

THE KINGBOROUGH INTERIM PLANNING

SCHEME 2015

Fact Sheet No. 5

What is a Specific Area Plan?

Part F of the Kingborough Interim Planning Scheme 2015 incorporates Specific Area Plans that are applicable for the Kingborough Municipality. These specific areas are defined on the Planning Scheme Zone Maps that are available to the public and comprise an underlying relevant zone/s from the standard template suite of zones, with a defined outline demonstrating the extent of the area affected by the Specific Area Plan (SAP).

What does a Specific Area Plan do?

A Specific Area Plan is in place for areas that have a unique character that is desirable to be maintained, is encumbered by a Development, Local Area or Master Plan or has specific use or development requirements that are over and above the Zone or Code provisions, for example. A Specific Area Plan includes a purpose statement that sets out what the SAP is seeking to achieve. There may also be local area objectives or desired future character statements within the SAP to guide future use or development. The area to which the SAP applies is also defined by a Figure in the relevant SAP.

The SAP may include a section that sets out further application requirements that may be required to carry out an assessment of an application. Where a Table of Uses is contained within a SAP, this use table overrides the use table contained within the relevant zone chapter. The Table of Uses functions in the same manner as it does for a Zone (see Fact Sheet 3 - What is a Zone?).

Similarly to a Zone and Code, a Specific Area Plan will include a set of use and/or development standards that are applicable to an application that occurs on land contained within a defined specific area. The provisions contained within the SAP override both Code and Zone provisions where they conflict.

There are four Specific Area Plans contained within the Kingborough Interim Planning Scheme 2015 as follows:

- Kingston Green Specific Area Plan
- Margate Marina Specific Area Plan
- Former Kingston High School Site Specific Area Plan
- Wellington Park Specific Area Plan

Further Enquiries:

This Fact Sheet provides a general guide on the functions and application of a Specific Area Plan within the Kingborough Interim Planning Scheme 2015. Please contact Council's Customer Service Team on 6211 8200 if you require any further assistance or clarification.