
From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Sunday, 10 December 2023 7:47 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[Redacted]

Organisation

Resident

Postal address

[Redacted]

Email

[Redacted]

Phone number/s

[Redacted]

Do you represent other people?

Yes

Who do you represent?

[Redacted]

Do you have written consent from these people for you to represent them?

No

How would the proposal affect you?

I am a neighbour

In summary, my comments are:

I support the new environmental overlay as it increases the protection of the flora and fauna in this special place for current and future generations.

I have detailed comments to upload

No

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Sunday, 10 December 2023 8:28 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I visit the area

In summary, my comments are:

This is a precious area that should be protected. The natural bush land is fast disappearing. We need to ensure that corridors for wild life continue, and this unique area is preserved for generations to come.

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Sunday, 10 December 2023 9:17 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

B.E.R.G.

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I am a neighbour

In summary, my comments are:

The Reserves need continuing protecting, the area strikes a balance for all. It is a pleasure to walk in the reserves, good exercise and the lungs for this area. We need to protect the reserves for our wildlife. The amendment offers the best protection for our reserves now and for our children and future generations. With so little vegetation left on the peninsula we can't afford to lose any more. The amendment protects an irreplaceable asset we cannot afford to lose any more land and vegetation.

I have detailed comments to upload

Submission No. 43
Page 2 of 2

No

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Sunday, 10 December 2023 9:21 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

Balcombe and Moorooduc Landcare Group

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

Yes

Who do you represent?

Members of the Balcombe and Moorooduc Landcare Group

Do you have written consent from these people for you to represent them?

No

How would the proposal affect you?

I visit the area

In summary, my comments are:

I support amendment C241 to strengthen the biodiversity values of the Balcombe Creek Reserve. It offers the best protection of this irreplaceable asset for us and future generations. [REDACTED] President: Balcombe and Moorooduc Landcare Group

I have detailed comments to upload

No

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Monday, 11 December 2023 12:18 AM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

Balcombe Estuary Reserves Group

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

Yes

Who do you represent?

My family who also live in Mount Martha and BERG with whom I am a volunteer (work party activity and committee member)

Do you have written consent from these people for you to represent them?

No

How would the proposal affect you?

I am a neighbour

In summary, my comments are:

We are extremely keen to support the protection of this valuable but sensitive area and to guarantee its future for generations to come. This unique Balcombe Creek & Estuary is the principle waterway of the Mornington Peninsula and Eastern Port Phillip seaboard and is core to the beautiful environment in which we all live and enjoy in its current form. It is historically significant to Mount Martha and much of the Peninsula, but more particularly of great ecological importance to local fauna and flora which have been protected and maintained thanks to various local community groups and committed individuals. Had it not been for this historic recognition, we would not even have this wonderful natural asset to now secure via the proposed ESO! The area has made possible the provision of generous valuable sporting and recreation infrastructure and this should be well maintained as it stands, but no further development should be considered outside existing boundaries. The current boardwalk and platforms provide safe and enjoyable access without excessive intrusion or impact. The Mornington Peninsula cannot afford to lose this treasured natural asset.

I have detailed comments to upload

No

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Monday, 11 December 2023 8:36 AM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I visit the area

In summary, my comments are:

I support the planning amendment. Protection of natural assets and biodiversity is essential for a thriving Peninsula moving forward. This sets an exciting precedent for other areas with mix zoning. Congratulations Mornington Peninsula Shire.

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Monday, 11 December 2023 11:29 AM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

Balcombe Estuary Reserves Group (BERG Mt Martha)

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

Other (please specify) - I not only visit the area, but volunteer to work and coordinate on-ground bushland restoration activities in the area, protecting and preserving the bushland and riparian areas

In summary, my comments are:

This area ie the Balcombe Estuary and coastal Reserves are unique, irreplaceable and highly valued by the local community, as well as by the many visitors who frequent them. It is imperative that the entire Reserve area has the highest protection possible to preserve it for future generations and that it continues to provide the vital wildlife corridor from the coast to the Briars heritage property and their associated bushland. It also protects the largest intact waterway, the Balcombe Creek and estuary on the eastern side of the Bay. The intact indigenous vegetation filters the runoff from the surrounding land ensuring the quality of the water in the creek and entering the Bay and the popular Mt Martha beach. There is relatively little natural bushland left on the Mornington Peninsula and so all reserves and every existing area is of prime importance and we can ill afford to lose any. So, it is imperative that this Amendment C421 morn is supported and passed.

