

PLANNING SCHEME AMENDMENT

FACT SHEET

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WHAT IS THE PLANNING SCHEME AMENDMENT?

The Planning Scheme Amendment is a change to the relevant Planning Scheme (in this instance the Whittlesea, Mitchell, Strathbogie, Benalla, Wangaratta and Wodonga Planning Schemes) to apply a project specific planning control which will remove the need for separate permits.

Before works start, ARTC will make a request to the Minister for Planning to amend the Planning Schemes. The proposed amendment introduces site specific controls via an Incorporated Document and Specific Controls Overlay (SCO), meaning the project can progress without the need for additional planning permits, subject to conditions being met to the satisfaction of the Minister for Planning.

WHAT DOES THE PLANNING SCHEME AMENDMENT APPLY TO?








The Planning Scheme Amendment will apply to the project area only, which is generally land within the rail corridor and adjacent roads, as well as any land temporarily required for construction and access to the rail corridor. We will also need a number of properties to be acquired for constructing permanent structures such as bridges.

The proposed Incorporated Document and SCO applies for the purpose of delivering the Inland Rail – Beveridge to Albury section only and does not affect the underlying planning scheme zones and overlays for proposals unrelated to project delivery.

The draft Incorporated Document is available at inlandrail.artc.com.au/t2a-status

Submissions can be about any aspect of the project (Euroa township pictured).

We will take the following steps to apply for a PSA:

- 1 Work with agencies and contractors to confirm project scope and PSA areas. 
- 2 Host information sessions to share relevant detail around planning processes and controls. 
- 3 Notify stakeholders of voluntary exhibition of PSA documents. 
- 4 Seek written submissions from stakeholders regarding the proposed PSA. 
- 5 Collate feedback, update PSA documentation where required. 
- 6 Submit PSA documentation to the Victorian Minister for Planning for assessment. 
- 7 Minister makes decision. 



For more information, visit planning.vic.gov.au



WHY SUBMIT A PLANNING SCHEME AMENDMENT REQUEST WHEN THERE IS NOT YET A FINAL DESIGN?

The Planning Schemes set out objectives, policies and provisions for the use, development and protection of land during the Inland Rail – Beveridge to Albury Project. Regardless of the final design, the Incorporated Document would put in place specific conditions, which will need to be completed to the satisfaction of the Minister for Planning.

WHY ARE WE SEEKING SUBMISSIONS?

As part of the process, the community and other interested parties have an opportunity to provide feedback about the project or the proposed Planning Scheme Amendment. A summary of submissions and ARTC's response will be provided to the Minister for Planning as part of the formal request for approval of the Planning Scheme Amendment.

HOW IS THIS DIFFERENT TO THE COMMUNITY CONSULTATION PROCESS?

Submissions received for the Planning Scheme Amendment form part of the request to the Minister for Planning to amend the Planning Schemes. In addition to the Planning Scheme Amendment, ARTC is seeking feedback from the community on broader aspects of the project.

WHO CAN MAKE A SUBMISSION?

Anyone with an interest in the project can make a submission. Submission forms have been mailed out to residents and landowners located within and in proximity to the project area.

You can also make a submission online at inlandrail.artc.com.au/t2a-status

WHAT CAN SUBMISSIONS BE ABOUT?

Submissions may outline concerns about, or support for, any aspect of the project or the proposed Planning Scheme Amendment. This can include amenity considerations, management or mitigation measures, construction impacts or any other matters relevant to the project or the draft Incorporated Document.

HOW CAN I PROVIDE A SUBMISSION?

You can provide a submission by completing the enclosed hardcopy form with prepaid envelope, or via the Inland Rail website inlandrail.artc.com.au/t2a-status



You can visit a regular pop-up to find out more about making a PSA submission (Glenrowan pictured).

KEEP UPDATED

ARTC is committed to working with communities and landowners, state and local government as a vital part of our planning and consultation work, and we value your input. If you have any questions or comments, please let us know. ARTC is also delivering the North East Rail Line upgrade. See artc.com.au/northeast for more information.

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🌐 inlandrail.com.au/T2A

The Australian Government is delivering Inland Rail through the Australian Rail Track Corporation (ARTC), in partnership with the private sector.

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