

SCHEDULE TO CLAUSE 74.01 APPLICATION OF ZONES, OVERLAYS AND PROVISIONS**1.0 Application of zones, overlays and provisions**24/09/2022 - / - / -
G460bays Proposed GC246

This planning scheme applies the following zones, overlays and provisions to implement the Municipal Planning Strategy and the objectives and strategies in Clauses 11 to 19:

- Vegetation Protection Overlay Schedule 1 to coastal areas that are significant for their diverse vegetation, and environmental value in providing habitat areas of regional, state and national significance.
- Vegetation Protection Overlay Schedule 2 to remnant bushland reserves that are significant for their diversity and environmental value in providing habitat areas of regional, state and national significance.
- Environmental Significance Overlay to ensure that development is compatible with identified environmental values, such as the cliffs and underlying gravel beds of Beaumaris Bay that contain one of the richest and most diverse fossil assemblages in Australia.
- Transport Zone 2 to all declared roads to reflect their status under the *Transport Act 1984*.
- Transport Zone 3 to all other major roads in Bayside to reflect their strategic importance as major traffic collectors.
- Design and Development Overlay to facilitate the protection of the residential environs.
- Development Plan Overlay to large new residential developments to manage the form of development.
- Significant Landscape Overlay to residential areas of landscape significance.
- Neighbourhood Character Overlay to two areas of Highett formerly zoned industrial and now zoned for residential purposes.
- Design and Development Overlay to the Beaumaris Concourse Activity Centre in order to guide the built form of development in the centre.
- ~~Design and Development Overlay to the Highett Neighbourhood Activity Centre to guide the built form of development in the centre.~~
- Design and Development Overlay to Small Neighbourhood Activity Centres and Small Commercial Activity Centres to guide the height, design and built form of new development and to ensure the sustainable development of these centres.
- Design and Development Overlay to protect and enhance the built form and landscapes within the coastal hinterland and residential environs and views from Port Phillip Bay.
- Heritage Overlay to preserve buildings, structures and natural features identified as having cultural significance.
- Development Plan Overlay to private schools and hospitals/hostels that have developed master plans.
- Specific Controls Overlay and Clause 51.01 (Specific Sites and Exclusions), the Schedule to Clause 51.01 and consider the Council policy *Temporary Advertising Signs on Recreation Reserves* (June 2004, revised March 2005) to regulate the display of temporary advertising signs within and around specified areas of open space.
- Public Conservation and Resource Zone to areas with regional significance for biodiversity.
- Public Park and Recreation Zone (PPRZ) to the 1 hectare of open space for active and passive recreation within the CSIRO site. This should be provided within the centre of the site to link with the Lyle Anderson Reserve to the east and broader Highett to the west.

BAYSIDE PLANNING SCHEME

- Precinct Zone (PRZ) to the Cheltenham Suburban Rail Loop Structure Plan Area to the Cheltenham Suburban Rail Loop Precinct to provide opportunities for substantial growth in employment, housing supply and diversity, supported by the improved transport access delivered by the Suburban Rail Loop Project.
- Built Form Overlay (BFO) to the Cheltenham Suburban Rail Loop Structure Plan Area to guide the built form of development in the area.