

07/05/2009
C182

SCHEDULE 11 TO THE SPECIAL USE ZONE

Shown on the planning scheme map as **SUZ11**.

AVALON AIRPORT

Purpose

To provide for an operational airport and associated activities.

To ensure the use and development of the site are compatible with existing uses in the vicinity.

To ensure that land uses have consideration of environmental attributes of the area.

1.0

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Table of uses

Section 1 - Permit not required

USE	CONDITION
Apiculture	Must meet the requirements of the Apiary Code of Practice, 1997
Carnival	Must meet the requirements of 'A 'Good Neighbour' Code of Practice for a Circus or Carnival', October 1997.
Carpark	Must be for Avalon International Air Show or used in conjunction with Airport
Circus	Must meet the requirements of 'A 'Good Neighbour' Code of Practice for a Circus or Carnival', October 1997.
Mineral exploration	
Mining	Must meet the conditions of Clause 52.08-2
Natural systems	
Place of assembly (other than Cinema and Nightclub)	Must be for Avalon International Air Show or used in conjunction with Airport
Search for stone	Must not be costeaning or bulk sampling
Telecommunications facility	Buildings and works must meet the requirements of Clause 52.19
Transport terminal (including Airport)	

Section 2 - Permit required

USE	CONDITION
Agriculture	
Backpackers' lodge	
Education centre	Must be used in conjunction with Airport

Section 2 - Permit required (continued)

USE	CONDITION
Industry	
Mineral, stone or soil extraction	
Office	
Residential hotel	
Retail premises	The maximum combined leasable floor area must not exceed 3,000 square metres
Utility installation	
Warehouse	

Section 3 - Prohibited

USE
Cinema
Nightclub
Any other use not in Section 1 or 2

2.0

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Use of land

Application requirements

An application to use land must be accompanied by the following information, as appropriate:

- The purpose of the use and the types of activities which will be carried out.
- The likely effects, if any, on adjoining land, including noise levels, traffic and hours of operation.

An application to use land for Industry or Warehouse must be accompanied by the following information, as appropriate:

- the type and quantity of goods to be stored, processed or produced.
- Confirmation of whether a Works Approval or Waste Discharge Licence is required from the Environment Protection Authority.
- The likely effects on adjoining land, including air-borne emissions and emissions to land and water and noise.

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Buildings and works

A permit is not required to construct a building or to construct or carry out works for a Transport terminal (including Airport) or for the Avalon International Air Show.

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Decision Guidelines

Before deciding on an application the responsible authority must consider:

GREATER GEELONG PLANNING SCHEME

- The impact of the proposal on airport operations.
- The impact of the proposal on environmental attributes of the site and the surrounding area.
- The impact of the proposal on existing uses in the vicinity.