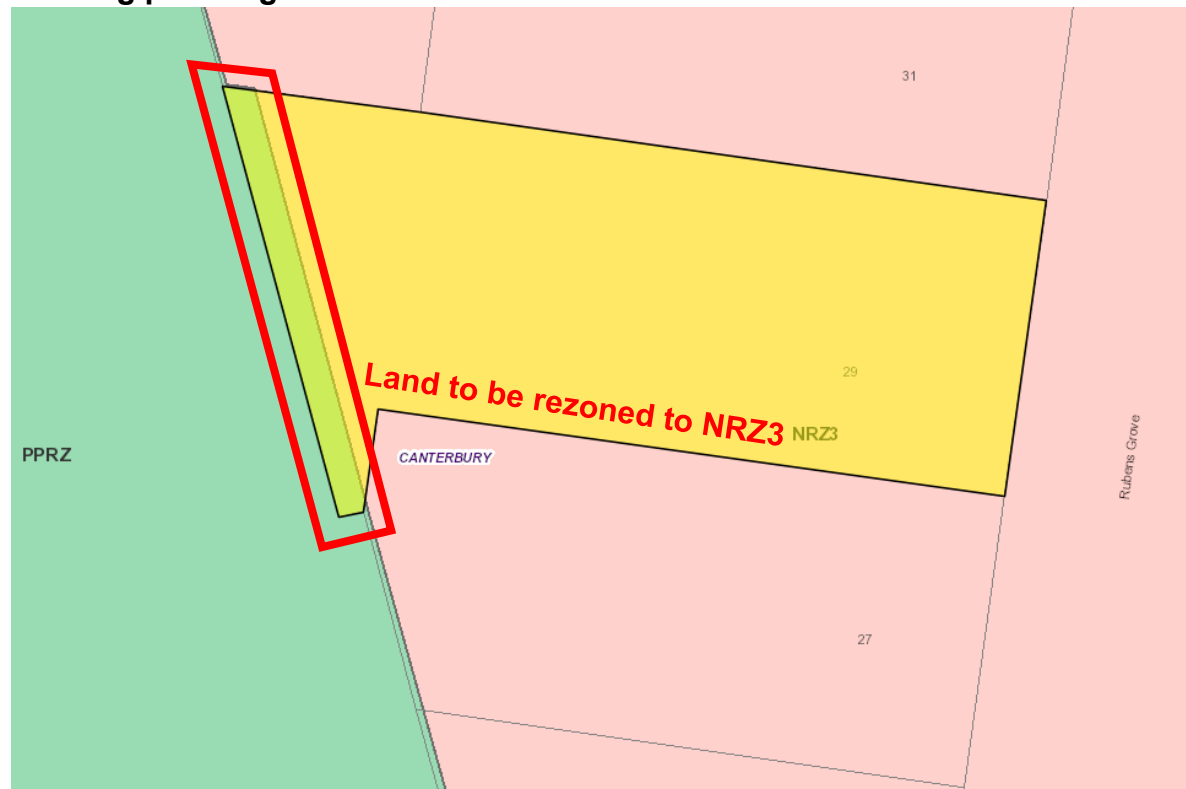
Correction

Land affected: 29 Rubens Grove, Canterbury

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)
Public Park and Recreation Zone (PPRZ)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the western corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:

Correction

Land affected: 37 Stanley Grove, Canterbury

Current planning controls:

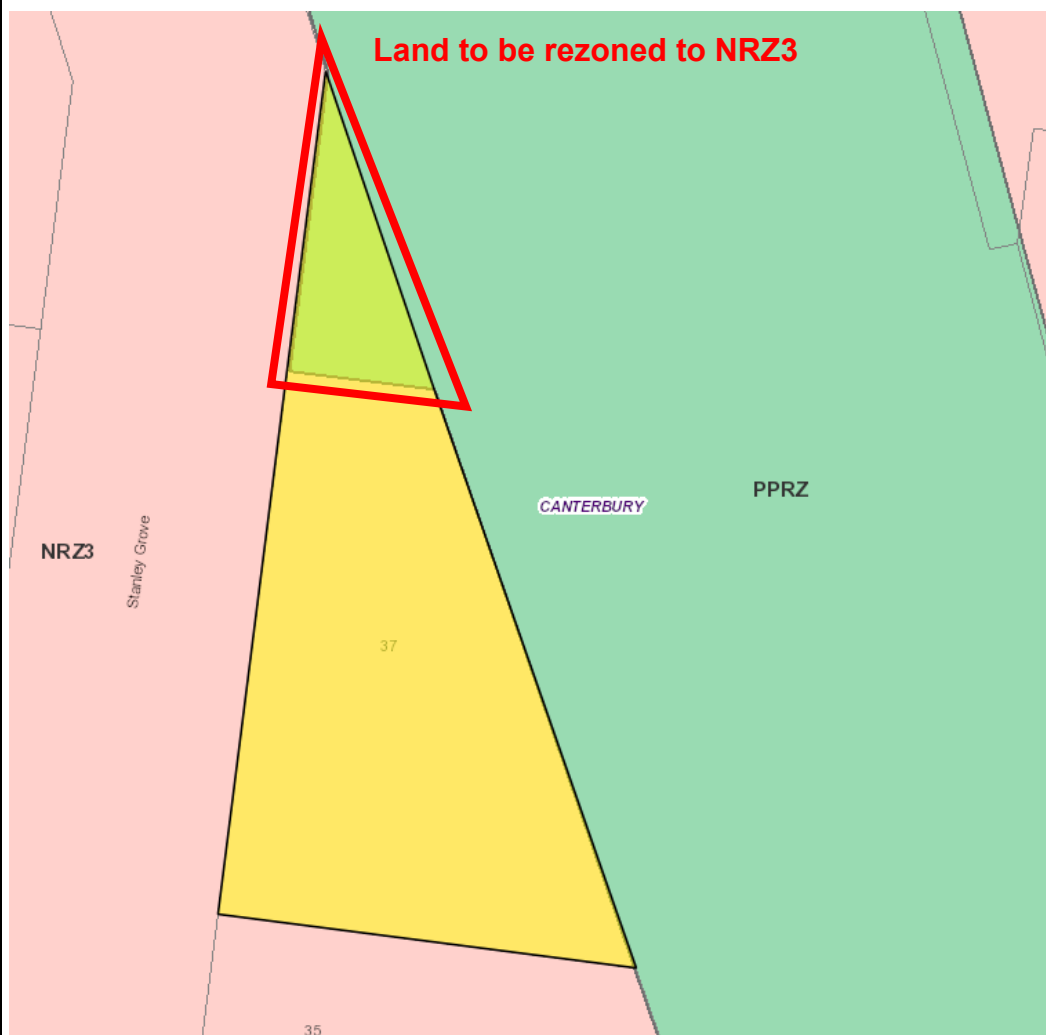
Public Park and Recreation Zone (PPRZ)

Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the northern corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



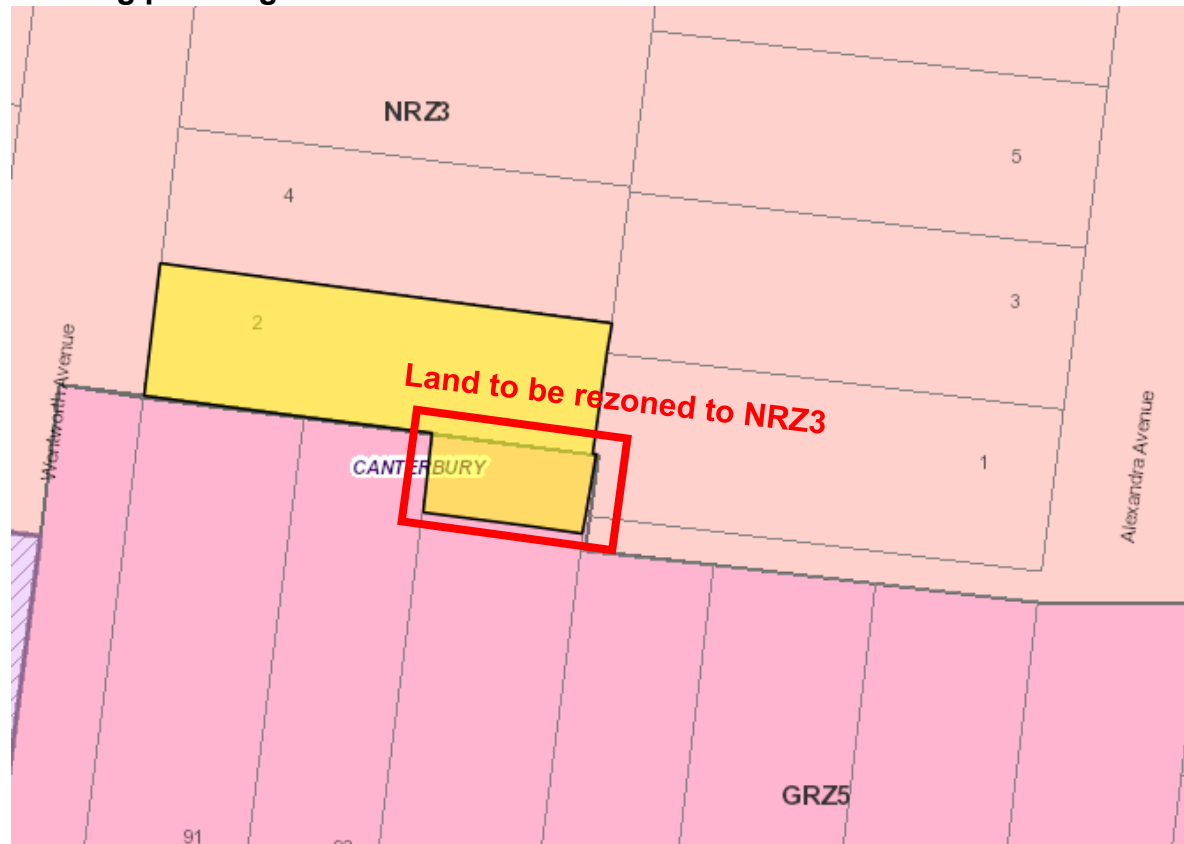
Correction

Land affected: 2 Wentworth Avenue, Canterbury

Current planning controls: General Residential Zone - Schedule 5 (GRZ5)
Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Proposed correction: Rezone the land from GRZ5 to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling and the associated carport/store. However, the southern corner of the site is zoned GRZ5 which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:

