

PLANNING PERMIT

Permit No. T990172

Planning Scheme: Pakenham Planning Scheme

Responsible Authority: Cardinia Shire Council

ADDRESS OF THE LAND:

Address: 20 HICKSON RD, OFFICER
Lot/LP Details: L29 LP7847

THE PERMIT ALLOWS:

The use and development of the land for the purpose of a wholesale plant nursery generally in accordance with the approved plan.

THE FOLLOWING CONDITIONS NO.1- 11 INCLUSIVE APPLY TO THIS PERMIT:

1. The layout of the site and the size of the proposed buildings and works, as shown on the approved plan, must not be altered or modified without the consent in writing of the responsible authority..
2. Within three (3) months of the issue of this permit, the permit holder must provide to the responsible authority verification that an appropriate license has been obtained from the Public Transport Corporation (Property Department) for use of the access to the north of the site.
3. In the event that the appropriate license, as required by Condition 2 of this permit, is disallowed or terminated, the permit holder must arrange for the design and construction of Hickson Road, from Officer South Road to the subject property, at no cost to Council and to the following standard:
 - (a) An all weather gravel road construction to Council's satisfaction and in accordance with 'Specification for Partial Gravel Road Construction Works Standard Drawing 1 - July 1997'.
 - (b) Strengthening and widening of the Hickson Road bridge over the Officer South drain as necessary to cater for truck traffic to the satisfaction of the responsible authority.
4. At such time as Hickson Road is constructed pursuant to the Local Government Act, allowance will be made for the property owner for the cost of construction works which can be reasonably incorporated into the private street scheme.
5. No retail sale of plants shall be conducted from the land without the further written consent of the responsible authority.
6. The area set aside for landscaping on the approved plan must not be used for any other purpose.

Date Issued: 20/04/99Signature for the
Responsible Authority: _____

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7. The loading and unloading of vehicles must always be carried on entirely within the site and must not interfere with other traffic.
8. The areas shown on the approved plan for car parking must not be used for any other purpose.
9. Within three (3) months of Hickson Road being constructed, a car parking area capable of accommodating at least six (6) car spaces must be established in the area identified on the approved plan adjacent to the Hickson Road road reserve.
10. Nuisance or annoyance must not be caused by the operation of the use to persons beyond the site.
11. This permit will expire if:
 - (a) the development is not commenced within two (2) years of the date of this permit; or
 - (b) the development is not completed within four (4) years of the date of this permit.

The responsible authority may extend the periods referred to, if a request is made in writing before the permit expires or within three (3) months afterwards.

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 Responsible Authority:
 