

Proposed
C384melb

SCHEDULE 2 TO CLAUSE 44.04 LAND SUBJECT TO INUNDATION OVERLAY

Shown on the planning scheme map as **LSIO2**.

FLEMINGTON RACECOURSE

1.0

Land subject to inundation objectives to be achieved

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None specified.

2.0

Statement of risk

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None specified.

3.0

Permit requirement

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A permit is not required to construct or carry out any of the following buildings and works on land subject to Schedule 1 to the Special Use Zone (Flemington Racecourse):

- A non-habitable building or an extension of a non-habitable building
- A building for the purpose of an office, where floor levels are at least 500mm above natural surface levels
- A building for the purpose of exhibitions
- A building for the purpose of place of assembly
- A building for the purpose of betting agency
- A building for the purpose of spectators
- An open style building with no walls
- Upper storey extensions or alterations to existing building
- Racing and equine related buildings such as horse stables and yards, swimming pools, sand rolls, TV tote screens, steward towers, tack stores and maintenance workshops and amenities for staff
- Racing and training tracks including trotting and exercise tracks
- An open style fence
- Replacement fences with the same or similar materials as the existing fence
- Advertising signs or posts attached to buildings
- Earth works and landscaping, where no fill is imported to the site and where no flood storage is reduced
- Process equipment and plant
- Footpaths and bicycle paths Road
- Car park
- Public toilets
- Pergola
- Marquee

4.0

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The following application requirements apply to an application for a permit under Clause 44.04, in addition to those specified in Clause 44.04 and elsewhere in the scheme and must accompany an application, as appropriate, to the satisfaction of the responsible authority:

- The boundaries and dimensions of the site.
- Relevant existing ground levels on and surrounding the site, to Australian Height Datum, taken by or under the direction or supervision of a licensed land surveyor.
- The layout of all existing and proposed buildings and works.
- The existing Finished Floor levels of any existing buildings to Australian Height Datum, taken by or under the direction or supervision of a licensed land surveyor.
- The proposed Finished Floor Level and ~~Nominated~~ Nominal Flood Protection Level (NFPL) of any proposed buildings, to Australian Height Datum, taken by or under the direction or supervision of a licensed land surveyor.

The written approval of the floodplain management authority which must:

- Be granted not more than three months prior to lodging with the responsible authority.
- Quote the reference number of the plans which are ~~being~~ the subject of the floodplain management authority's approval.~~consented.~~
- State the applicable Flood Level and the approved Finished Floor Levels that meet the ~~Nominated~~ Nominal Flood Protection Level.
- Must confirm ~~that~~ whether the proposal is in accordance with an adopted local floodplain development plan.
- ~~State~~ Confirm whether that the proposal ~~complies~~ is consistent with the *Guidelines for Development in Flood Affected Areas* (the Department of Environment, Land, Water and Planning, 2019).

5.0

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None specified.