Correction

Land affected: 3/9 Willow Grove, Canterbury

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

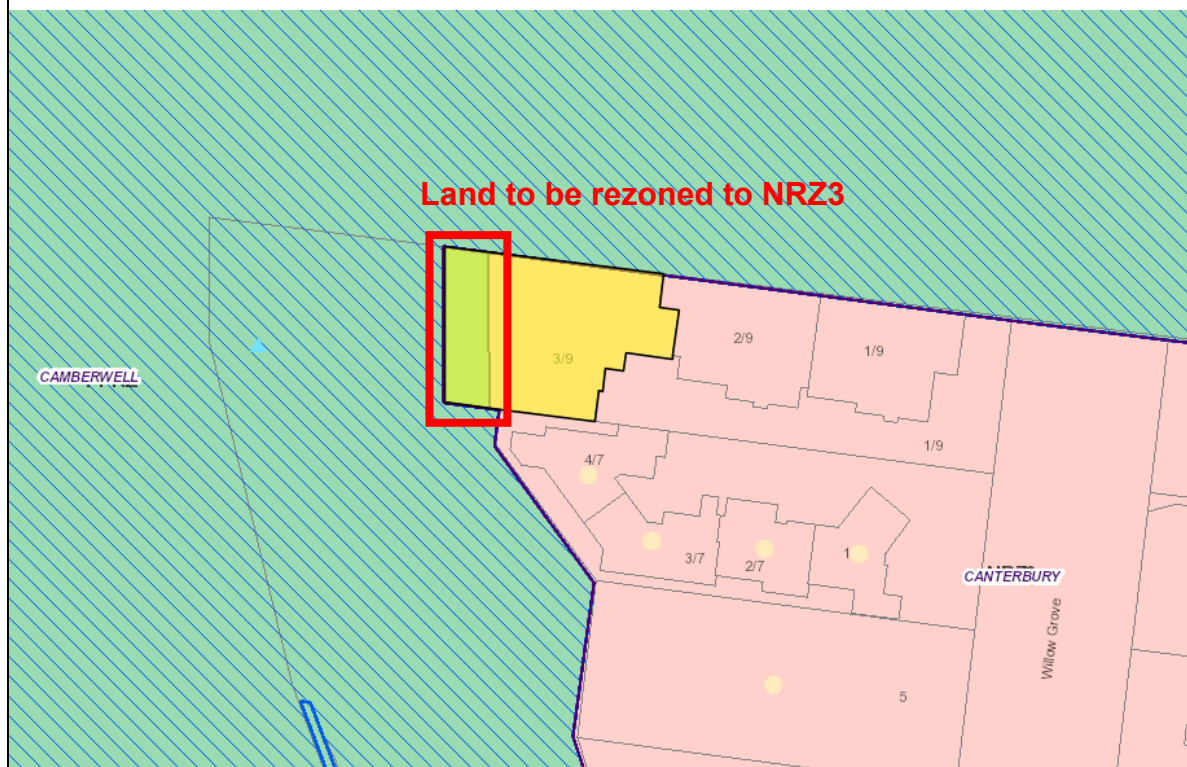
Public Park and Recreation Zone (PPRZ)

Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the western corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 108-114 Whitehorse Road, Deepdene

Current planning controls: Commercial 2 Zone (C2Z)
Neighbourhood Residential Zone - Schedule 3 (NRZ3)
Design and Development Overlay - Schedule 16 (DDO16)
Parking Overlay - Schedule 1 (PO1)

Proposed correction: Rezone the land from NRZ3 to C2Z. Extend the PO1 to cover the entire site.

Reason for correction: Most of the land is zoned C2Z. However, the southern boundary of the site is zoned NRZ3 which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to C2Z to correspond with the use and ownership of the site and to provide consistent zoning. It is recommended to extend the PO1 to cover the entire lot so the overlay is consistently applied across the site.

Existing planning controls



Correction

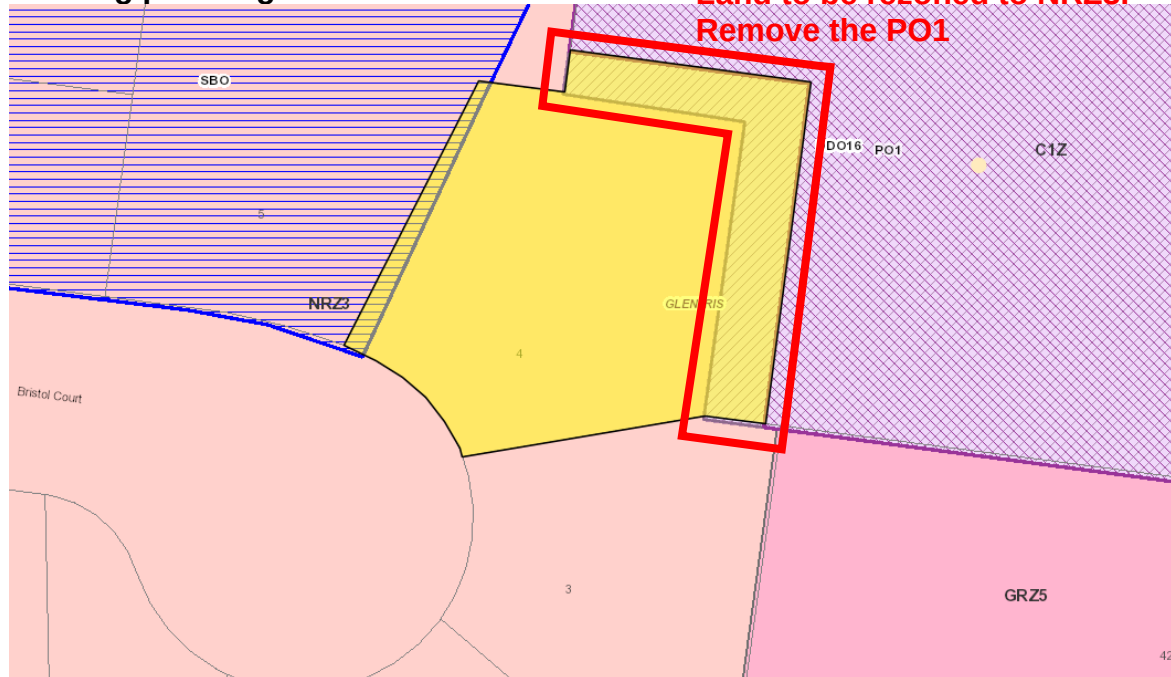
Land affected: 4 Bristol Court, Glen Iris

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)
Commercial 1 Zone (C1Z)
Special Building Overlay (SBO)
Parking Overlay - Schedule 1 (PO1)

Proposed correction: Rezone the land from C1Z to NRZ3. Remove the PO1.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the north and east corner of the site is zoned C1Z which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 14 Elizabeth Street, Glen Iris

Current planning controls: Neighbourhood Residential Zone - Schedule 1 (NRZ1)

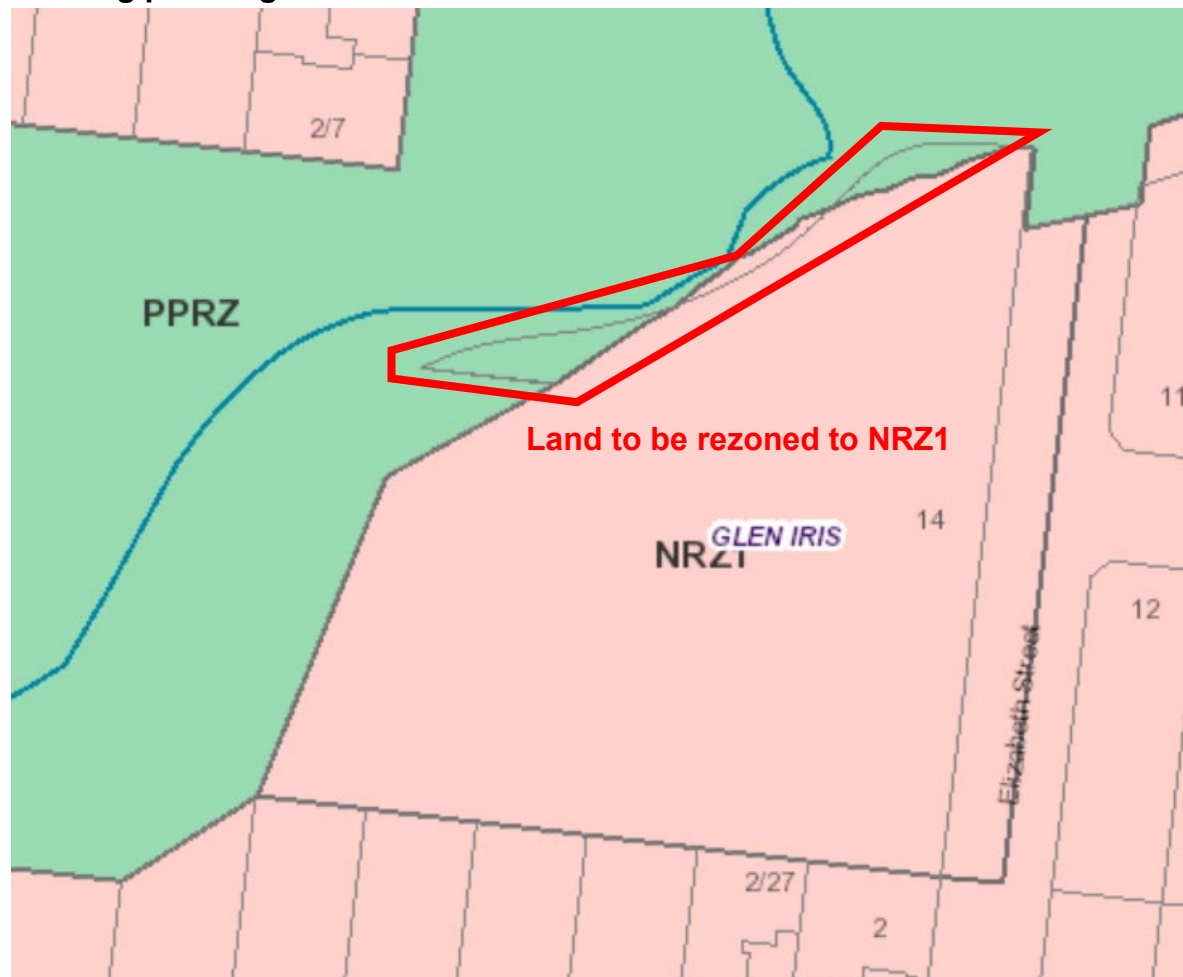
Public Park and Recreation Zone (PPRZ)

Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ to NRZ1.