I have detailed comments to upload

Submission No. 47
Page 2 of 2

No

From: [REDACTED]
Sent: Monday, 11 December 2023 11:30 AM
To: Strategic Admin
Cc: [REDACTED]
Subject: balcombe est b ref C241 Morn

Dear sir.

As long term residents at 62 watson rd we fully support the council proposal to protect the balcombe resource .

It is a un unique bush land heritage in a busy world and presents a valued well -being natural resource for passive bushwalking and appreciation of the natural fauna.

The area is supported by the berg volunteer group to enhance the area under specific guidelines .

We have 15 grandchildren and we wish to pass this valued area to our next generations and for use as an education resource for our local families and children and schools.

sincerely.

[REDACTED]

[REDACTED]

[REDACTED]

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Monday, 11 December 2023 12:15 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I visit the area

In summary, my comments are:

I support the amendment as I want the existing environment to be protected for future generations.

I have detailed comments to upload

No

From: [REDACTED]
Sent: Friday, 15 December 2023 12:08 PM
To: Strategic Admin
Subject: Amendment C241morn Submission

South East Water Submission to planning Scheme Amendment.

Planning Scheme Amendment C241morn to the Mornington Peninsula Planning Scheme – Mornington Catchment – Several assets (Augusta PS & RM, gravity sewers)

This amendment introduces Environmental Significance Overlay to the area. Rezone land currently within residential zones to reflect public ownership.

South East Water requests inclusion of an exemption in the proposed ESO32 (consistent with other exemptions proposed) which allows a utility to;
Remove, destroy or lop native vegetation to the minimum extent necessary to enable the reasonable maintenance of existing minor utility installations.

Given the sensitivity of the receiving areas, a sewer spill in this area (and even a water main burst) could have big impacts and it is important that our assets can be accessed and maintained. Having an exemption as suggested in place, would help South East Water to address the sewer spill quickly and efficiently so it reduces the risk of further spills while waiting for an approved permit from council. This would be a better outcome for the safety of the community and ensure South East Water can maintain our assets and reduce the likelihood of further incidents.

South East Water highlight to council:

- There are several SEW's assets located within the area (including gravity sewers and a rising main and pump station Augusta St SPS411).
- SEW to be aware of the new overlay if works are required in the assets located within the area.



Thank you,

[REDACTED]



WatersEdge 101 Wells Street
Frankston VIC 3199

T +613 9552 3686
M 0437 520 101



South East Water proudly acknowledges the Traditional Owners of the land on which we work and live, and pay respect to their Elders past, present and emerging. We acknowledge their songlines, cultural lore and continuing connection to the land and water. We recognise and value the rich cultural heritage and ongoing contributions of Aboriginal people and communities to our society in Victoria.

From: Shape
Sent: Monday, 11 December 2023 4:28 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I am a neighbour

In summary, my comments are:

Need to protect the Reserves - an irreplaceable asset. The vegetation on the Peninsula has been reducing over many years. Remaining vegetation needs to be preserved!!

I have detailed comments to upload

No

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Monday, 11 December 2023 6:23 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I own land affected by the Amendment

In summary, my comments are:

Please protect our reserves for now and into the future. There is very little vegetation left on the Peninsula that we cannot afford to lose more. It is an irreplaceable asset. We have learnt from our mistakes in the past not to destroy nature...please do not make the same mistake again. You can no longer claim naivety. Thankyou

I have detailed comments to upload

No

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Tuesday, 12 December 2023 10:57 AM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

[REDACTED]

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I own land affected by the Amendment

In summary, my comments are:

I wholeheartedly support the proposed amendment C241morn. The Balcombe Creek estuary and its surrounding reserves allow residents and visitors an unparalleled opportunity to access valued recreational and bushland areas which I trust will be preserved for future generations.

I have detailed comments to upload

Submission No. 53
Page 2 of 2

No

-

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Tuesday, 12 December 2023 4:01 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

BERG

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I visit the area

In summary, my comments are:

The Balcombe Creek Estuary Reserve is a habitat that needs to be preserved for wildlife and native plants. It is an irreplaceable asset within a Peninsula that continues to lose much of its native plant and animal life. It is a Reserve that continues to be enjoyed by many where sport can be played, dogs walked and families stroll on the board walk adjacent to the Creek with its ever changing patterns associated with tides, storm water and natural flows. It also has an abundance of history with its old camp ground and quarry.

Submission No. 54
Page 2 of 2

From: [REDACTED]
Sent: Thursday, 14 December 2023 11:17 AM
To: Strategic Admin
Subject: Re: New submission to Amendment C241morn

[REDACTED]
Thank you for your followup. I hereby confirm my support for the amendment, and have no further comments.
[REDACTED]

On 12 Dec 2023, at 5:11 pm, Strategic Admin <strategic.admin@mornpen.vic.gov.au> wrote:

Hi [REDACTED]

I'm emailing in regards to your online submission to Amendment C241morn which we received earlier today.

