



LOCAL PLANNING SCHEME NO. 2

Amendment No. 12

Standard amendment to:

‘Table 1 – Zoning table’ to reclassify the permissibility of the use class ‘Service station’ from ‘A’ in the Mixed Use Zone; and ‘D’ in the Local Centre, District Centre and Regional Centre Zone, to ‘X’; and

Clause 32, ‘Additional site and development requirements’ to include: ‘Use class Service station is not permitted where the lot on which the service station is located is adjoining or adjacent a Residential or Mixed use zone.



FORM 2A

Planning and Development Act 2005

RESOLUTION TO PREPARE AMENDMENT TO LOCAL PLANNING SCHEME

CITY OF VINCENT LOCAL PLANNING SCHEME NO. 2
AMENDMENT NO. 12

RESOLVED that the local government pursuant to section 75 of the *Planning and Development Act 2005* (as amended), amend the above Local Planning Scheme to:

1. Reclassify the permissibility of the use class 'Service station' from 'A' in the Mixed Use Zone; and 'D' in the Local Centre, District Centre and Regional Centre Zone, to 'X' in 'Table 1 – Zoning table'; and
2. Amend Clause 32, 'Additional site and development requirements' to include: 'Use class Service station is not permitted where the lot on which the service station is located is adjoining or adjacent a Residential or Mixed use zone'.

The amendment is standard under the provisions of the *Planning and Development (Local Planning Schemes) Regulations 2015* for the following reasons:

- It is consistent with the City's Local Planning Strategy, objective (a) - To promote and safeguard the health, safety and convenience and general welfare of the inhabitants of the City and Clause 1.4.4 - Traffic and Transport, provide for a more efficient use of existing transportation infrastructure within the City to ensure the vitality of the businesses and activity centres in the City and protection of residential amenity.
- It is consistent with the intent of the Urban zone under the Metropolitan Region Scheme to provide for a range of commercial activities;
- It is consistent with the objectives of the zones of the Scheme Mixed Use, Local Centre, District Centre and Regional Centre Zones as it would prohibit a commercial land use ('service station') which is not compatible with residential uses and would be detrimental to the amenity of adjoining owners or residential properties in the locality;
- It does not result in any significant environmental, social, economic or governance impacts on land in the scheme area; and
- It is not a complex or basic amendment.

Dated this **day** of **2023**

CHIEF EXECUTIVE OFFICER



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COUNCIL RECOMMENDED/SUBMITTED FOR APPROVAL

Supported for submission to the Minister for Planning for approval by resolution of the City of Vincent at the Ordinary Meeting of the Council held on the DD MM 2023 and the Common Seal of the City of Vincent was hereunto affixed by the authority of a resolution of the Council in the presence of:

.....
MAYOR

.....
CHIEF EXECUTIVE OFFICER

WAPC RECOMMENDED/SUBMITTED FOR APPROVAL

.....
DELEGATED UNDER S.16 OF
THE *PLANNING AND DEVELOPMENT ACT 2005*

DATE.....

APPROVAL GRANTED

.....
MINISTER FOR PLANNING
S.87 OF THE *PLANNING AND DEVELOPMENT ACT 2005*

DATE.....