

6.2 REZONING OF LOTS IN THE RU1 ZONE TO RU4 TO ALLOW FOR CONSOLIDATION OF RURAL HOUSING

File Number: RPT/13/580

Responsible Officer: Ken Ross - Director, Health and Planning
Responsible Directorate: Health and Planning
Reporting Officer: Kerrilyn Miller - Acting Health & Planning Coordinator

Delivery Program Objective: 2. Growth & Development
Delivery Program Strategy: 2.1 Maximise the productive use of land

Recommendation

That the information contained in this report be noted.

Summary

Kathryn Baird, on behalf of Grand Junction Pty Ltd will be presenting to the committee a planning proposal for the rezoning of land from RU1 Primary Production to RU4 Rural Small Holdings. The location of the land is to the north and south of Pomona. See maps within attachments.

Purpose

The purpose of this report is for the Committee to consider the content of the attachments in conjunction with the presentation by Grand Junction representative, Kathryn Baird.

Report

Kathryn Baird, on behalf of Grand Junction Pty Ltd will be presenting a planning proposal for the rezoning of land from RU1 Primary Production to RU4 Rural Small Holdings. The location of the land is to the north and south of Pomona.

The purpose of the planning proposal is to:

Enable dwellings on lots sizes of a minimum of 5 to 10 hectares in two locations adjacent to the irrigation district of Pomona; and

Relinquish existing rural lot dwelling approvals and entitlements based upon lot history on the other Grand Junction lots so no additional dwellings are created but the dwellings are consolidated into a smaller area.

In considering this item, the committee needs to be mindful of the implications this will have on the Shire Wide Rural Land Use Study currently being undertaken. If this item is successful the end result of this planning proposal will be 49 allotments of Zone RU4 Rural Small Holdings.

Conclusion

This item will be the subject of a further report to the full Council with the comments of the committee being incorporated within that report.

Attachments

1. Grand Junction Planning Proposal at South and North Pomona - proposes to consolidate 49 dwelling entitlements