

# AMENDMENT C375

## BARWON HEADS STRUCTURE PLAN IMPLEMENTATION



Barwon Heads, set within a sensitive coastal environment, is a desirable place to live and visit. Council has prepared a plan to help manage the future development of the town.

This plan is known as the Barwon Heads Structure Plan 2017.

### What is the Barwon Heads Structure Plan 2017?

The Barwon Heads Structure Plan 2017 provides certainty for the community on the planning and development of the town into the future. The Structure Plan was prepared after a review of the existing 2010 Plan.

**The Structure Plan Map, which reaffirms the current Settlement Boundary, is on the reverse page of this brochure.**

### Was the local community involved in the Structure Plan preparation?

Comprehensive community engagement has been a key aspect in preparing the 2017 Plan.

Project Bulletin updates were circulated. There was direct contact with community groups and key stakeholders. Workshops and drop-in sessions were held.

A draft Structure Plan was released in May 2017 and submissions invited. 1,050 submissions were considered in finalising the Plan.

### Has the Barwon Heads Structure Plan been adopted by Council?

Yes. The Structure Plan was adopted by Council at its meeting on 22 August 2017.

### What is Amendment C375?

Amendment C375 is the statutory process of amending the Greater Geelong Planning Scheme to implement the new Structure Plan. The amendment updates the local strategy for Barwon Heads and applies **residential Zone and Overlay changes**

A brief explanation of the proposed new zone and overlays is provided on a separate brochure attached.

### Can I make a submission to Amendment C375?

Yes. Submissions should be made by **Tuesday 13 March 2018** and sent to:

Strategic Implementation Unit  
City of Greater Geelong  
P O Box 104, GEELONG VIC 3220;  
Or by e-mail to:  
[strategicplanning@geelongcity.vic.gov.au](mailto:strategicplanning@geelongcity.vic.gov.au)

Or lodged online at:  
[www.geelongaustralia.com.au/amendments](http://www.geelongaustralia.com.au/amendments)

### Where can I go for more information?

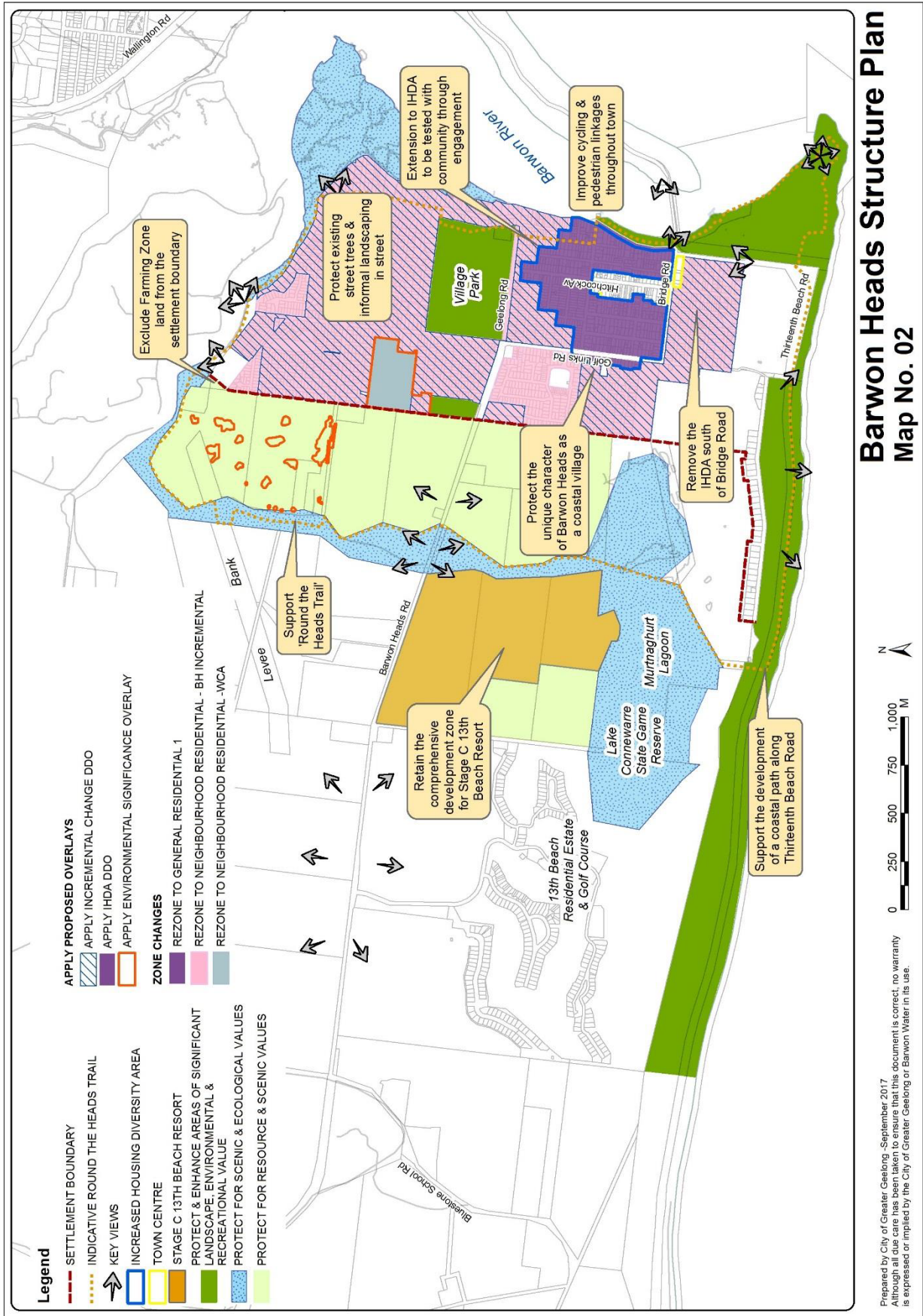
Go to our “**amendments**” website listed above or view hard copies at the Council Customer Service Centres at 100 Brougham Street, GEELONG and 66-70 The Avenue, OCEAN GROVE.

Please call us on 5272 4820 if you have any questions.

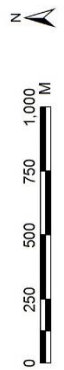
## Key policy directions for Barwon Heads

- ☒ Ensure that urban development does not occur outside the defined Settlement Boundary shown on the Barwon Heads Structure Plan Map (*see reverse side of this page*).
- ☒ Ensure that future infill housing complements the unique coastal character of Barwon Heads by varying the residential zone provisions and applying Design and Development Overlay controls.
- ☒ Rezone Warrenbeen Court properties and apply an Environmental Significance Overlay to protect and enhance the ecological values of this area.
- ☒ Encourage development in the Town Centre that retains the traditionally scaled buildings and proportioned lot sizes.
- ☒ Support improvements to road, footpath, cycle paths and stormwater drainage infrastructure funded by Special Rates and Charges Schemes.
- ☒ Ensure the continual monitoring and assessment of the traffic and parking network and recommend improvements as necessary.
- ☒ Retain the existing rural zones outside the Settlement Boundary.
- ☒ Ensure that future development of Stage C of the Thirteenth Beach Resort is golf course focused, integrated, delivers environmental benefits, excludes residential development and maintains the non-urban appearance from Barwon Heads Road.

# Barwon Heads Structure Plan Map



## Barwon Heads Structure Plan Map No. 02



Prepared by City of Greater Geelong - September 2017  
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