DEVELOPMENT PLAN

10-20 GRANTVILLE-GLEN ALVIE ROAD,
GRANTVILLE, 3984

NORTH

MGA2020

BASS HIGHWAY

GRANTVILLE - GLEN ALVIE ROAD

CAIRO PLACE

PORTVIEW AVENUE

TATIARA DRIVE

STAGE 1
COMMERCIAL USE
(APPROVED UNDER PERMIT *****)**

STAGE 2
RESIDENTIAL USE
(APPROVED UNDER PERMIT 210219)

No.10-12
RESIDENTIAL

No.14-16
RESIDENTIAL

No.18-20
RESIDENTIAL

EXISTING
RESIDENTIAL

LAND SUBJECT TO
PLANNING APPLICATION

EXISTING
RESERVE

RESERVE
(TO BCSC)
(FUTURE PEDESTRIAN LINK)
(3m WIDE)

EXISTING
RESIDENTIAL

EXISTING
RESIDENTIAL

SCALE 1:750
0 7.5 15 22.5 30
LENGTHS ARE IN METRES

PROJECT REF:
W2079
DPO-3: REV: A
22.02.2022

SHEET
A2

BUSHFIRE HAZARD NOTES:

1. TO ENSURE THE BUSHFIRE RISK TO LIFE AND PROPERTY ON THE FUTURE RESIDENTIAL AREA IS REDUCED TO AN ACCEPTABLE LEVEL, ANY FUTURE PLANNING PERMIT APPLICATION FOR RESIDENTIAL PURPOSES MUST INCLUDE A BUSHFIRE MANAGEMENT PLAN. THE BUSHFIRE MANAGEMENT PLAN MUST BE PREPARED TO THE SATISFACTION OF THE RESPONSIBLE AUTHORITY AND ENDORSED TO FORM PART OF ANY APPROVED PLANNING.
2. A BUSHFIRE HAZARD ASSESSMENT WILL BE REQUIRED AS PART OF ANY SUBSEQUENT PLANNING PERMIT.

TRAFFIC NOTE:

1. REFER TO DWG NO. 11605107 IN WASTE MANAGEMENT PLAN REF: 11605R9281-WMP BY TTM CONSULTING (VIC) PTY. LTD. FOR FURTHER DETAILS ON VEHICLE SWEPT PATHS.

DRAINAGE NOTE:

2. REFER TO STORMWATER MANAGEMENT STRATEGY PREPARED BY BROSNAN ENGINEERING SOLUTIONS (REF: 22006 SWMS) FOR FURTHER DETAILS.

RECEIVED
10 JUN 2022
BASS COAST SHIRE COUNCIL

[redacted]

[redacted]

[redacted]

[redacted]

After receipt of your letter today and our follow up conversation I write to express my concern about the application of endorsement of Development Plan Overlay 3-10-20 Grantville - Glen Alvie Rd. Grantville.
I understand at this stage it is only No. 10-12 that is being developed and although seriously upset by losing the amenity of my own property I am more concerned by the consideration of the development of 20 small housing blocks on this parcel of land.
Grantville is a rural town and should not be developed as a high density urban dwelling area.
There is not the infrastructure for such development to be supported at this time and it will also gravely affect the tone of the area.
Further to this I am seriously distressed by the concern that the large gum trees and other well established vegetation on this piece of property will be destroyed in the process. These were a feature of my purchase in this area and it would be a calamity for my outlook, as well as the towns, to have these removed.
I feel that the property could forego the planned pedestrian walkway/ reserve to retain many of these.

Sincerely yours,

[redacted]

Sub 2

From: [redacted]
Subject: Proposed Development Plan in Grantville. 3984.
Date: Thursday, 16 June 2022 12:27:11 PM

Senior Strategic Planner, 16th June, 2022
Bass Coast Shire Council
P.O. Box 118,
Wonthaggi, 3995

Re: APPLICATION TO ENDORSE PLAN UNDER DEVELOPMENT PLAN OVERLAY 3 - 10-20 GRANTVILLE-GLEN ALVIE ROAD PRECINCT

I reside at [redacted] to No.10-12 that has been sold to developers. I have viewed the plan which shows twenty very small blocks. I am concerned that possibly up to ten double-storey buildings will be built on these extremely small blocks, and if this is the case it will invade my privacy. If this should be permitted, I strongly protest this application. I look forward to hearing from you.

Yours faithfully,

[redacted]

[redacted]