SCHEDULE 3 TO THE SIGNIFICANT LANDSCAPE OVERLAY

Shown on the planning scheme map as SLO3.

CARDINIA STRATEGY PLAN AREA

1.0

Statement of nature and key elements of landscape

The gently undulating topography of the area forms a transition from the Foothills in the north west to flatter land around Cardinia Creek to the south east.

It provides both a landscape context for the Foothills and a picturesque landscape setting for the Cardinia Creek Park.

The area is in part cleared for pasture and has in part a rural residential character.

2.0

Landscape character objective to be achieved

- To conserve and enhance the existing pattern of vegetation to maintain landscape quality and remaining natural ecosystems.
- To encourage development that is in harmony with the landscape of the Casey Foothills and compatible with protection of the picturesque landscape setting for Cardinia Creek Park.
- To encourage protection and enhancement of riparian vegetation.
- To encourage land management practices compatible with landscape conservation.
- To protect the landscape value of Cardinia Creek Park.

3.0

Decision guidelines

Before deciding on an application, the responsible authority will consider:

- Whether the development will be detrimental to the natural physical features or resources of the area, the Foothills or Cardinia Creek Park.
- Whether the development will detract from the views and landscape setting of Cardinia Creek Park.
- The impact on plant life, animal habitats and the landscape.
- The impact on the character and appearance of any area or feature of architectural, historic or scientific significance or of natural beauty, interest or importance.
- Whether vegetation will be removed.
- The need to revegetate or landscape the site.
- The views of the public land manager responsible for Cardinia Creek Park.

References

- Cardinia Strategy Plan, City of Casey (June 2002)