Unfortunately there were no comments included with the submission to confirm if you support or oppose the amendment. Would you be able to confirm your position and include any supplementary comments you may have in a response to this email?

Please contact the Strategic Planning team via strategic.admin@mornpen.vic.gov.au or calling 5950 1003 should you have any questions.

Kind regards,
[REDACTED]

<image001.gif>

[REDACTED]
Private Bag 1000, Rosebud VIC 3939 | 2 Queen Street, Mornington VIC 3931

Follow us on social media! <image002.gif><image003.gif><image004.gif><image005.gif>

<image006.jpg>

Mornington Peninsula Shire acknowledges and pays respect to the Bunurong people, the Traditional Custodians of these lands and waters.

[We are committed to carbon neutrality.](#)

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Tuesday, 12 December 2023 11:44 AM
To: Strategic Admin <strategic.admin@mornpen.vic.gov.au>
Subject: New submission to Amendment C241morn

Responses below.

Full name
[REDACTED]

Organisation

Mt Martha ratepayer

Postal address

[REDACTED]

Email

[REDACTED]

Do you represent other people?

Yes

Who do you represent?

family

Do you have written consent from these people for you to represent them?

No

How would the proposal affect you?

I visit the area

I have detailed comments to upload

No

<image008.gif>

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Thursday, 14 December 2023 9:21 AM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

No Answer

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I visit the area

In summary, my comments are:

This is a critically important ecological area and one that I care for deeply, as one of the most important environmental areas of the peninsula and port phillip bay. It is vital to protect and nurture these spaces for all living creatures, including our children and grandchildren. It is irreplaceable and beautiful, and a wonderful place to teach ourselves and our kids about the natural world, and to provide habitat for endangered and other species.

I have detailed comments to upload

Submission No. 56

Page 2 of 2

No

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Thursday, 14 December 2023 9:12 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

Resident

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I visit the area

In summary, my comments are:

Protection and enhancement of this area's ecological values is essential to the health of the region. I love the interaction that the sporting facilities provided for those who might not attend the area otherwise.

I have detailed comments to upload

No

Submission No. 57
Page 2 of 2

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Friday, 15 December 2023 10:41 AM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

N/A

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I am a neighbour

In summary, my comments are:

The proposed amendment C241MORN offers the best protection for our reserves now and for our children and grandchildren as well as striking a balance between development and protection

I have detailed comments to upload

Submission No. 58

No

Page 2 of 2



Your Ref: C241morn

Our Ref: 00002835

15 December 2023

Port Phillip Region
PO Box 137
Heidelberg Victoria 3084
DX211902
Telephone: 136 186
ppr.planning@depi.vic.gov.au

Team Leader Strategic Planning
Mornington Peninsula Shire Council

Email: strategic.admin@mornpen.vic.gov.au

Dear Sir/Madam,

PLANNING SCHEME AMENDMENT: C241morn
ADDRESS: Balcombe Estuary and Reserves, Mount Martha

Thank you for your correspondence dated 26 October 2023 referring details of the above amendment to the Department of Energy, Environment and Climate Action (the Department) in accordance with Section 19(1)(c) of the *Planning and Environment Act 1987*, to the Ministers prescribed under Regulation 8(b) of the *Planning and Environment Regulations 2015*.

The amendment proposes the following changes to the Mornington Peninsula Planning Scheme:

- Introduce a new Schedule 32 to the Environmental Significance Overlay (ESO32)
- Rezone land currently within residential zones to reflect public ownership and conservation or recreational values, and
- Delete redundant planning provisions to avoid unnecessary duplication of controls and improve the overall efficiency of the Mornington Peninsula Planning Scheme.

The amendment proposes to implement the recommendations of the Balcombe Estuary and associated reserves: *Ecological and Planning Study (Stasis, 2022)* to protect and enhance the ecological values, systems and character of the Balcombe Creek Estuary and associated reserves whilst supporting existing minor sports and recreation uses and community uses in the area.

The Department has considered the proposal has **no objection** to the proposed amendment.

