



DEVELOPMENT PLAN ASSESSMENT - APPLICATION FORM

DEVELOPMENT PLAN OVERLAY SCHEDULE NUMBER: 1

DEVELOPMENT PLAN TITLE: MAFFRA NORTH

SUBJECT LAND

Address/es	Title details
Maffra-Briagolong Road, Maffra	Lots 1 & 2 on TP533434E

APPLICANT

Name:	
Company:	
Contact Number/s:	
Postal Address:	
Email:	

PROPOSAL:

The proposed development plan has been prepared to allow the subdivision of land at Maffra-Briagolong Road, Maffra into 22 developable lots and one balance lot under the Rural Living Zone (Schedule 2), but also considers the potential future subdivision of the balance lot once the land is rezoned to Rural Living Zone (Schedule 5) in future.

DOCUMENTATION REQUIRED:

A request to approve a Development Plan (DP) must be accompanied by (but not limited to) the following information (where relevant):

Information:	Notes:
A site analysis plan.	Prepared by Beveridge Williams.
A current title (within the last 60 days) for the subject site/s, including copies of any covenants, caveats or Section 173 Agreements on the title.	Provided for Lots 1 & 2 on TP533434E.
Overall development plan.	Prepared by Beveridge Williams.
Open space plan / landscape plan, which details open space improvements and landscaping, as appropriate.	No new public open space is proposed or required.
Bushfire assessment and management plan (if the land is within a Bushfire Management Overlay or Bushfire Prone Area).	A Bushfire assessment and management plan has been prepared by Fire Risk Consultants, as the land is both partially affected by a Bushfire Management Overlay and in a Bushfire Prone area.
Flora and Fauna Assessment.	A Flora and Fauna Assessment has been carried out by ID Ecological.
Cultural Heritage Assessment (if the land is within an area of Cultural Heritage Sensitivity).	A CHMP is not required, as the land is not recognized as having potential sensitivity to cultural heritage.
Drainage Impact Assessment.	A Drainage Impact Assessment has been prepared by Water Technology.
Traffic Impact Assessment.	A Drainage Impact Assessment has been prepared by One Mile Grid.
Identification of infrastructure requirements, including timing and funding mechanisms.	A servicing plan has been prepared by Beveridge Williams.
Management plan, indicating the proposed staging of the development, as appropriate.	A Staging Plan has been prepared by Beveridge Williams.
Written response and information required as per 'Section 4.0 Requirements for a development plan' of the relevant DPO	A response has been provided in the attached Development Plan report prepared by Beveridge Williams.

* if the above are not required, justification for this must be provided for Council to assess.

DECLARATION

I declare that all the information I have given is true and correct to the best of my knowledge:

PRINT NAME:

Applicant Signature:

Date: 18/03/2026

OFFICE USE ONLY

Date Received	
Amount Received	
Receipt Number	