



Department of Environment
Land, Water and Planning

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Mr Kelvin Tori
Chief Executive Officer
Melton City Council

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Dear Mr Tori

PROPOSED MELTON PLANNING SCHEME AMENDMENT C166

I refer to your council's application for authorisation to prepare an amendment to the Melton Planning Scheme. The amendment proposes to rezone a number of properties in Exford from the Green Wedge Zone (GWZ) to Green Wedge A Zone (GWAZ) and makes associated administrative changes.

Pursuant to section 8A of the *Planning and Environment Act 1987*, I do not authorise your council to prepare the amendment on the basis that there is insufficient strategic justification to support the rezoning of land from GWZ to GWAZ.

It is recommended that a broader strategic approach be adopted by your council to manage the conflict between existing rural-residential areas such as the Exford Estate and agricultural uses which are encouraged and supported within the Green Wedge.

I understand that your council is undertaking a review of its Municipal Strategic Statement (MSS) and green wedge provisions as part of the *Western Plains South Green Wedge Management Plan*. This provides an opportunity for council to develop further guidance about land use and development in these areas and to address broader amenity issues. Any future amendments should be supported by this strategic work being undertaken by your council.

If you have any further queries in relation to this matter please contact Melena McKaskill from Planning Services on 8392 5520.

Yours sincerely

STEVEN COX
Manager, Planning Services

22/06/2017

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