The Department would like to take this opportunity to provide the following comments:

1. DEECA supports the proposed amendment as it will create greater environmental protections to the Balcombe Creek Estuary and its associated reserves.
2. The proposed Schedule 32 to Clause 42.01 Environmental Significance Overlay does not require a permit to “remove, destroy or lop native vegetation for the reasonable maintenance of any existing Minor Sports and Recreation Facility, Education Centre or Office in the Public Park and Recreation Zone”. This permit exemption should specify that any

Privacy Statement

Any personal information about you or a third party in your correspondence will be protected under the provisions of the Privacy and Data Protection Act 2000. It will only be used or disclosed to appropriate Ministerial, Statutory Authority, or departmental staff in regard to the purpose for which it was provided, unless required or authorised by law. Enquiries about access to information about you held by the Department should be directed to the Privacy Coordinator, Department of Environment, Land, Water and Planning, PO Box 500, East Melbourne, Victoria 8002



removal, destruction or lopping of native vegetation should be “to the minimum extent necessary” to enable reasonable maintenance.

If you have any further questions in relation to this matter, I can be contacted directly at portphillipregion.planning@delwp.vic.gov.au

Yours sincerely



Senior Planning Approvals Program Officer (Statutory Planning)
Planning Approvals, Central East Hub
Port Phillip Region

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Friday, 15 December 2023 2:26 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

Balcombe Estuary Reserves Group

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I am a neighbour

In summary, my comments are:

I support this amendment absolutely ! The work of the Balcombe estuary reserves group has been so important in protecting and restoring this unique estuary and this amendment will enable protection to continue into the future and prevent encroachment by inappropriate development in this area in which I live . I have been part of the care since 1975 when I helped establish the public reserve on the previous camping site

I have detailed comments to upload

Submission No. 60
Page 2 of 2

No

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Friday, 15 December 2023 2:31 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

Balconies estuary reserves group

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

No

How would the proposal affect you?

I am a neighbour

In summary, my comments are:

Absolutely I support this amendment that will ensure care and protection of this special estuary and surrounds for the future

I have detailed comments to upload

Submission No. 61

No

Page 2 of 2

From: Mornington Peninsula Shire <shape@mornpen.vic.gov.au>
Sent: Friday, 15 December 2023 4:49 PM
To: Strategic Admin
Subject: New submission to Amendment C241morn

Responses below.

Full name

[REDACTED]

Organisation

Balcombe Estuary Reserves Group Mt Martha (BERG)

Postal address

[REDACTED]

Email

[REDACTED]

Phone number/s

[REDACTED]

Do you represent other people?

Yes

Who do you represent?

members, supporters and families of BERG Mt Martha

Do you have written consent from these people for you to represent them?

No

How would the proposal affect you?

Other (please specify) - As official representative of BERG who commenced this process in conjunction with the Shire in 2017.

In summary, my comments are:

See attached

I have detailed comments to upload

Yes

Please upload your detailed comments

https://s3-ap-southeast-2.amazonaws.com/ehq-production-australia/11eb474ece5653682eee96d64109a5f003b5f483/original/1702618976/e567de4811eb7f79e1ea59ad6d0b36b9_Dec2023-BERG_Submission_to_Amendment_C241_morn.docx.pdf?1702618976

Since June 2017, the BERG Mt Martha Committee, with support from over 400 BERG members and the Mornington Peninsula Strategic Planning team, have been involved in this process of applying to Council and the Victorian Government to have the 73 hectares of Balcombe Estuary Reserves protected by an Environmental Significance Overlay.

Our belief is that an Environmental Significance Overlay (ESO) would provide the best possible protection to preserve this beautiful place now and for future generations to enjoy. This belief was clearly endorsed by the record number of submissions received by Council at the initial Community Consultation stage of the process. It's a clear endorsement of the value of our reserves in an increasingly busy and crowded world.

A place for all

The Balcombe Estuary Reserves are for the enjoyment & benefit of all the Mornington Peninsula's large and expanding community. They are in constant use and accessible to walkers and joggers, families, school groups and preschoolers, people of all abilities, birdwatchers, kayakers, and more, from across the Peninsula and beyond – a place for recreation, environmental learning, respite, relaxation and delight.

A haven for wildlife

The Reserves provide irreplaceable wildlife habitat, with diverse communities of our local flora and fauna, birds and marine life. As recent fauna and flora studies conducted in the Reserves have shown, any reduction in area would impact on and threaten this habitat and biodiversity, with flow-on to the linked natural environments ('biolinks') of foreshore and Bay, The Briars and beyond.

An irreplaceable asset

Natural environments are unique to their location. We stand to lose all we value about the indigenous beauty of our local environment if any of it is replaced with the ubiquitous sporting facilities and property "grabs" as seen in other suburbs.

Future additional sporting facilities (ovals, fields, courts) can be developed elsewhere, on land already cleared or degraded. There is so little natural vegetation left on the Mornington Peninsula, we cannot afford to lose any more.

