

Yarra Ranges Council
27-33 Old Hereford Road Mount Evelyn
Specific Controls Incorporated Document
May 2022

1. Introduction

This document is an Incorporated Document in the schedule to Clause 45.12 (Specific Controls Overlay) and Clause 72.04 (Documents Incorporated in this Planning Scheme) of the Yarra Ranges Planning Scheme (the planning scheme) pursuant to section 6(2)(j) of the *Planning and Environment Act 1987*. The land identified in clause 3.0 of this document may be used in accordance with this incorporated document.

This incorporated document has the effect of allowing for matters as identified in this incorporated document that would otherwise be prohibited under Clause 32.01 Low Density Residential Zone Schedule 1 of the Planning Scheme.

All other provisions of the Planning Scheme must be met.

2. Purpose

To allow the subdivision of the land into two (2) lots in accordance with the planning permit **YR-2022/X**.

3. Land

This document applies to 27-33 Old Hereford Road, Mount Evelyn shown on the planning scheme maps as SCO4 on the Yarra Ranges Planning Scheme Map 41SCO.

The land will be subdivided in accordance with Appendix 1.

4. Use of Land

The subject land may be subdivided into two lots subject to the grant of a planning permit.

5. Conditions to be met

- 5.1 The subdivision of the land into two lots must be undertaken in accordance with the conditions of planning permit YR-2022/X.

6. Decision Guidelines

The following decision guidelines apply to an application for a permit which must be considered, as appropriate, by the responsible authority:

- Whether the proposal is consistent with the purpose of this Incorporated Document.