Reason for correction: Most of the land is zoned NRZ1 and is used for the purpose of assisted living care. However, the northern western portions of the site are zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ1 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 39 Gardiner Parade, Glen Iris

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

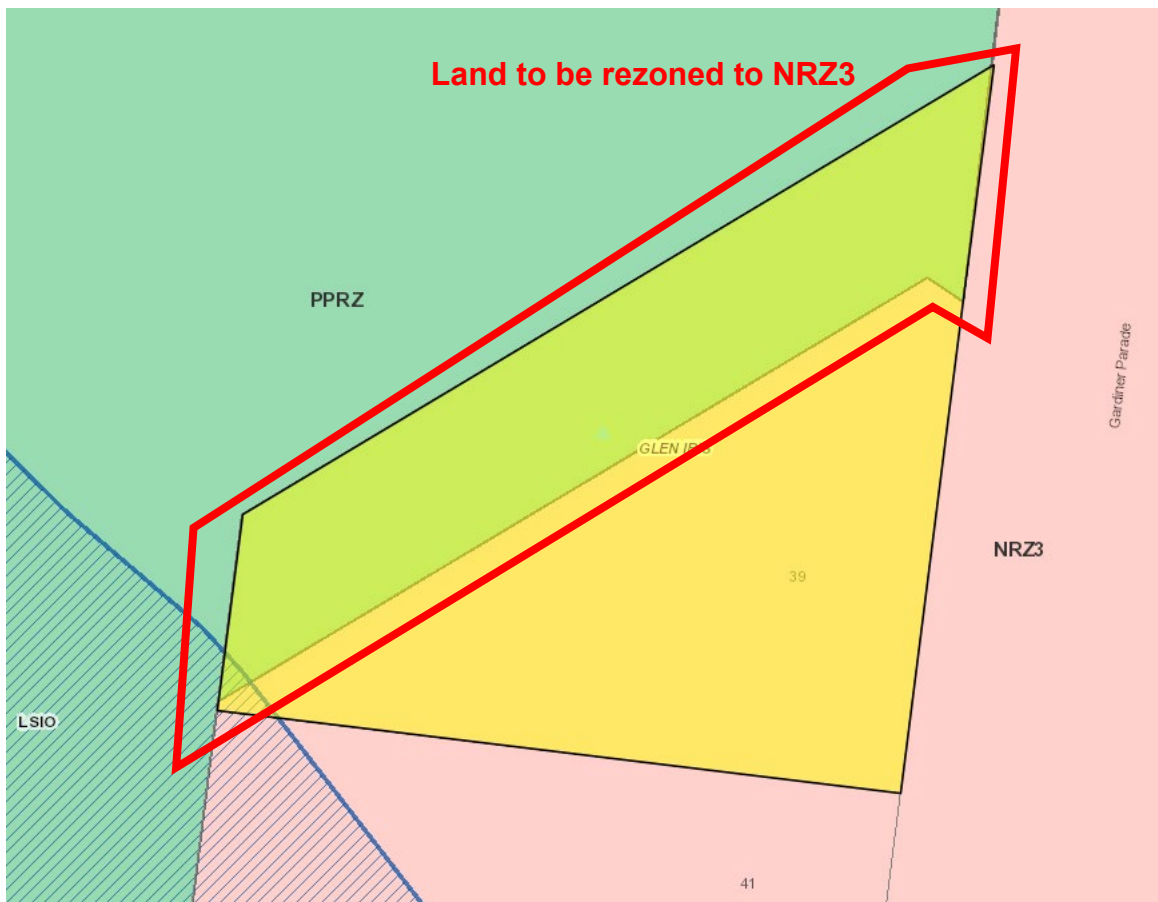
Public Park and Recreation Zone (PPRZ)

Land Subject to Inundation Overlay (LSIO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: The majority of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the northern portion of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 7 Gardiner Parade, Glen Iris

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

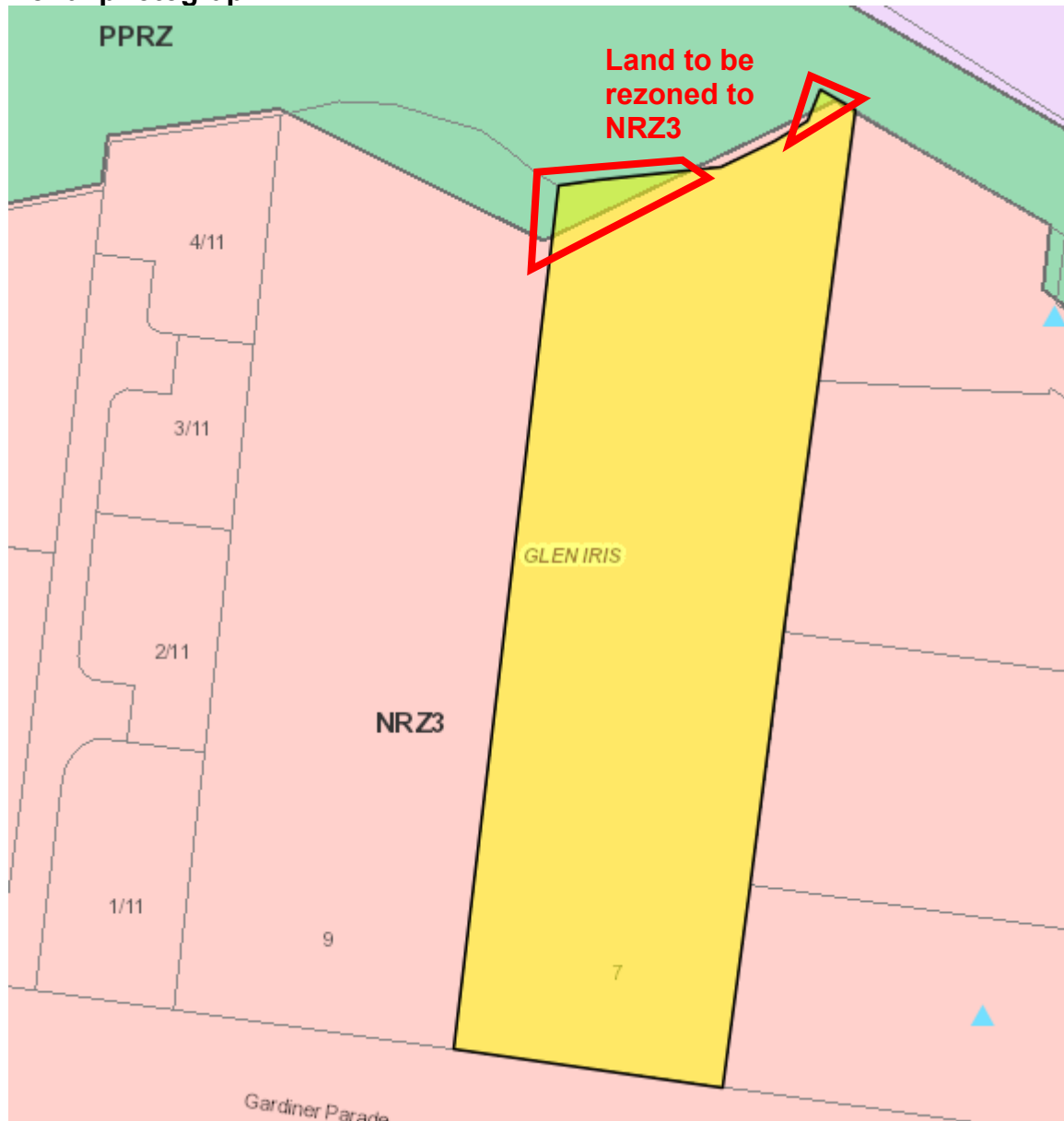
Public Park and Recreation Zone (PPRZ)

Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, parts of the site are zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Aerial photograph:



Correction

Land affected: 9 Gardiner Parade, Glen Iris

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

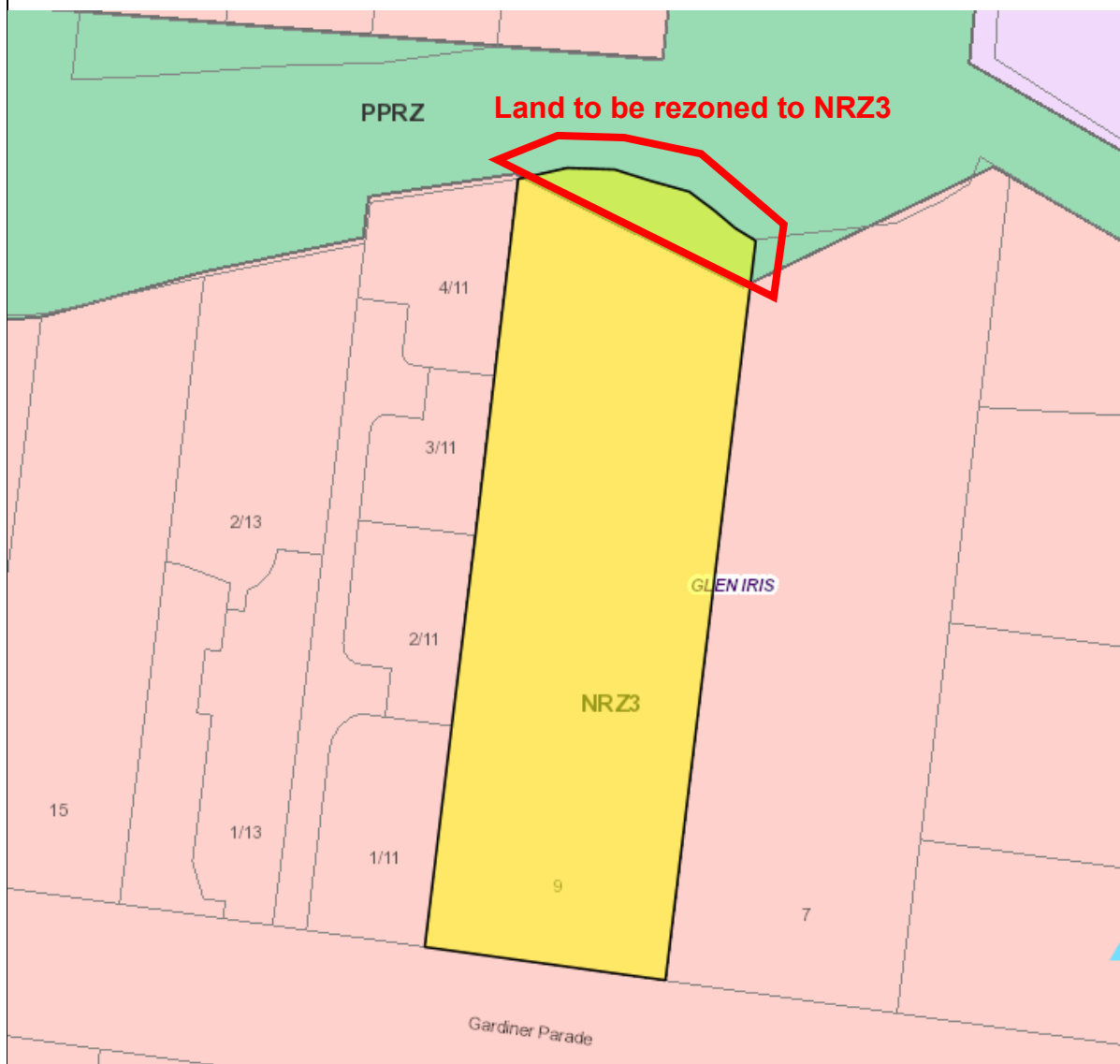
Public Park and Recreation Zone (PPRZ)

Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, a portion of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 102 Great Valley Road, Glen Iris

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

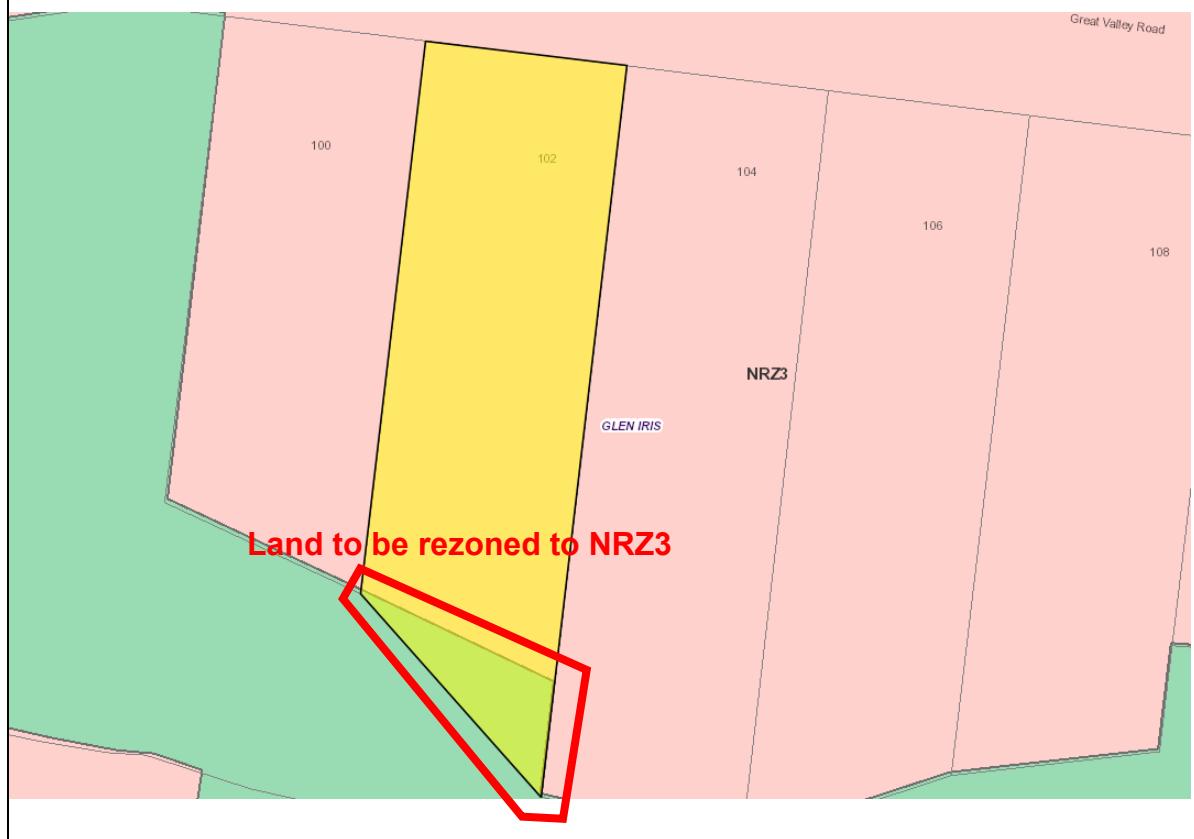
Public Park and Recreation Zone (PPRZ)

Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, a portion of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

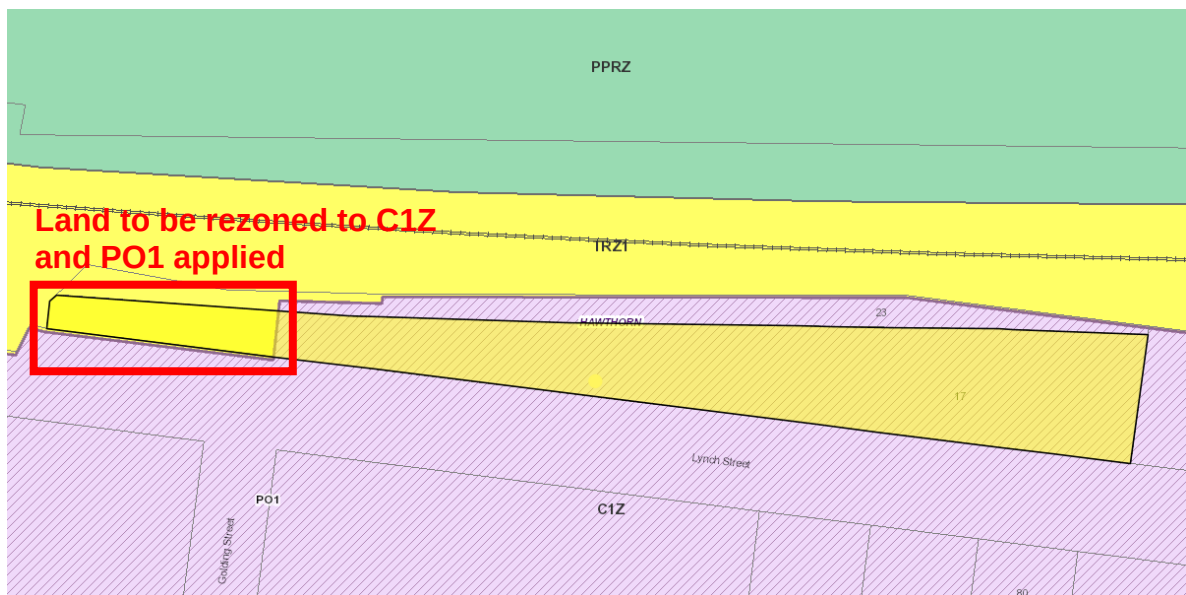
Land affected: 17 Lynch Street, Hawthorn

Current planning controls: Commercial 1 Zone (C1Z)
Transport Zone 1 - State Transport Infrastructure (TRZ1)
Design and Development Overlay - Schedule 12 (DDO12)
Environmental Audit Overlay (EAO)
Parking Overlay - Schedule 1 (PO1)

Proposed correction: Rezone the land from TRZ1 to C1Z. Apply the PO1 to the entire site.

Reason for correction: The site is privately owned and used for commercial and residential uses. The portion of the site which is zoned TRZ1 is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to C1Z to correspond with the use and ownership of the site and to provide consistent zoning, and for the PO1 to be applied so parking requirements are consistent across the site.

Existing planning controls:



Correction

Land affected: 3 - 5 Lynch Street, Hawthorn

Current planning controls:

Commercial 1 Zone (C1Z)

Transport Zone 1 - State Transport Infrastructure (TRZ1)

Design and Development Overlay - Schedule 12 (DDO12)

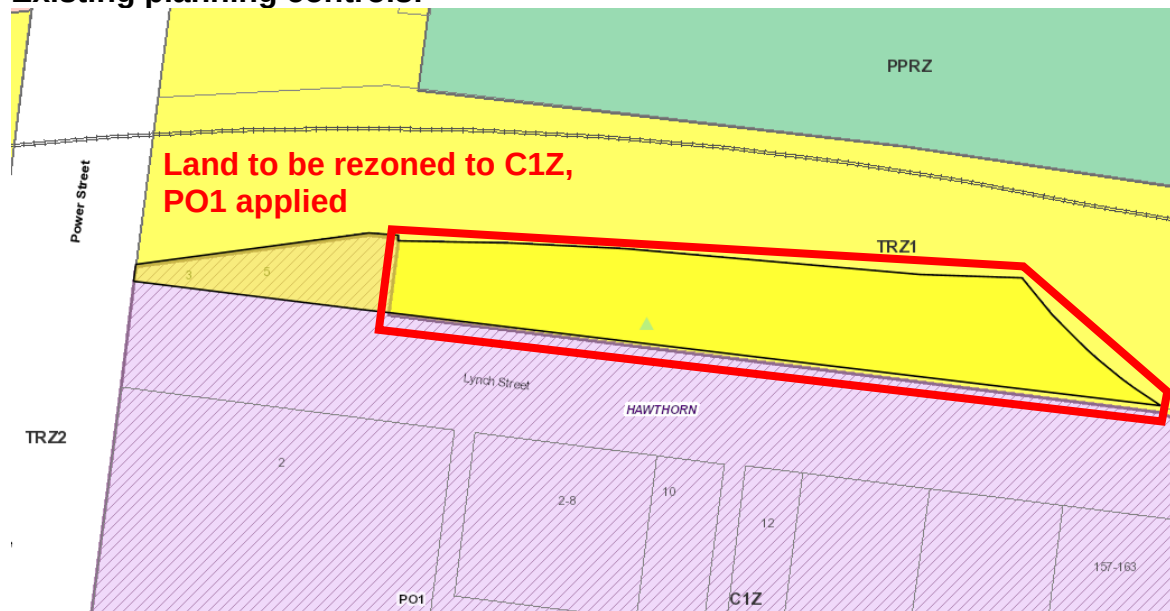
Environmental Audit Overlay (EAO)

Parking Overlay - Precinct 1 (PO1)

Proposed correction: Rezone the land from TRZ1 to C1Z. Apply the PO1 to the entire site.