Young people are demanding a different future, where people coexist with nature and natural systems to allow communities to prosper. We need to protect the irreplaceable Balcombe Estuary Reserves in their entirety, to ensure they continue to enrich the lives of future generations.

In summing up, BERG certainly supports the C241 morn amendment. We believe that it will preserve and improve the ecological values, systems and character of the Balcombe Creek Estuary and related reserves while supporting existing sports, recreation, and community uses in the area to accommodate a rising population.



cfa.vic.gov.au

Submission No. 63

Page 1 of 2

Patron: Her Excellency Professor the Honourable Margaret Gardner AC, Governor of Victoria

CFA Fire Prevention and Preparedness
8 Lakeside Drive Burwood East Vic 3151
Email: firesafetyreferrals@cfa.vic.gov.au

CFA Ref: 8000-76247-132492
Council Ref: C241morn

3 January 2024

Strategic Planning Team
Mornington Peninsula Shire Council
90 Besgrove Street
ROSEBUD VIC 3939

Dear Strategic Planning Team,

Proposal: C214morn
Location: Balcombe Creek Estuary and associated reserves

Thank you for providing CFA notice of C214morn in accordance with Section 19 of the *Planning and Environment Act 1987*.

CFA has reviewed the proposed planning scheme amendment and, further to our preliminary advice (CFA letter to Council dated 26 May 2022), would like to make the following comments:

CFA understands that Council is seeking to protect and enhance the environmental values within the Balcombe Creek Estuary and associated reserves (subject land), with the introduction of Schedule 32 to the Environmental Significance Overlay (ESO). CFA also recognises that Council intends to be responsible for managing the land.

CFA appreciates the level of detail provided in the Explanatory Report regarding vegetation management for bushfire protection purposes. However, is seeking clarification from Council regarding the change in planning policy objectives, with a focus to “protect and enhance”.

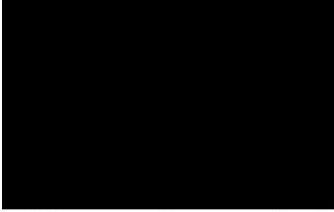
While protecting and enhancing the environment within the subject land could ultimately lead to a reduction in weeds and an invasive species, it is likely that native vegetation will increase over time with the enhancement component of the ESO, rather than reduce over time with the land management practices. It is unclear how the proposed ESO will address bushfire policy with a likely increase in bushfire risk overtime, as a result of enhancing native vegetation.

We recognise the bushfire exemptions may continue to apply to private land, however CFA is concerned particularly where there are adjoining residential lots due to the potential hazard increase within the subject land as a result of the new planning policy.

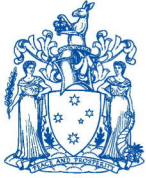
It remains unclear as to how the proposal has managed the policy component that applies in respect to 13.02-1S and CFA is seeking clarification regarding an appropriate policy response that can be prepared to address this.

CFA welcomes the opportunity to continue discussions with you regarding this and other proposals within Mornington Peninsula Shire Council. If you wish to discuss this matter in more detail, please do not hesitate to contact either [REDACTED], Land Use Planning Coordinator, on [REDACTED] or myself on [REDACTED]

Yours sincerely,



Manager Community Safety
CFA South East Region



Ref: PSA 539/23

Attn: Strategic Planning Team
Mornington Peninsula Shire Council
90 BESGROVE STREET
ROSEBUD VIC 3939

Dear [REDACTED]

PLANNING SCHEME AMENDMENT NO.:	AMENDMENT C241MORN
DEPARTMENT REFERENCE NO:	PSA 539/23
COUNCIL REFERENCE NO:	A12694296

Amendment C241morn

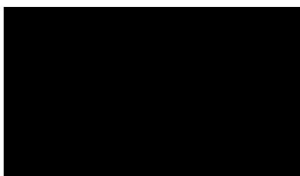
Thank you for your Notice of Proposed Amendment C241morn dated 26 October 2023 and 3 November 2023 of the above application to the Head, Transport for Victoria under Section 55 of the *Planning and Environment Act 1987*.

The Head, Transport for Victoria has reviewed the exhibited planning scheme amendment documents and is supportive of the amendment with no further comments or conditions.

Please forward a copy of any decision to this office as required under the *Planning and Environment Act 1987*.

Should you have any enquiries regarding this matter, please contact Kimberley Lee on Statutory.Planning@roads.vic.gov.au.

Yours sincerely,



Principal Statutory Planner
Under delegation from the Head, Transport for Victoria
09/01/2024

Cc: Permit applicant