

Additional freestanding retail units providing fast food and take away uses are provided adjacent to the homemaker centre within an at-grade parking area fronting Orange Grove Road. This portion of the site is zoned B6 Enterprise Corridor and it is not proposed to be rezoned as part of this Planning Proposal.

Basement parking is provided below the existing bulky goods retail centre.

The Planning Proposal also relates to part of the Weekend Markets site (Lot 23 in DP1190437) on which Viscount Place is located.

3.1.4 Environmental Constraints

The northern portion of the site is identified as Bushfire Prone Land as shown in Figure 5 below.

LEGEND

- - - Suburbs
- Bushfire Prone Land**
 - Vegetation Category 1
 - Vegetation Category 2
 - Vegetation Buffer
- MegaCenta Site



Figure 2 – Bushfire Prone Land

Source: Liverpool City Council

In addition, part of the northern portion of the Site is identified as Environmentally Significant Land (see Figure 6 below) under Liverpool LEP 2008.

Environmentally significant land map - sheet ESL-010

Legend

- Environmentally Significant Land
- MegaCenta Site



Figure 3 – Environmentally Significant Land

Source: Liverpool LEP 2008

The Site is identified as Flood Prone Land and its northern and eastern edges are located within the Flood Planning Area (see Figure 7 below) as identified within Liverpool LEP 2008