Reason for correction: The site is privately owned and used for commercial uses. Most of the site is zoned TRZ1 which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to C1Z to correspond with the use and ownership of the site and to provide consistent zoning, and for the parking overlay (PO1) to be applied so parking requirements are consistent across the site.

Existing planning controls:



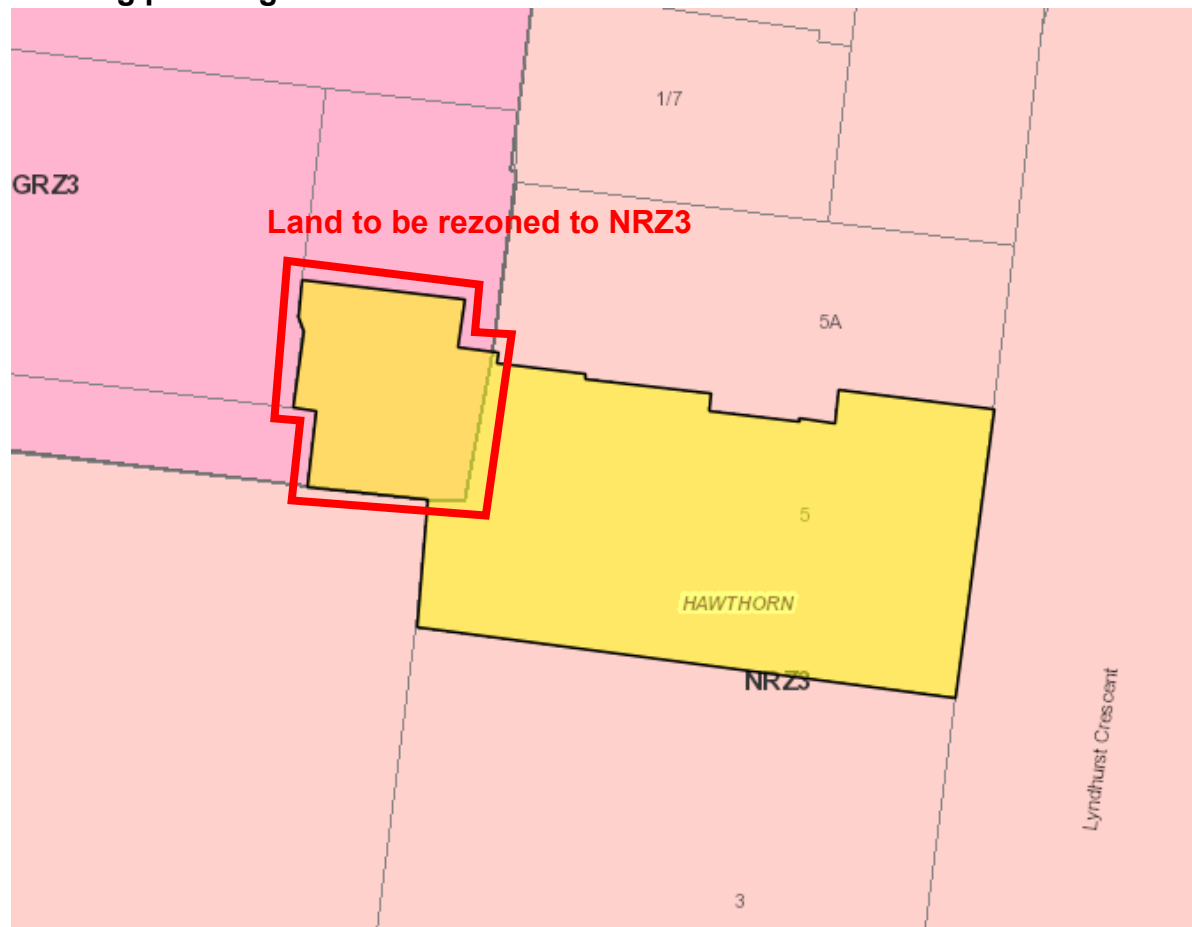
Correction

Land affected: 5 Lyndhurst Crescent, Hawthorn

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)
General Residential Zone - Schedule 3 (GRZ3)

Proposed correction: Rezone the land from GRZ3 to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the western corner of the site is zoned GRZ3 which is inconsistent zoning. It is recommended that the land is rezoned to NRZ3 to provide consistent zoning.

Existing planning controls:

Correction

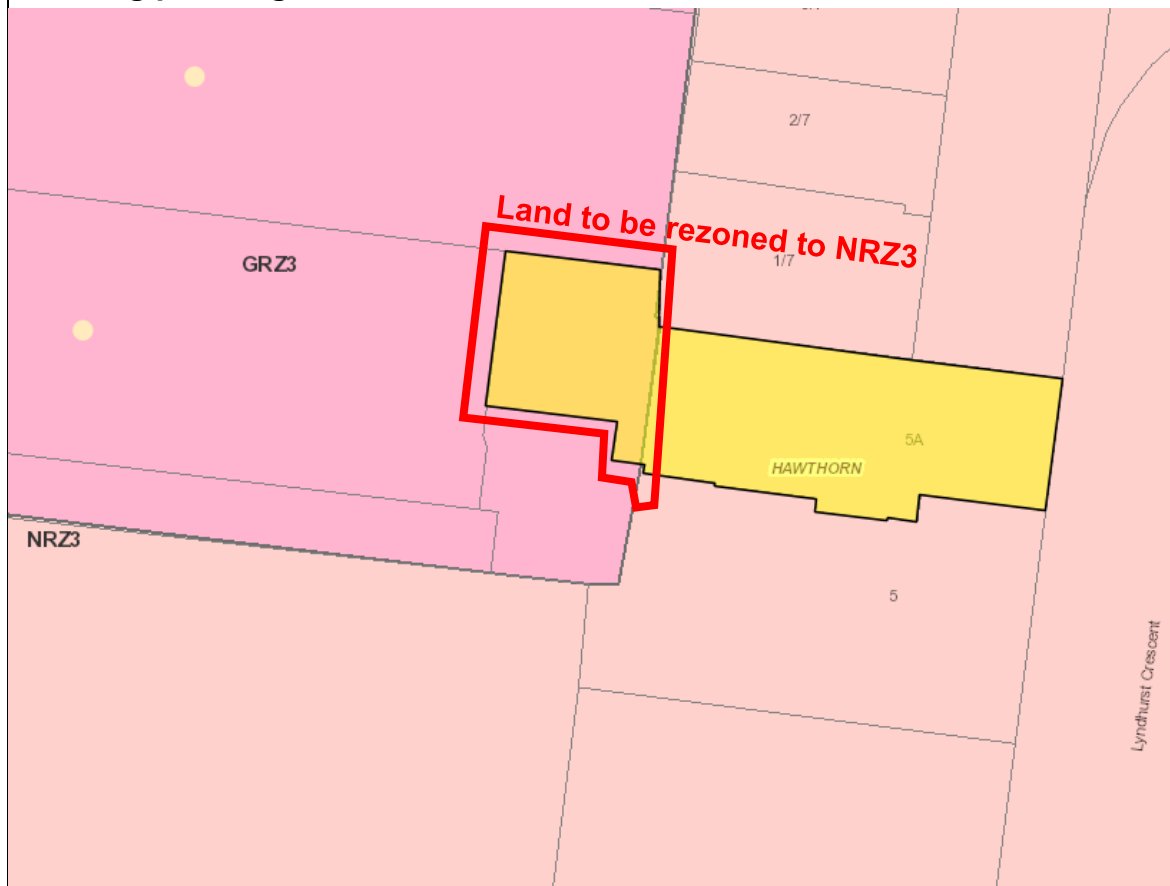
Land affected: 5A Lyndhurst Crescent, Hawthorn

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)
General Residential Zone - Schedule 3 (GRZ3)

Proposed correction: Rezone the land from GRZ3 to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the western corner of the site is zoned GRZ3 which is inconsistent zoning. It is recommended that the land is rezoned to NRZ3 to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 95 Power Street, Hawthorn

Current planning controls:

Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Public Park and Recreation Zone (PPRZ)

Transport Zone 1 - State Transport Infrastructure (TRZ1)

