

## **Press Release**

### **Approval of Amendment C45 to the Manningham Planning Scheme**

The Minister for Planning has approved Amendment C45 to the Manningham Planning Scheme.

The amendment rezones approximately 8.2 hectares of land located within the Doncaster Hill Activity Centre from Business 2 Zone (B2Z) to a Comprehensive Development Zone (CDZ). It also introduces a new Schedule 1 to the Comprehensive Development Zone and incorporates the Doncaster Hill Comprehensive Development Plan, Manningham City Council (September 2004) into the Planning Scheme, through Clause 81.

Amendment C45 upholds the strategic vision for the Doncaster Hill Principal Activity Centre. It does this by providing an interim measure to manage the facilitation of mixed uses on individual sites and addressing the issue of under-development in Doncaster Hill. The amendment allows for land use based on mixed uses and higher density residential land uses. It also encourages a greater mix of mutually supportive land uses that is envisaged to include high density residential development in conjunction with a mix of retail, commercial, social, community and entertainment uses.

Amendment C45 ensures certainty with land use and development decision-making. It is the fourth in a suite of amendments for Doncaster Hill.

The amendment was approved on 24 March 2005.