



## Department of Environment, Land, Water and Planning

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delwp.vic.gov.au

Ms Lucy Roffey  
Chief Executive Officer  
Central Goldfields Shire Council  
Email address: amyb@cgoldshire.vic.gov.au

Dear Ms Roffey

### PROPOSED CENTRAL GOLDFIELDS PLANNING SCHEME AMENDMENT C31cgo1

I refer to your council's application for authorisation to prepare an amendment to the Central Goldfields Planning Scheme. The amendment proposes to update flood provisions in the Central Goldfields Planning Scheme to include recent flood mapping completed for Carisbrook, Dunolly and along Tullaroop Creek.

Under delegation from the Minister for Planning, in accordance with section 8A of the *Planning and Environment Act 1987* (the Act) I authorise your council as planning authority to prepare the amendment subject to the following conditions:

- Clause 21.09 should be amended to:
  - Remove reference in the proposed strategy to further strategic work, and
  - Identify how development will be managed to minimise flood risk. For example:
    - *Manage urban development in areas of lower hazard flooding risk and discourage development in these areas unless the likely effects of flooding can be minimised to acceptable levels.*
    - *Discourage urban development in the higher hazard portion of the floodplain, where deep and fast flowing floodwater can be expected unless stringent design, siting and construction standards can be met*
- The above changes to Clause 21.09 should be appropriately reflected in the explanatory report
- Advice from CFA should be sought regarding bushfire risk and their views should be appropriately included in the explanatory report prior to exhibition.
- Notice must be given to the North Central Catchment Management Authority, DELWP Planning and Approvals team (Forest Fire and Regions Group), the Country Fire Authority, Regional Roads Victoria, Vic Track, any affected water authority, and the Loddon and Mount Alexander Shire Councils.
- Notice must be given to the Dja Dja Wurrung as the proposed amendment affects 'agreement land' within the meaning of the Traditional Owner Settlement Act 2010.

It should also be noted that the amendment effects landowners on the municipal boundaries with the Shires of Loddon and Mount Alexander. Council should carefully consider its notice requirements under Section 19 of the Act.

The changes proposed to the Municipal Strategic Statement (MSS) / Local Planning Policy (LPP) must be drafted to take into consideration the Local Planning Policy Framework (LPPF) translation which will be undertaken as part of the Smart Planning program. The LPPF translation will have the effect of changing the way the local policy is ultimately presented in the planning scheme, by integrating the content into the new Municipal Planning Strategy (MPS) and the Planning Policy Framework (PPF) introduced by Amendment VC148. Council need to ensure that changes to local policy content are consistent with the rules in Section 4 and writing instructions in Section 6 of the Practitioners Guide to Victorian Planning Schemes.

#### Privacy Statement

Any personal information about you or a third party in your correspondence will be protected under the provisions of the Privacy and Data Protection Act 2014. It will only be used or disclosed to appropriate Ministerial, Statutory Authority, or departmental staff in regard to the purpose for which it was provided, unless required or authorised by law. Enquiries about access to information about you held by the Department should be directed to the Privacy Coordinator, Department of Environment, Land, Water and Planning, PO Box 500, East Melbourne, Victoria 8002



The amendment must be submitted to the Minister for approval.

The authorisation to prepare the amendment is not an indication of whether or not the amendment will ultimately be supported.

Please note that [Ministerial Direction No. 15](#) sets times for completing steps in the planning scheme amendment process. This includes council:

- giving notice of the amendment within 40 business days of receiving authorisation; and before notice of the amendment is given, setting Directions Hearing and Panel Hearing dates with the agreement of Planning Panels Victoria. These dates should be included in the Explanatory Report ([Practice Note 77: Pre-setting panel hearing dates](#) provides information about this step).

The Direction also sets out times for subsequent steps of the process following exhibition of the amendment.

The Minister may grant an exemption from requirements of this Direction. Each exemption request will be considered on its merits. Circumstances in which an exemption may be appropriate are outlined in [Advisory Note 48: Ministerial Direction No.15 – the planning scheme amendment process](#).

In accordance with sections 17(3) and (4) of the Act, the amendment must be submitted to the Minister **at least 10 business days** before council first gives notice of the amendment.

Please submit the amendment electronically using the Amendment Tracking System (ATS).

If you have any further queries in relation to this matter, please contact please contact Morgan James, Regional Planner, on 5430 4808 or email [morgan.james@delwp.vic.gov.au](mailto:morgan.james@delwp.vic.gov.au).

Yours sincerely



**ROBERT RORKE**  
Manager, Loddon Mallee – Regional Planning Services

25 / 2 / 2020