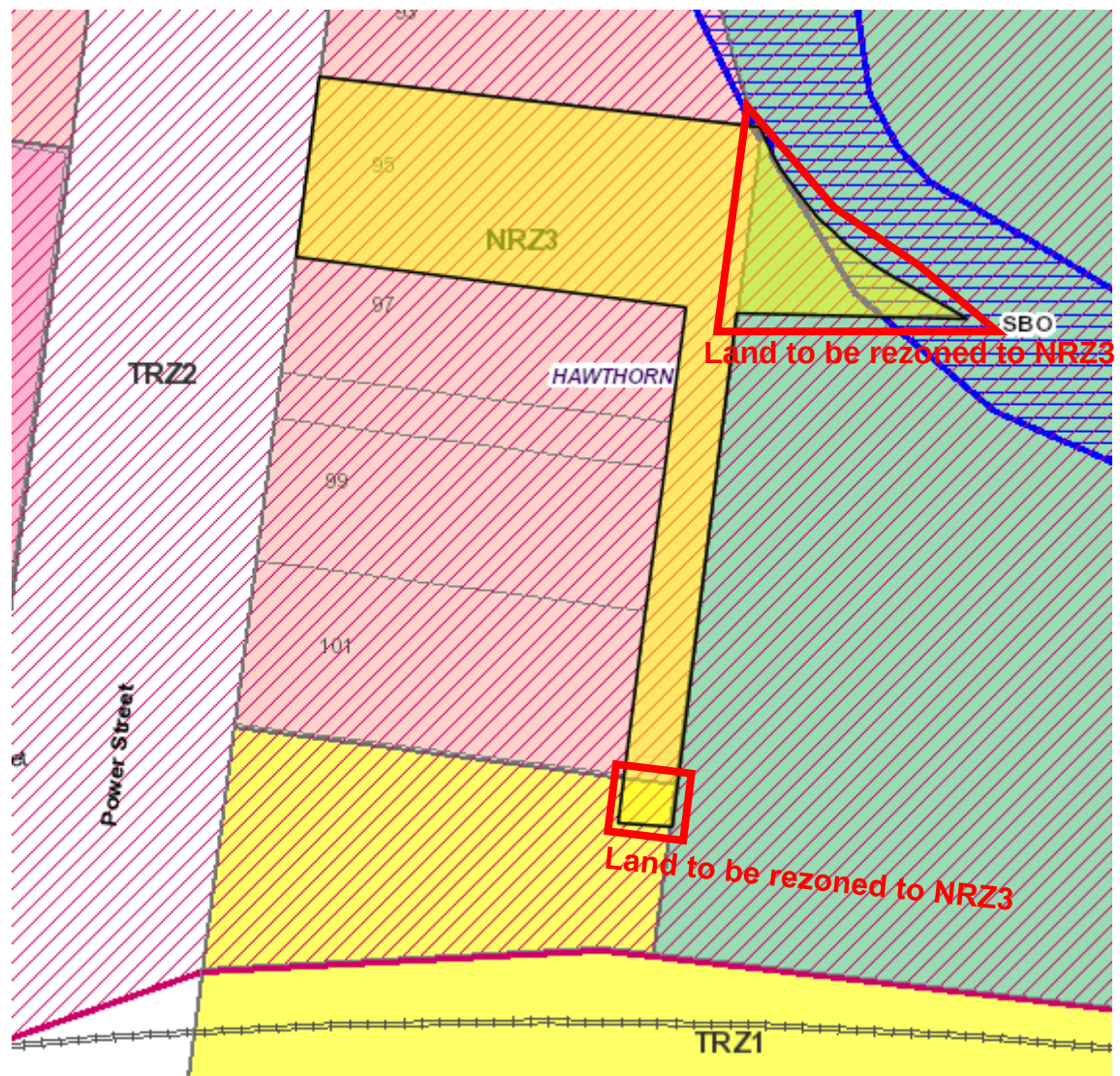
Heritage Overlay (HO152)

Special Building Overlay (SBO)

Proposed correction: Rezone the land from PPRZ and TRZ1 to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the eastern corner of the site is zoned PPRZ, and the southern corner of the site is zoned TRZ1 which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

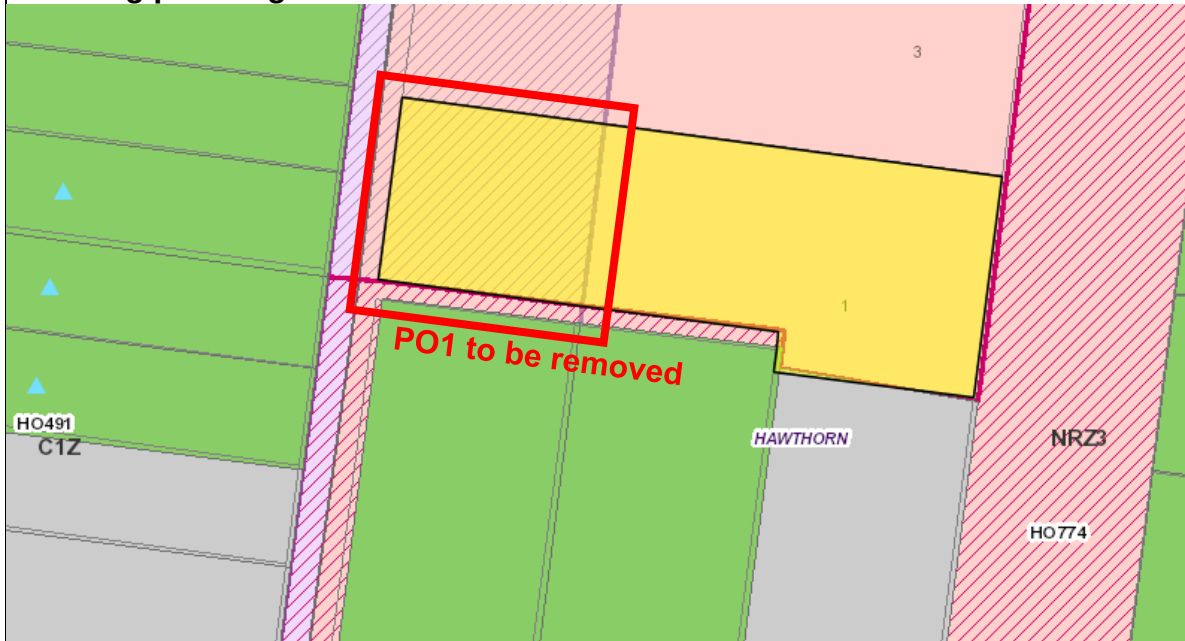
Land affected: 1 Vicars Street, Hawthorn

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)
Parking Overlay - Schedule 1 (PO1)

Proposed correction: Remove the PO1 from the site.

Reason for correction: The PO1 is not a relevant control to the NRZ3. The PO1 is meant to apply to activity centres within the Commercial 1 Zone only. It is recommended to remove the PO1.

Existing planning controls:



Correction

Land affected: 3 Vicars Street, Hawthorn

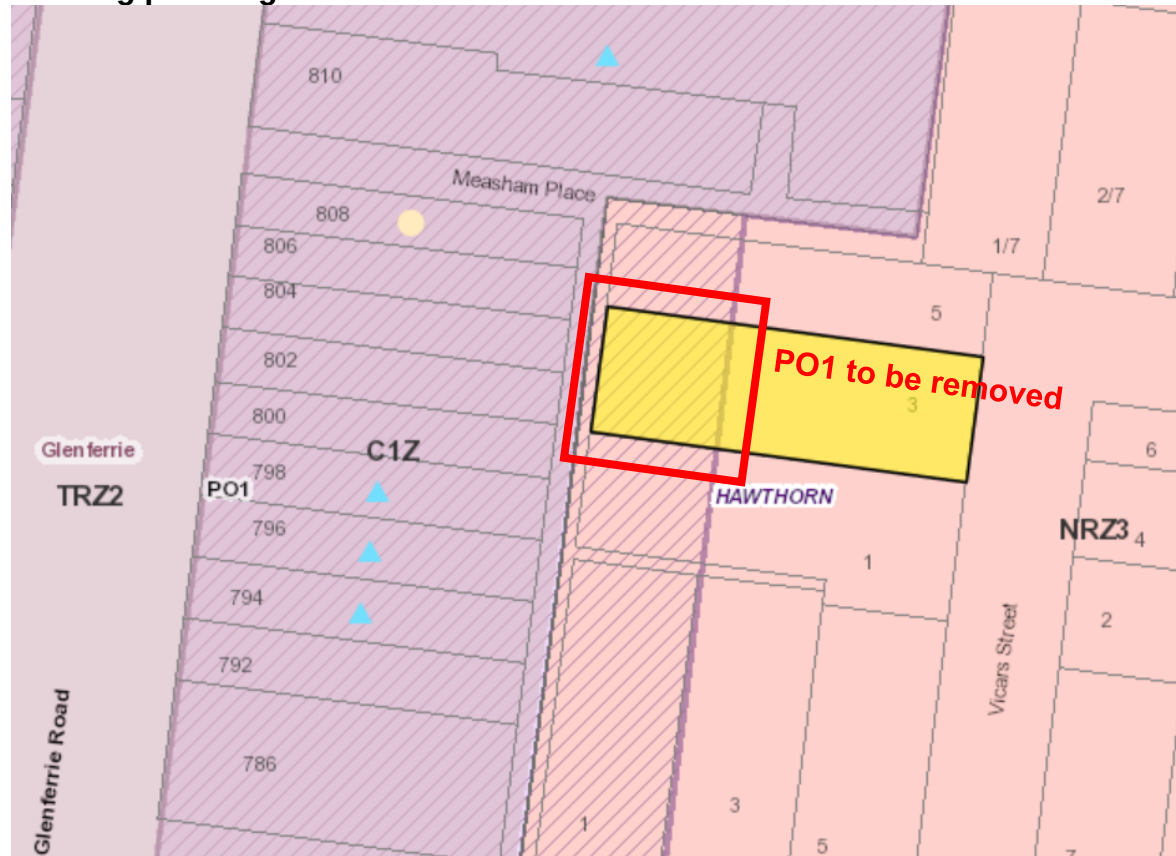
Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Parking Overlay - Schedule 1 (PO1)

Proposed correction: Remove the PO1 from the site.

Reason for correction: The PO1 is not a relevant control to the NRZ3. The PO1 is meant to apply to activity centres within the Commercial 1 Zone only. It is recommended to remove the PO1.

Existing planning controls:



Correction

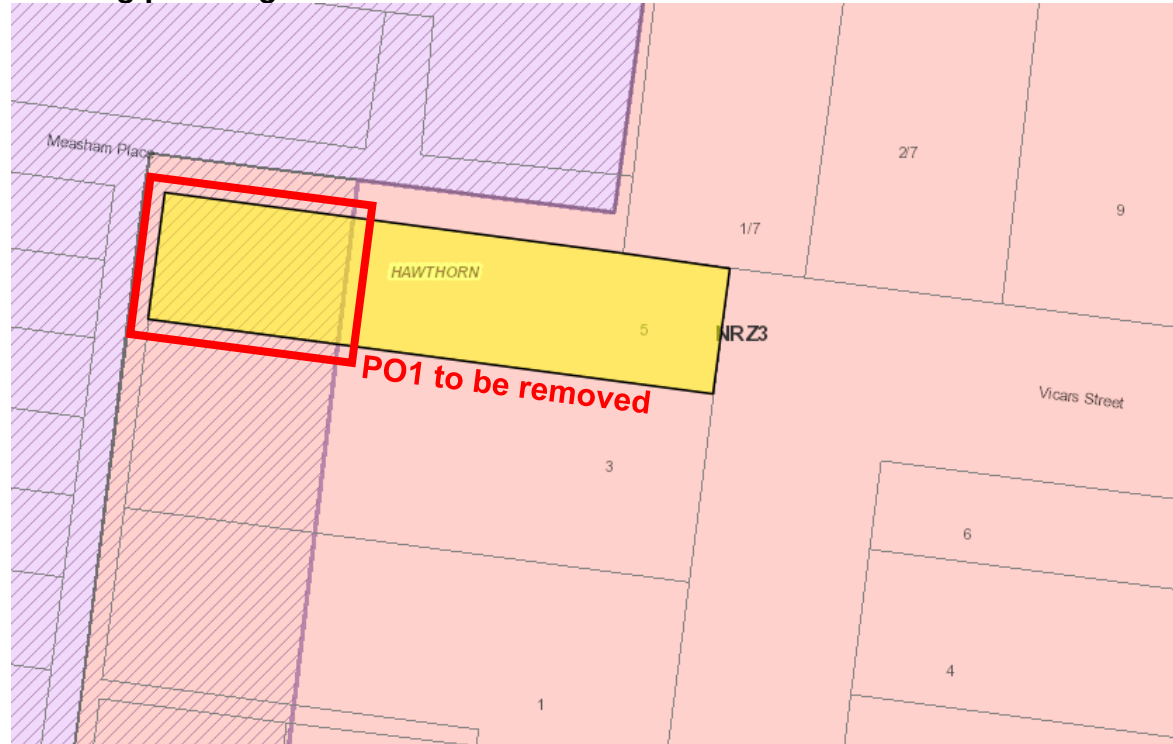
Land affected: 5 Vicars Street, Hawthorn

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)
Parking Overlay - Schedule 1 (PO1)

Proposed correction: Remove the PO1 which covers a portion of the site.

Reason for correction: The PO1 is not a relevant control to the NRZ3. The PO1 is meant to apply to activity centres within the Commercial 1 Zone only. It is recommended to remove the PO1.

Existing planning controls:



Correction

Land affected: 1 Bowen Street, Hawthorn

Current planning controls:

Neighbourhood Residential Zone - Schedule 3 (NRZ3)

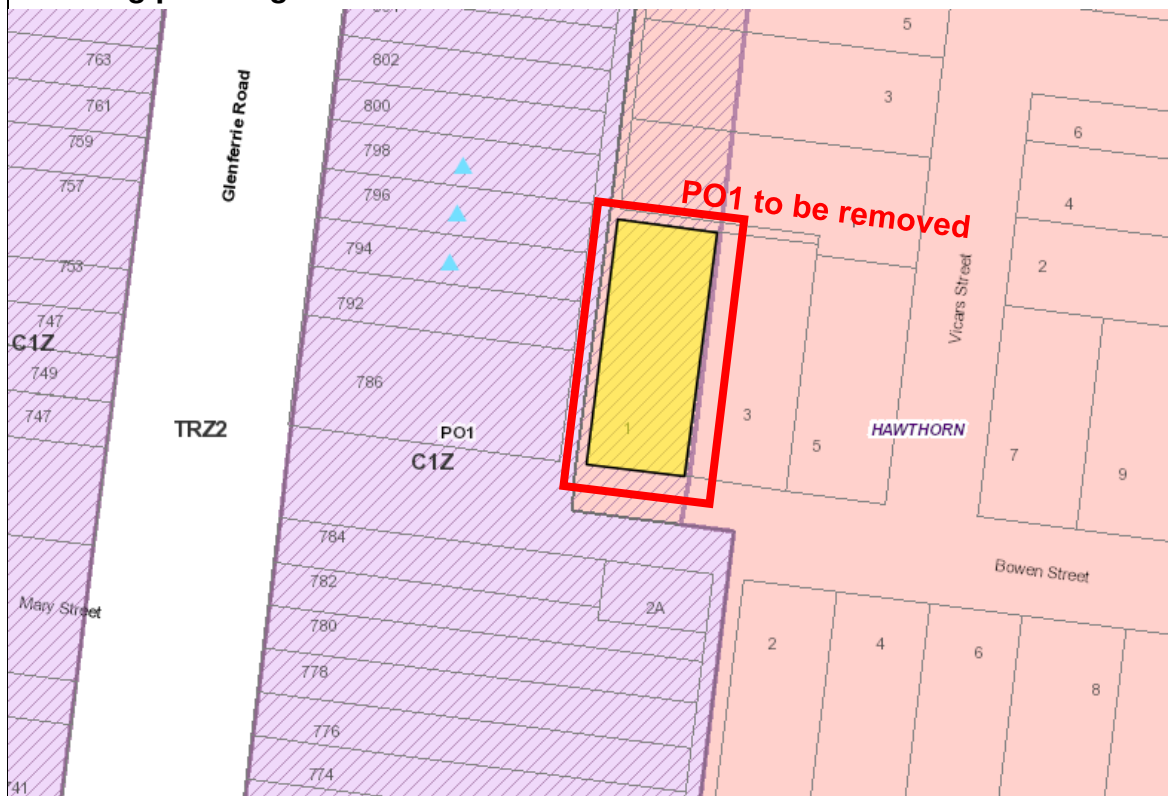
Heritage Overlay (HO774)

Parking Overlay - Schedule 1 (PO1)

Proposed correction: Remove the PO1 from the entire site.

Reason for correction: The PO1 is not a relevant control to the NRZ3. The PO1 is meant to apply to activity centres within the C1Z only. It is recommended to remove the PO1.

Existing planning controls:



Correction

Land affected: 34A Station Street, Hawthorn East

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Commercial 1 Zone (C1Z)

Heritage Overlay (HO848)

Parking Overlay - Schedule 1 (PO1)

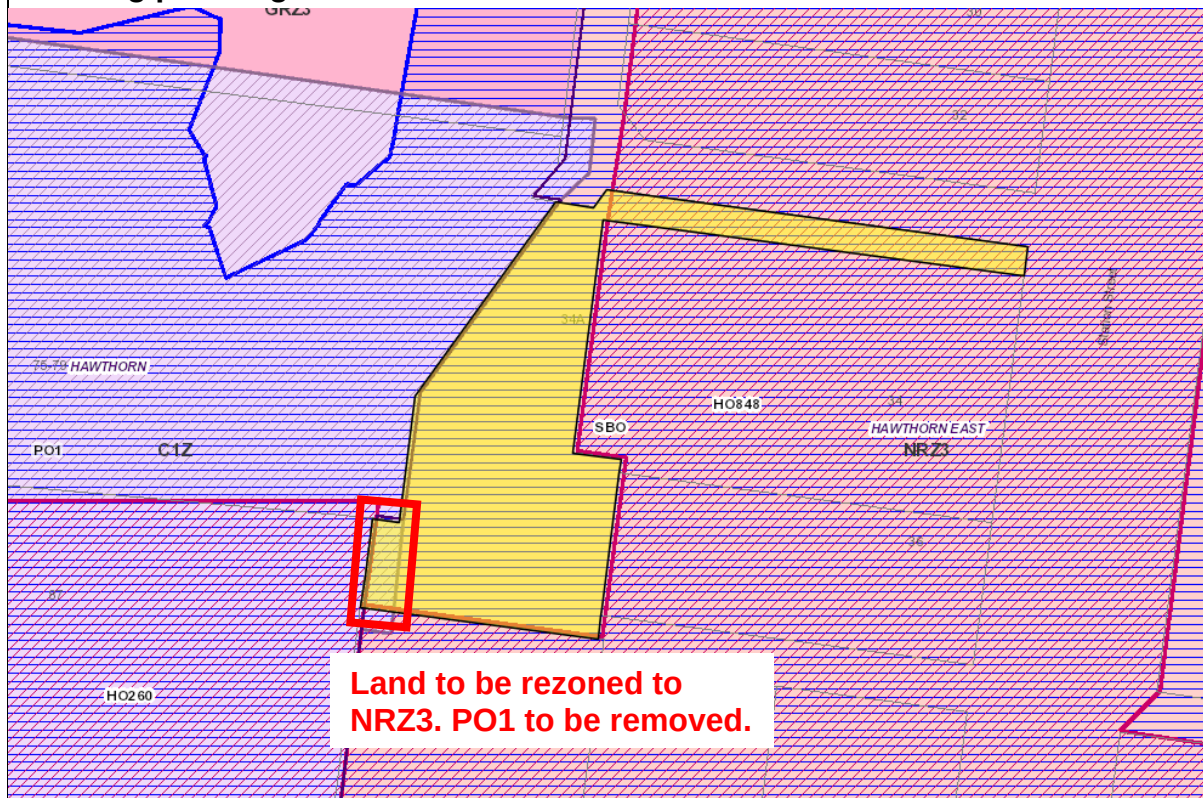
Special Building Overlay (SBO)

Proposed correction: Rezone the land from C1Z to NRZ3. Remove the PO1.

Reason for correction:

Given the predominant zoning of the site is NRZ3 and it is within a NRZ3 streetscape, it is recommended that the land is rezoned to NRZ3 to provide consistent zoning. The PO1 is meant to apply to activity centres within the Commercial 1 Zone only. It is recommended to remove the PO1.

Existing planning controls:



Correction

Land affected: 1 Victoria Road, Hawthorn East

Current planning controls: Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Commercial 1 Zone - C1Z (C1Z)

Special Building Overlay (SBO)

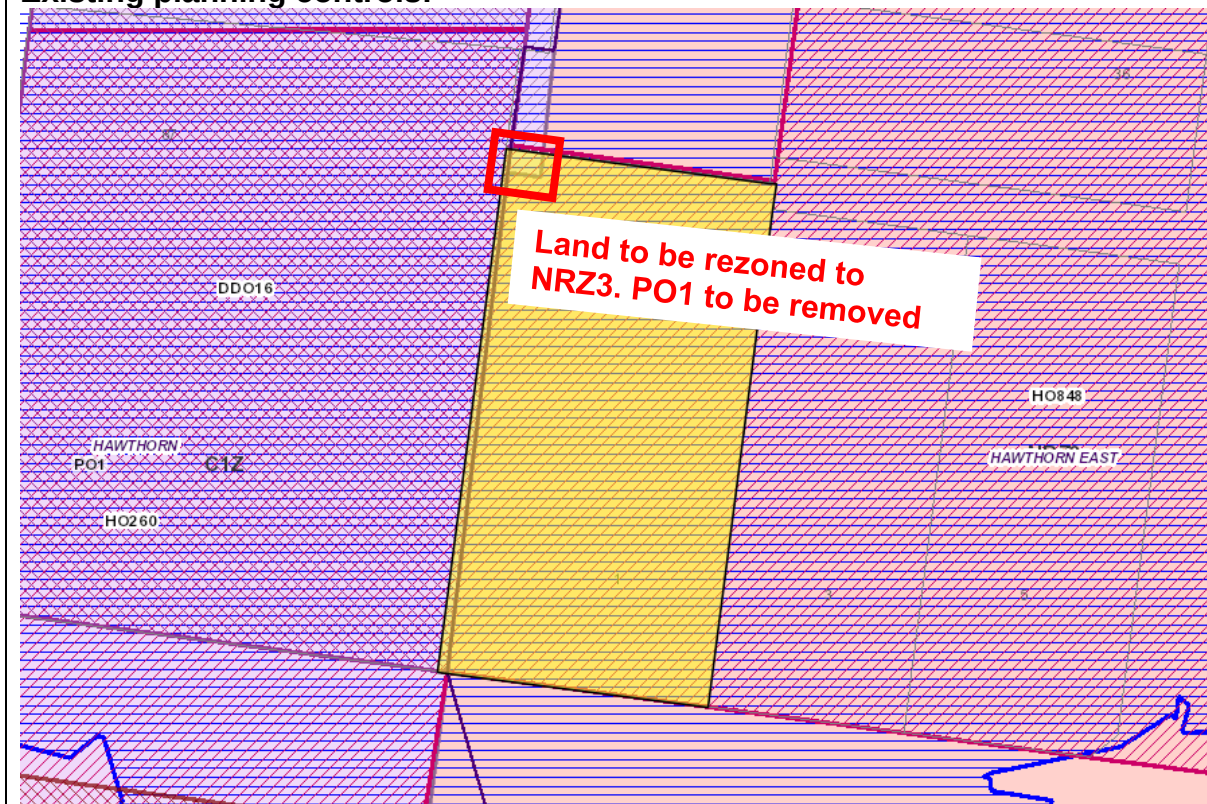
Heritage Overlay (HO848)

Parking Overlay - Schedule 1 (PO1)

Proposed correction: Rezone the land from C1Z to NRZ3. Remove the PO1 from the site.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a Hawthorn East vet. However, the northern corner of the site is zoned C1Z. Given the predominant zoning of the site is NRZ3 and it is within a NRZ3 streetscape, it is recommended that the land is rezoned to NRZ3 to provide consistent zoning. The PO1 is meant to apply to activity centres within the Commercial 1 Zone only. It is recommended to remove the PO1.

Existing planning controls:



Correction

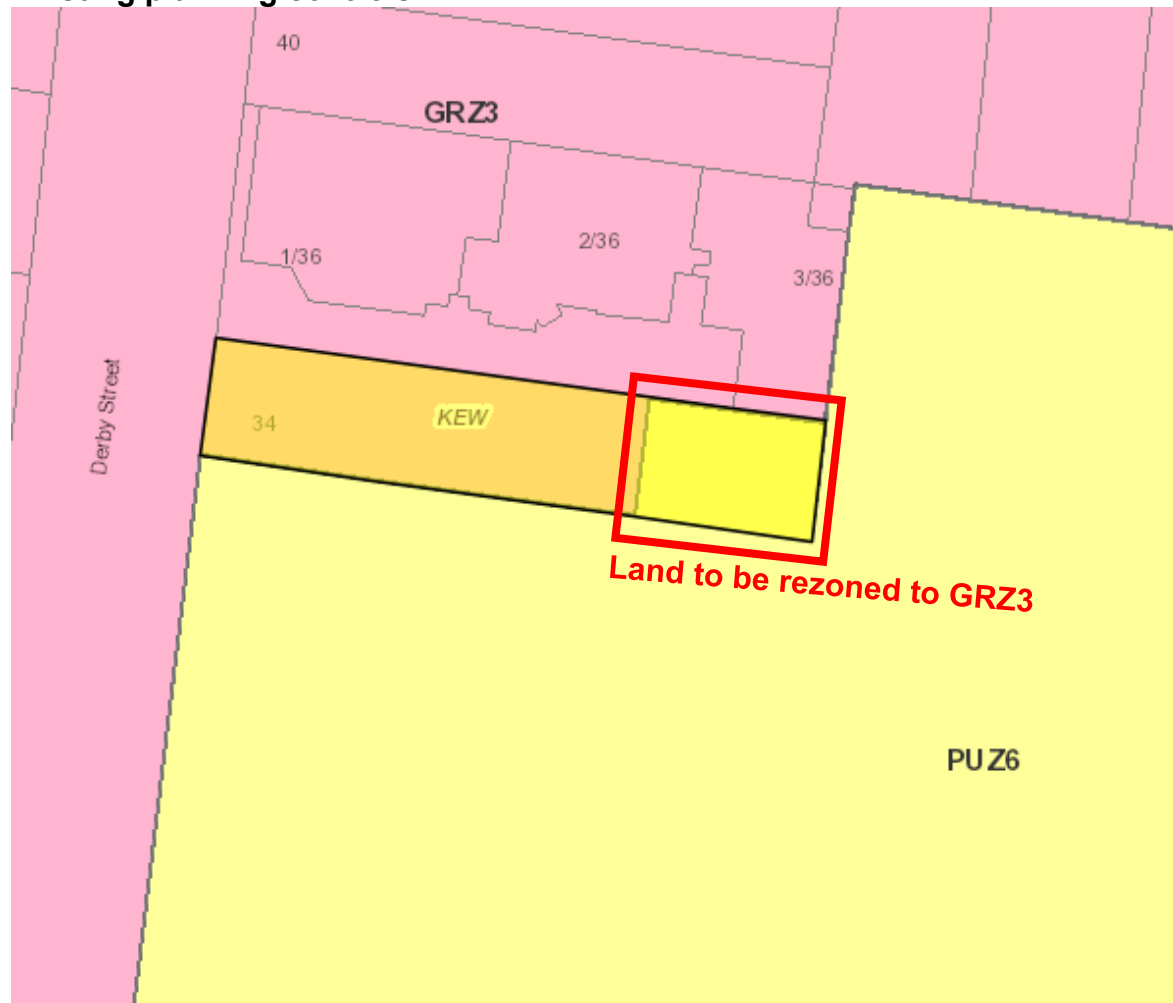
Land affected: 34 Derby Street, Kew

Current planning controls: General Residential Zone - Schedule 3 (GRZ3)
Public Use Zone - Local Government (PUZ6)

Proposed correction: Rezone the land from PUZ6 to GRZ3.

Reason for correction: Most of the land is zoned GRZ3 and is used for the purpose of a dwelling. However, the eastern corner of the site is zoned PUZ6 which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to GRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 14 High Street South, Kew

Current planning controls:

Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Public Park and Recreation Zone (PPRZ)

Heritage Overlay (HO527)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a privately owned dwelling. However, the eastern corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 16 High Street South, Kew

Current planning controls:

Neighbourhood Residential Zone - Schedule 3 (NRZ3)

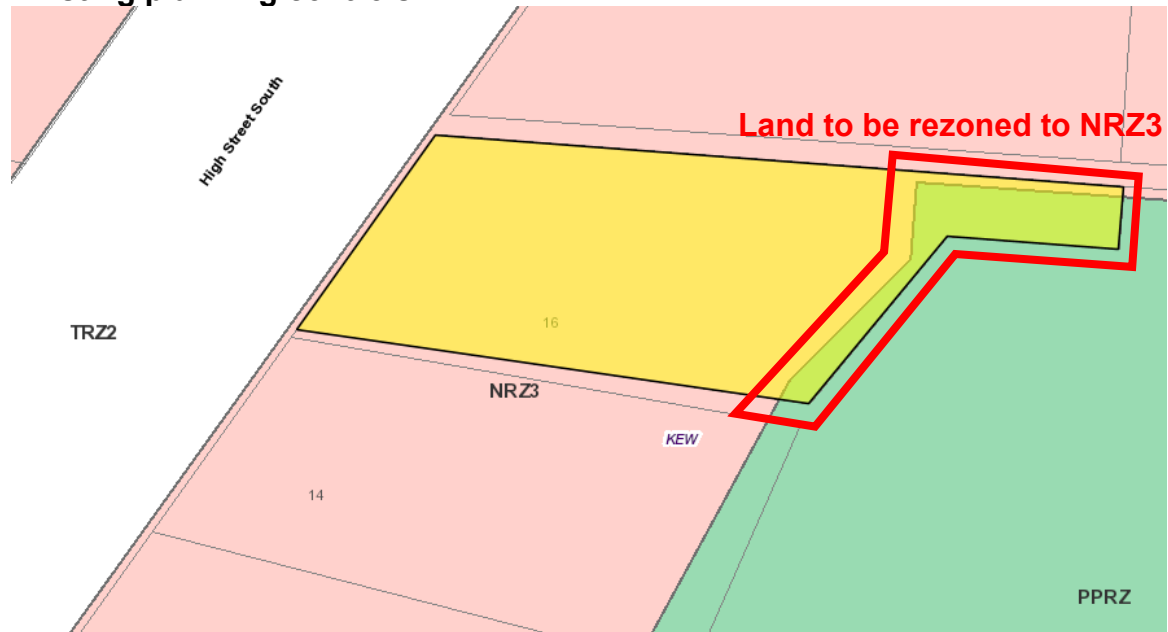
Public Park and Recreation Zone (PPRZ)

Heritage Overlay (HO527)

Proposed correction: Rezone the land from PPRZ to NRZ3.

Reason for correction: Most of the land is zoned NRZ3 and is used for the purpose of a dwelling. However, the eastern corner of the site is zoned PPRZ which is inconsistent with the use and ownership of the land. It is recommended that the land is rezoned to NRZ3 to correspond with the use and ownership of the site and to provide consistent zoning.

Existing planning controls:



Correction

Land affected: 36 Walmer Street, Kew

Current planning controls:

Neighbourhood Residential Zone - Schedule 3 (NRZ3)

Heritage Overlay (HO158)

Development Plan Overlay - Schedule 2 (DPO2)

Proposed correction: Remove the DPO2 from the entire site.

Reason for correction: The Development Plan Overlay - Schedule 2 (DPO2) applies to the site, which is a specific DPO for Xavier College. The master plan for the Xavier College campus doesn't include this area nor refer to it. The coverage of the DPO over this area of privately owned land is an error.

Existing planning controls:

