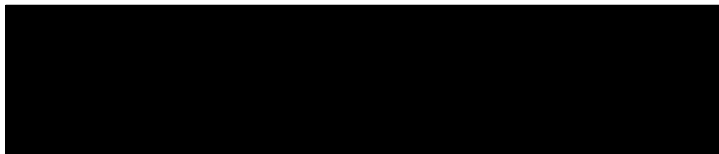


SEBASAM WEST HIGHLAND WHITE TERRIERS.

G. & S. FLYNN

13, CANICO LANE,
HILLCREST

VIC. 3351



KENNEL MANAGEMENT PLAN

JULY 23rd. 2023

VG 710018700 A5212

PYRENEES SHIRE COUNCIL
FILE No: 02/08/08
DOC No:
14 AUG 2023
ACTION: Jacinda Perry
INFORMATION:



086314

PROPERTY

13, CANICO LANE,
HILLCREST
VIC. 3351

10-ACRE BUSH BLOCK, back 4 acres dense bush.

4-ACRES-SEMI-CLEARED TO 2 ACRES HOME AREA.

DURING THE DAY, DOGS ARE HOUSED IN EXERCISE YARDS
WITH TOYS AND ACTIVITIES.

ONLY 2 TO 3 DOGS PER YARD, WITH FRIENDS
VERY HOT OR COLD WILL RETURN TO KENNELS,
BUT WILL ALWAYS HAVE SOME TIME TO RUN AROUND.

AT NIGHT

IN INDIVIDUAL KENNELS.

WOOD HEATER GOES FULL-TIME IN WINTER,
2 AIR CONS FOR COOLING AND HEATING,
ONE EACH END.

DOOR AT END LEFT OPEN DURING DAY.

EXERCISE

EXERCISED IN PLAY YARDS

ALL DOGS LEAD-TRAINED AND ON GOOD DAYS

WILL HAVE WALK ON LEAD.

THIS CAN TAKE PLACE ON PROPERTY AS SO BIG,
OR DOWN TO MAIL BOX AND BACK.

ALWAYS ON LEAD WHEN TAKEN TO YARDS OR
RETURNED TO KENNELS.

HYGIENE AND DISINFECTANT ROUTINE

KENNELS ARE HOSED OUT EVERY DAY.

IN WINTER HEATER HELPS DRY THEM.

BEDS ARE ALSO HOSED AND PROPPED UP TO DRY.

VINEGAR IS USED AS A DISINFECTANT,

PLUS A HOSPITAL GRADE DISINFECTANT.

ALL FEEDING AND WATERING UTENSILS ARE WASHED DAILY IN HOT WATER, PLUS DETERGENT, UNAMAT, THEN RINSED THOROUGHLY.

TOYS ARE KEPT CLEAN AND RINSED THOROUGHLY.

DOG FAECES ARE PICKED UP FROM KENNELS SO THEY DO NOT ACTUALLY GO INTO SEPTIC TANK.

FAECES ARE SCOOPED UP FROM YARDS,

TAKEN DOWN TO THE BACK OF BUSH PROPERTY, FILLED INTO HOLE, WHICH IS COVERED OVER WITH SOIL WHEN FILLED.

CONTROL OF PESTS

ALL UNEATEN FOOD IS DISPOSED OF IN AN APPROPRIATE WASTE BIN.

THERE IS NOT MUCH AS THEY HAVE GOOD APPETITES. WHEN USING CHEMICALS FOR PEST CONTROL WE FOLLOW INSTRUCTIONS.

MICE WHEN THE SEASON IS ON ARE CAUGHT IN NON-DANGEROUS TO OTHERS, TRAPS. DO NOT USE BAIT. DEAD MICE ARE DISPOSED OF.

FOOD IS NOT LEFT WITH DOGS, WHICH LESSONS MICE ATTRACTION.

DOGS FED TWICE DAY.

DISHES WASHED TWICE DAILY.

WHEN WE ARRIVED HERE WE HAD ANT PROBLEMS, BUT NO LONGER.

WE DO NOT USE FLEA POWDER BUT ARE OBSERVANT. DO NOT HAVE FLEA PROBLEM.

EMERGENCIES

4

PROPERTY IS ELEVATED SO FLOOD UNLIKELY.
FIRE WOULD BE THE MAIN EMERGENCY.

KENNEL BUILDING IN CERTAIN CONDITIONS
BEST PROTECTION FOR DOGS.

WIND DIRECTION, TEMPERATURE DETERMINE THIS.

SPRINKLERS AROUND HOMESTEAD.

GRASS KEPT SHORT AS PREVENTION.

BUSH HAS BEEN CLEARED BEHIND HOUSE AND

KENNELS AS BREAK TO FOREST (LIGHT BUSH)

GATES DESIGNED FOR ACCESS FOR FIRE TRUCKS,

OURSELVES AND RIGHT-HAND NEIGHBOUR.

WE ARE ON EDGE OF FOREST AREA SO HAVE
GOOD ESCAPE BY ROAD IF NECESSARY.

IF EXTREME - OUR SON, HIS FAMILY AND MATES
HAVE OFFERED TO HELP WITH EVACUATION TO
BALLARAT.

WE HAVE LARGE CARRY-CONTAINERS FOR DOGS
AND 2 VEHICLES.

OUR SON HAS AN ENCLOSED BACKYARD IN BALLARAT.

DAILY ROUTINE CARE

CHECK -

- CHANGES IN BEHAVIOUR
- SIGNS OF ILLNESS eg. vomiting
- SIGNS OF INJURY, PAIN, SWELLING OR DISCOMFORT
- APPETITE, ACTIVITY LEVEL.
- CHANGES IN COAT - HAIR LOSS, SCRATCHING PARASITE SYMPTONS.
- NOTING SEASON DATES FOR ENTIRE FEMALES.
- NOTING ANYTHING ELSE THAT MAY INDICATE HEALTH OR WELFARE CONCERNS.
- PREGNANT, LACTATING OR ELDERLY DOGS UNDER MORE SCRUTINY.
- TEETH AND GUMS CHECKED REGULARLY.
- WITH SUCKLING PUPPIES USUALLY VISUAL PROGRESS IS EVIDENT - WEIGH IS DONE WITH CONCERNS.
- PUPPIES WITHIN A LITTER ARE CONTINUALLY OBSERVED AND MOTHER IS INTEGRAL IN THIS CARE.
- IF THERE ARE PROBLEMS, VETERINARY HELP IS SOUGHT.
- RECORDS OF HEALTH PROBLEMS WOULD BE NOTED.
- VETERINARY CHECKS FOR ALL DOGS.

RESPONSE TO AN OUTBREAK OF DISEASE OR SICK ANIMAL

IF I AM CONCERNED WILL -

- CONTACT VETERINARIAN FOR ADVICE
- ISOLATE THE INDIVIDUAL.
- CONSIDER RISK OF SPREAD.
BEDDING, FOOD, WATER UTENSILS TOYS - DISINFECTED,
- NOT SHARED
- DO NOT SOCIALIZE INDIVIDUAL.
- VISITORS TO PROPERTY TO NOT COME IN CONTACT
- OBSERVE BEHAVIOUR OF OTHER DOGS.

CONSTANT OBSERVATION OF PROGRESS
WHOLISTIC HEALTH PRACTICES WITH BOTH PEOPLE
AND ANIMALS SO CANNOT REMEMBER WHEN
SUCH AN EVENT EVER TOOK PLACE.

VACCINATION

PUPPIES ARE VACCINATED WHEN MICRO-CHIPPED
AT EIGHT WEEKS.

I HAVE BEEN ADVISED THAT THE MANUFACTURERS
STATE THAT THIS CAN LAST 10 WEEKS, HENCE 18
WEEKS.

- USUALLY ADVISE 16 WEEKS.

IN FAVOUR OF 3 YEARS BEING THE DURATION GAP.
TITRE TESTING IS NOW AVAILABLE.

PARASITE CONTROL

7

PUPPIES 2½ WEEKS. MILPRO VIRBAC WORMING
WHEN FIRST STARTED NEARLY 50 YEARS WOULD
SEE WORMS IN PUPPIES' STOOLS AFTER WORMING
WE HAVE NOT SEEN EVIDENCE OF WORMS FOR
DECADES, ALTHOUGH WE STILL WORM.
WE USED TO WORM PROMISCUOUSLY EVERY 3 MONTHS.
NOW, STOOLS ARE CHECKED EVERY DAY AS A
MATTER OF COURSE.

IF A DOG EATS SPOOR OF BUSH ANIMALS THEY
AUTOMATICALLY GET WORMS AND NEED COMPLETE TREATMENT.
BUT WE AVOID THAT HAPPENING.

PROMISCUOUS WORMING IS WHEN YOU WORM
WHEN DOG DOES NOT NEED IT. YOU ACTUALLY
DO YOUR DOG MORE HARM THAN GOOD.

HIS NATURAL IMMUNITY DECLINES.

A STOOL SAMPLE CAN BE GIVEN TO VET, IF
THE HANDLER IS UNSURE.

CARE GROOMING

DOGS COMPLETELY TRIMMED EVERY 10-12 WEEKS. *

BATHED AFTER TRIM.

BATHED EVERY 4 WEEKS GENERALLY

OR IF NEEDED FOR SPECIAL OCCASIONS

IT IS NOT RECOMMENDED TO BATH WESTIE TOO MUCH.

FRUITS SHAMPOO OR OATMEAL SHAMPOO FROM VET FOR PUPPIES.

WIRE TEASING BRUSH.

*USE OF DOG CLIPPERS - COMBS & CUTTERS,
REGULARLY SHARPENED

DIET AND NUTRITION

Puppies.

Lactose free milk, goats milk.
with Parex, babies first food.

Pal Puppy tinned food.

Finely minced steak.

My Dog sardines etc. Chicken.

Five times daily - reducing slowly.

Pal Puppy cubes.

Adults

Pal Puppy tinned food.

Other quality tinned foods, Aldi as well.

Pal Pedigree dry foods, Cobbar, Baxters.

Actually whole variety.

Olive Oil - daily on dinner, Kelp powder.

Flaxseed Oil - sometimes.

One raw egg per week per dog.

Barf has been used.

Enrichment Care

Puppies

PUPPIES HANDLED FREQUENTLY DURING DAY & NIGHT.
INVOLVING FEEDING, CLEANING FACILITY,
CLEANING PUPPIES.

AS PUPS MATURE, MOTHER STILL VISITS. TALKED TO
NATURALLY AS A MATTER OF COURSE.

PUPPIES SOCIALIZE TOGETHER.

CONTINUAL MUSIC.

DO NOT ENCOURAGE STRANGERS TO GO PLAY
WITH THEM.

TOYS ROTATED.

Adults

ACTIVITIES AROUND ROUTINES.

- FEEDING

- LEAD WALKED TO EXERCISE YARDS THAT HAVE
ROTATION OF TOYS.

ALWAYS WITH FRIENDS, GROUPS 2-3.

THEY ALL GET ON, BUT HAVE TO IMPLICITLY TRUST
IF LEFT AND YOU ARE NOT THERE.

EVENING — ON LEADS BACK TO BEDROOMS.

TALKED TO FREQUENTLY.

WALKS AROUND PROPERTY.

ENJOY BARKING AT PARROTS IN FRUIT TREES.

HABITUAL DIGGER — LOVE THIS.

USUALLY VERY OBEIENT.

VETS IN AREA.

BALLARAT PET FARM VET.

28, WILTSHIRE LANE DELACOMBE 53360006

- used for emergency "out of hours"

BALLARAT COUNTRY VETS

45, BROOKE ST., SMYTHESDALE 43175888

SMYTHES DALE ANIMAL HOSPITAL

67, BROOKE ST. SMYTHESDALE 53185750.

OTHER VETS IN AREA

Could be called in an emergency.

BEAUFORT VETS.

40, NEILL ST, BEAUFORT. 53492003

VALLEY VET.

0490742810

If deemed necessary any euthanasia will be performed by a registered veterinarian.

BREEDING WESTIES

Breeding for first time - ensure that bitch is well-grown and a good example of the breed. Assessments regarding general health, appetite, physical strength, exercise strength, correct weight. Age.

Temperament Assessment.

Consider Pedigrees of Both Parents.

If I go back to a line, it's 4 generations back.

I only breed twice with any bitch, and so, a selected puppy is from a young mother.

Over successive generations this has an effect.

If problems, like hernias have occurred we have not bred with those parents again.

We have excellent teeth, but,

Sometimes a new, purchased sire can throw problems.

A bitch will not whelp less than

12 months gap, and only 2 litters.

If I plan to retire and re-home one of our westies, he or she visits the vet for de-sexing and general-check-up.

We are careful where they go, usually going to people who've had one of our puppies previously or who are related to people who've had one of our puppies.

If a bitch has had a caeser with complications, she will be spayed and require a home.

BREEDING ACTIVITIES

ALL PREGNANT BITCHES ARE MONITORED CLOSELY AS THEIR DUE DATE APPROACHES. WHelping AREA IS SET UP AT LEAST WEEK BEFORE DUE DATE AND SHE SLEEPS THERE 3-4 DAYS PRIOR. EVERYTHING IS CLEAN. ONCE SHE HAS BIRTH SHE IS MONITORED CONSTANTLY. ANY PROBLEMS VET IS ON HAND. SHE IS MONITORED CONSTANTLY AND PUPPIES LIKEWISE. USUALLY A "THRU THE NIGHT" EXPERIENCE. THIS CLOSE CHECKING LASTS FOR SEVERAL WEEKS AFTER BIRTH. LAST CHECK AROUND 4:00 AM.

IF THERE ARE ANY CONCERNS RELATING TO THE HEALTH AND WELFARE OF THE BITCH AND THE PUPPIES, I SEEK VETERINARY ADVICE.

BOTH THE MOTHER AND THE PUPPIES RECEIVE DAILY HANDLING, GROOMING, EXERCISE, SOCIALIZATION AND ENRICHMENT APPROPRIATE TO THEIR NEEDS AND DEVELOPMENTAL STAGES.

WHelping BOXES HAVE HEATING PADS, IF APPROPRIATE AND ALLOW MOTHER TO LEAVE BUT PUPS TO REMAIN TOGETHER,

UNTIL LATER STAGES FLUID INTAKE OF MOTHER AND APPETISING MEALS, ENCOURAGEMENT & PRAISE.

NOTES AS TO OBSERVATIONS ARE KEPT IN BOOK IN THAT MOTHER'S SECTION.

PUPPIES :-

THE EARLIEST A PUPPY CAN GO TO NEW HOME IS 8-9 WEEKS, LEAVING IN PERFECT HEALTH. ALL PUPPIES WILL HAVE BEEN MICRO-CHIPPED, IMMUNIZED AND VET-CHECKED. BOOKLET FROM VET PROVIDES SIGNATURE AS TO THIS. PUPPY CARE NOTES ARE PROVIDED AND USUALLY WE HAVE AT LEAST 2 HOURS, SOMETIMES MORE DISCUSSING PUP AND BREED WITH NEW OWNERS. PUPPY WILL HAVE BEEN WORMED. DE-SEXING SHOULD NOT BE DONE UNTIL 7-8 MONTHS AS JOINT & BONE DEVELOPMENT CAN BE AFFECTED. SO, NO PUPPIES LEAVE DE-SEXED.

OLDER BUPS AND ADULTS

AT TIME OF LEAVING IN BEST POSSIBLE STATE OF HEALTH. ADULTS WILL BE DE-SEXED AND HEALTH-CHECKED BEFORE LEAVING.

CARE NOTES AND DISCUSSION WITH NEW OWNERS. PROSPECTIVE HOMES ARE CHOSEN CAREFULLY. VERY OFTEN SOMEONE WHO HAS PREVIOUSLY PURCHASED A PUPPY, TAKES AN OLDER ONE. THEY STAY IN TOUCH WITH ANY ISSUES OR QUESTIONS AND KNOW THAT THEY CAN CONTACT US AT ANY TIME.

Sally

PEDIGREES AND DOCUMENTS.

ARCHIVAL PEDIGREES GO BACK TO 1979
WHEN POPPY IS PLACED HIS PEDIGREE
GOES WITH HIM.

WHEN OLDER DOG IS PLACED,
PHOTOCOPY OF PEDIGREE IS SUPPLIED.

AND THE BREEDER RETAINS ACTUAL PEDIGREE IN ARCHIVE

PUPS ARE SOLD WITH

- PEDIGREE, (REGISTERED)

- IMMUNIZATION BOOKLET, VETERINARY CHECK.

- CARE NOTES

- CHANGE OF OWNERSHIP FORM WITH PUP'S MICROCHIP NO

- DOGS VIC. FULL PAGE RECEIPT.

COUNCIL REGISTRATIONS AND IMM. BOOKLETS RETAINED.

A WORKING BOOK CONTAINING RELEVANT INFORMATION
OF DIFFERENT DOGS IS USED.

THE NAMES, NOS, AND ADDRESSES OF ALL

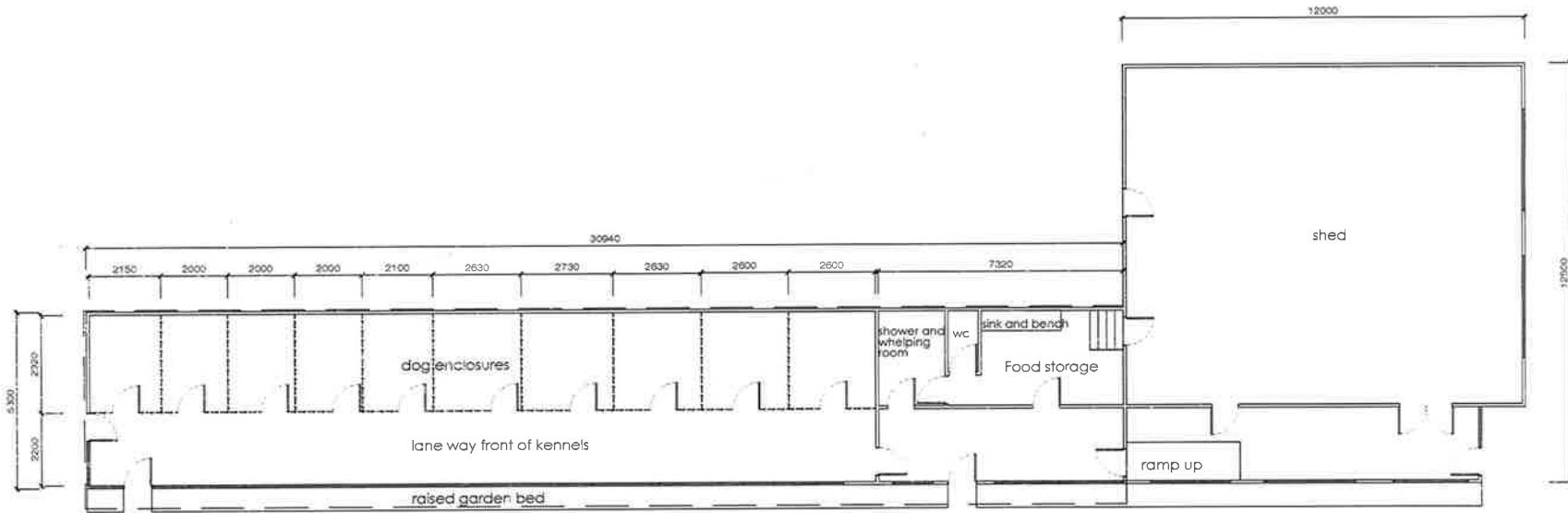
NEW HOMES ARE RETAINED. IE PAPIES AND OLDER
DOGS.

SOURCE WEB SITE IS KEPT UP-TO-DATE.

NOTES:

- * All glazing to be in accordance with AS1288
 - * All windows to be in accordance with AS2047
 - * Window sizes may vary due to manufacturers specifications.
 - * Smoke detectors are to be interconnected
 - * To comply with AS 3786 and connected to mains.
 - * Do not scale - dimensions take precedence over scale.
 - * Ceiling fan to be switched on with light or separate switched are to be mechanical ventilated out to open air as per Aust standards
- All exhaust fans in bathrooms must achieve min min 25 L/s flow rate. Kitchen rangehoods to achieve 40 L/s/ Demonstrate all are to discharge outside not into roof space

LEGEND	
[Symbol]	WATER SYSTEM
[Symbol]	MECHANICAL



We acknowledge that these plans are a true and accurate reflection of our requirements and agree that these drawings are the drawings referred to in the mutual Contract between Urbanology Designs and the client. We will fully advise that a variation fee will occur if any further changes are to be made on these plans.

Signatures: _____ Date: _____
 Signatures: _____ Date: _____

Not for construction

Existing Enclosed Dog kennel Floor Plan

Scale 1:100

REV	DATE	DESCRIPTION
1	21/09/2023	ISSUED FOR PERMIT
2	21/09/2023	ISSUED FOR PERMIT





Existing Site Plan
(Aerial photo) Scale 1:1000

Not for construction

URBANOLOGY DESIGNS

MAIL: P.O Box 389 Drysdale, Vic. 3222 - PHONE: 0439 006 186 - EMAIL: george@urbanology.com.au



Design - EXISTING SITE CONDITIONS

Location - Lot 2 No 13 Canico Lane
Hillcrest, Vic 3351

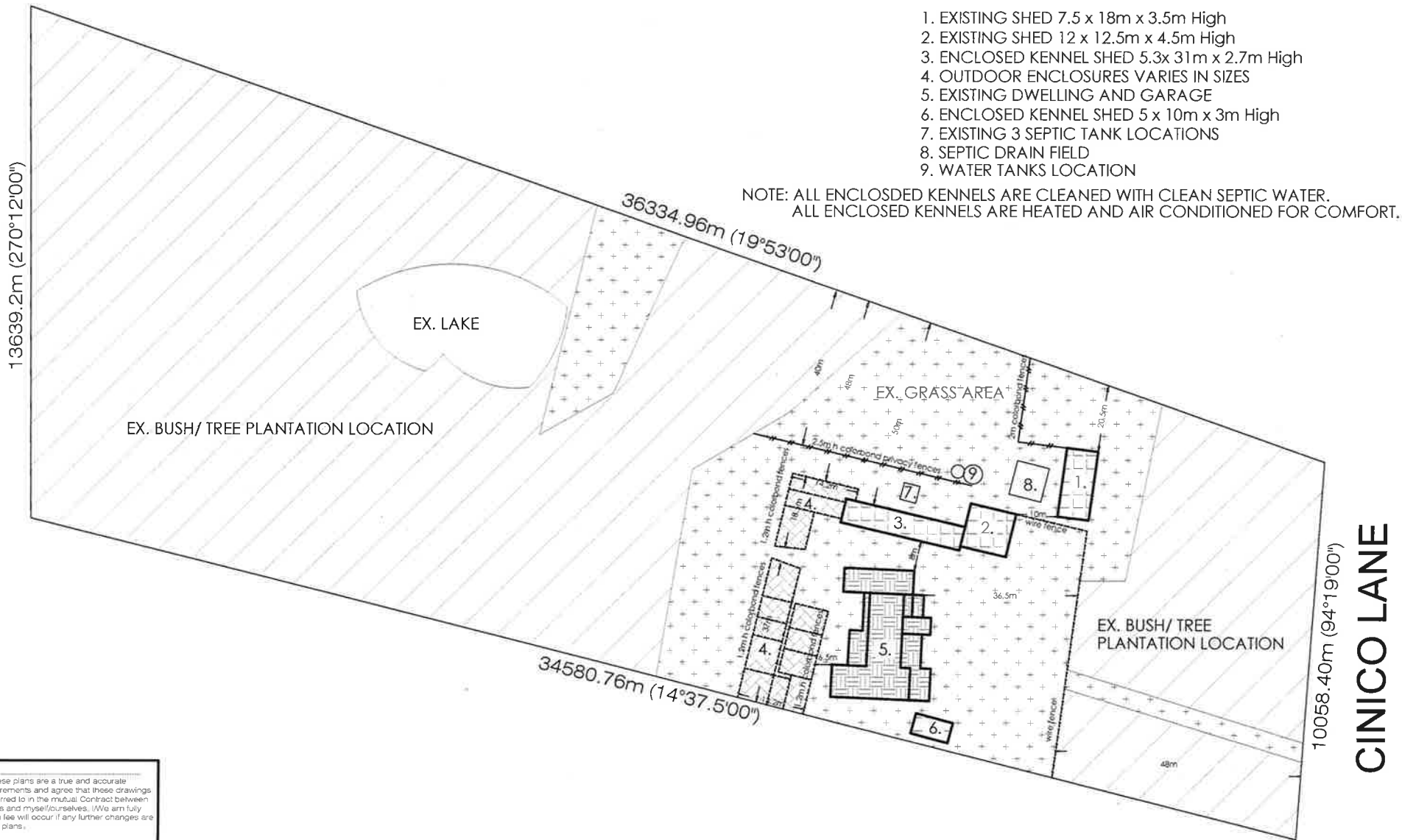
Sheet size - A3

REV.	BY	DATE	DESCRIPTION
A	GM	01/08/2003	changed to plan as per client request.
A	GM	22/07/2003	Working drawings complete

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Job no.
13CAN
drg. no.
WD 1



I/We acknowledge that these plans are a true and accurate reflection of our requirements and agree that these drawings are the drawings referred to in the mutual Contract between Urbanology Designs and myself/ourselves. I/We am fully aware that a variation fee will occur if any further changes are to be made on these plans.

(Signed) _____ Date _____
 (Signed) _____ Date _____

Not for construction

Existing Site Plan
 Scale 1:1000

REV.	BY	DATE	DESCRIPTION
A	GM	01/08/2023	changed to plan as per client request
A	GM	22/07/2023	Working drawings complete

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Document Type	Plan
Document Identification	LP098633
Number of Pages (excluding this cover sheet)	1
Document Assembled	26/10/2023 10:10

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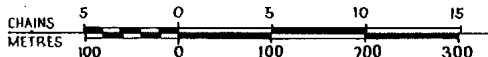
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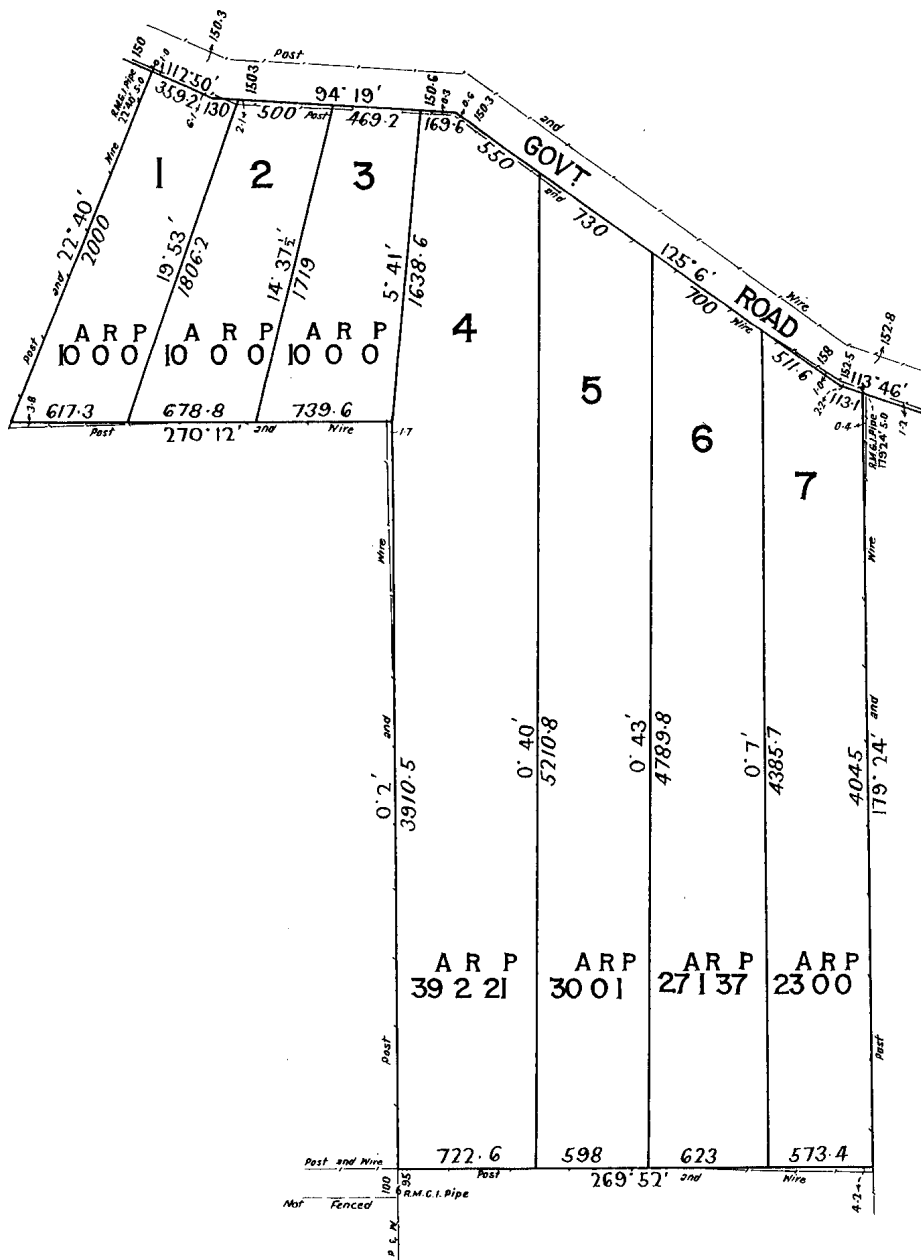
EDITION 1

APPROVED 3 / 8 / 73

PLAN OF SUBDIVISION OF CROWN ALLOTMENT 3 SECTION 32 ^A PARISH OF CARNGHAM COUNTY OF GRENVILLE 	APPROPRIATIONS	ENCUMBRANCES & OTHER NOTATIONS
		ROAD WIDTHS NOT TO SCALE.

88986

V.5149 F.653





Office Use Only

VicSmart: **No**
Specify class of VicSmart application:
Application No: **PA23108**
Date Lodged: **1/09/2023**

Application for Planning Permit

If you need help to complete this form, read [How to complete the Application for Planning Permit form.](#)

 Any material submitted with this application, including plans and personal information, will be made available for public viewing, including electronically, and copies may be made for interested parties for the purpose of enabling consideration and review as part of a planning process under the *Planning and Environment Act 1987*. If you have any concerns, please contact Council's planning department.

 **Questions marked with an asterisk (*) are mandatory and must be completed.**


 **If the space provided on the form is insufficient, attach a separate sheet.**

Application type

Is this a VicSmart Application?*

No

If yes, please specify which VicSmart class or classes:

 If the application falls into one of the classes listed under Clause 92 or the schedule to Clause 94, it is a VicSmart application

Pre-application meeting

Has there been a pre-application meeting with a Council planning officer?

False

If 'yes', with whom?: **Rachel Blackwell**

Date:

day / month / year

The Land


Address of the land. Complete the Street Address and one of the Formal Land Descriptions.

Street Address*

Unit No:	St. No: 13	St. Name: Canico Lane
Suburb/Locality: Hillcrest		Postcode: 3351

Formal Land Description*

Complete either A or B

 This information can be found on the certificate of title.


A Lodged Plan Title Plan Plan of Subdivision

OR

B


If this application relates to more than one address, please attach details.

The Proposal

 You must give full details of your proposal and attach the information required to assess the application. Insufficient or unclear information will delay your application.


① For what use, development or other matter do you require a permit?*

Use and development of the land for animal husbandry

 Provide additional information on the proposal, including: plans and elevations; any information required by the planning scheme, requested by Council or outlined in a Council planning permit checklist; and if required, a description of the likely effect of the proposal.

① Estimated cost of development for which the permit is required*

Cost **\$0.00**

 You may be required to verify this estimate
Insert '0' if no development is proposed


Insert '0' if no development is proposed (eg. change of use, subdivision, removal of covenant, liquor licence)

Existing Conditions

Describe how the land is used and developed now*

Eg. vacant, three dwellings, medical centre with two practitioners, licensed restaurant with 80 seats, grazing.

Dwelling

 Provide a plan of the existing conditions. Photos are also helpful.


Title Information

Encumbrances on title*

If you need help about the title, read: [How to complete the Application for Planning Permit form](#)

Does the proposal breach, in any way, an encumbrance on title such as a restrictive covenant, section 173 agreement or other obligation such as an easement or building envelope?

- Yes. (if 'yes' contact Council for advice on how to proceed before continuing with this application.)
- No
- Not applicable (no such encumbrance applies).

 Provide a full, current copy of the title for each individual parcel of land forming the subject site. (The title includes: the covering 'register search statement', the title diagram and the associated title documents, known as 'instruments' eg restrictive covenants.)

Applicant and Owner Details

Provide details of the applicant and the owner of the land.

Applicant *

The person who wants the permit

Name:		
Title:	First Name: G & S	Surname: Flynn
Organisation (if applicable): Sebasam West Highland White Terriers		
Postal Address		If it is a PO Box, enter the details here:
Unit No:	St. No: 13	St. Name: Canico Lane
Suburb/Locality: Hillcrest		State: VIC
		Postcode: 3351

Information Requirements


Is the required information provided?

Contact Council's planning department to discuss the specific requirements for this application and obtain a planning permit checklist.

- Yes
- No

Declaration

This form must be signed by the applicant*

 Remember it is against the law to provide false or misleading information, which could result in a heavy fine and cancellation of the permit

I declare that I am the applicant; and that all the information in this application is true and correct and the owner (if not myself) has been notified of the permit application.



Signature:

Date: 1 September 2023

day / month / year

Checklist

Have you:

<input type="checkbox"/>	Filled in the form completely?	 Most applications require a fee to be paid. Contact Council to determine the appropriate fee.
<input type="checkbox"/>	Paid or included the application fee?	
	Provided all necessary supporting information and document?	
<input type="checkbox"/>	A full and current copy of the information for each individual parcel of land forming the subject site.	
<input type="checkbox"/>	A plan of existing conditions.	
<input type="checkbox"/>	Plans showing the layout and details of the proposal.	
<input type="checkbox"/>	Any information required by the planning scheme, requested by council or outlined in a council planning permit checklist.	
<input type="checkbox"/>	If required, a description of the likely effect of the proposal (eg traffic, noise, environmental impacts).	

Lodgement

Lodge the completed and signed form and all documents with:

Pyrenees Shire Council
5 Lawrence Street BEAUFORT Vic 3373

Telephone: (03) 5349 1100

Contact information:
Telephone: (03) 5349 1100
Email: pyrenees@pyrenees.vic.gov.au

**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

Page 1 of 1

VOLUME 08992 FOLIO 994

Security no : 124110063825L
Produced 26/10/2023 10:08 AM

LAND DESCRIPTION

Lot 2 on Plan of Subdivision 098633.
PARENT TITLE Volume 05149 Folio 653
Created by instrument LP098633 08/10/1973

REGISTERED PROPRIETOR



ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE LP098633 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 13 CANICO LANE HILLCREST VIC 3351

DOCUMENT END

From www.planning.vic.gov.au at 01 September 2023 01:58 PM

PROPERTY DETAILS

Address: **13 CANICO LANE HILLCREST 3351**
 Lot and Plan Number: **Lot 2 LP98633**
 Standard Parcel Identifier (SPI): **2\LP98633**
 Local Government Area (Council): **PYRENEES**
 Council Property Number: **710018700**
 Planning Scheme: **Pyrenees**
 Directory Reference: **Vicroads 76 B3**

www.pyrenees.vic.gov.au

[Planning Scheme - Pyrenees](#)

UTILITIES

Rural Water Corporation: **Southern Rural Water**
 Urban Water Corporation: **Central Highlands Water**
 Melbourne Water: **Outside drainage boundary**
 Power Distributor: **POWERCOR**

STATE ELECTORATES

Legislative Council: **WESTERN VICTORIA**
 Legislative Assembly: **RIPON**

OTHER

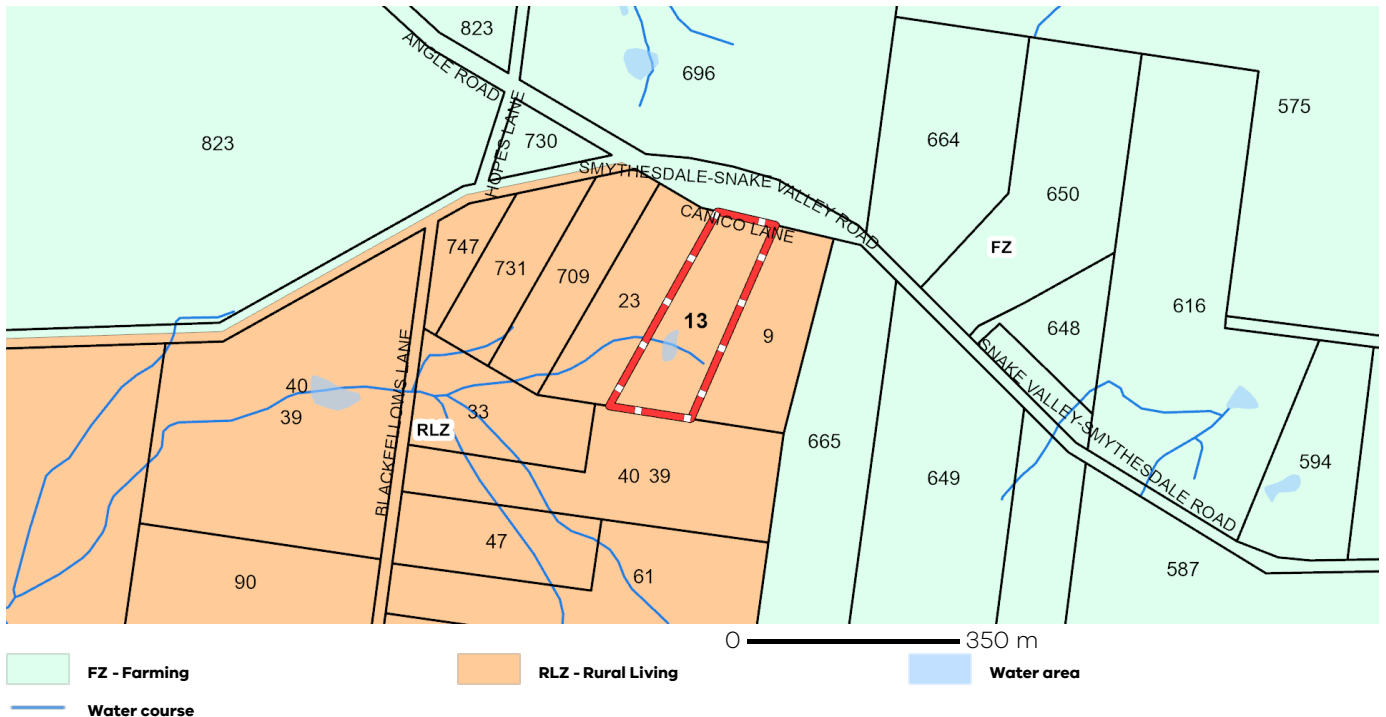
Registered Aboriginal Party: **Wadawurrung Traditional Owners
Aboriginal Corporation**

[View location in VicPlan](#)

Planning Zones

[RURAL LIVING ZONE \(RLZ\)](#)

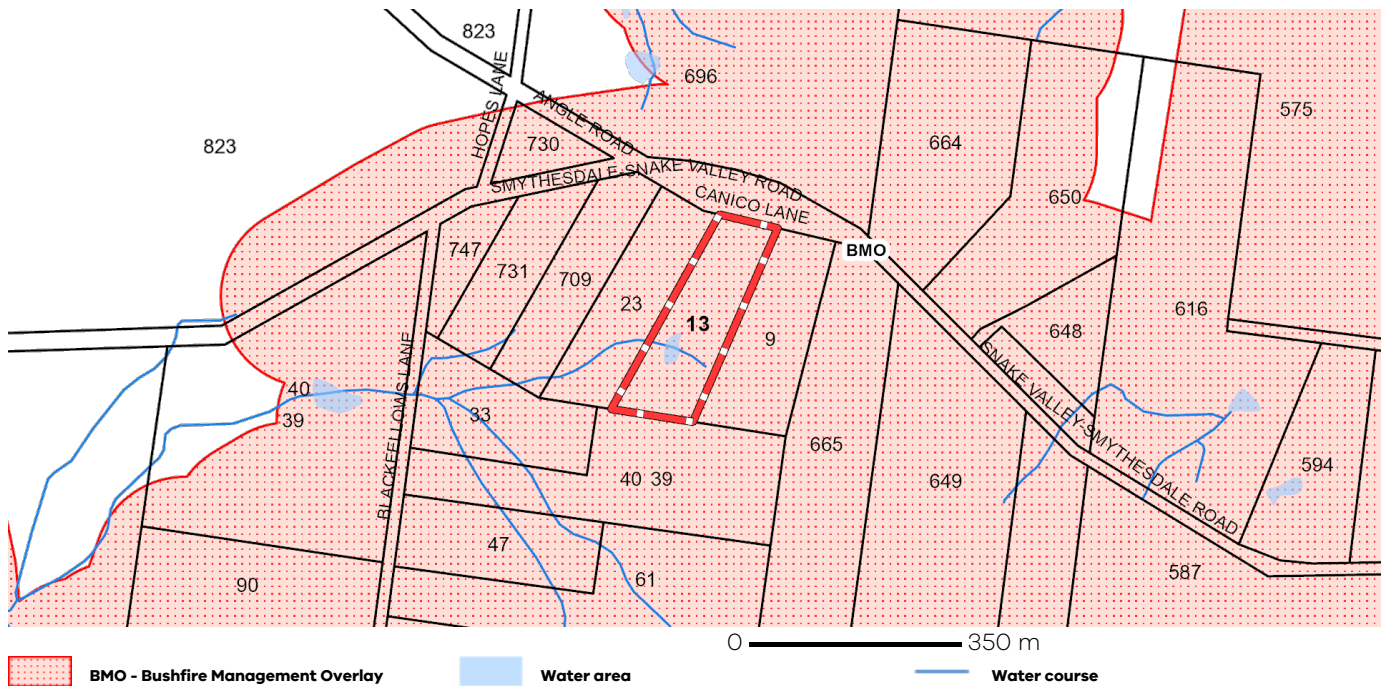
[SCHEDULE TO THE RURAL LIVING ZONE \(RLZ\)](#)



Note: labels for zones may appear outside the actual zone - please compare the labels with the legend.

Planning Overlays

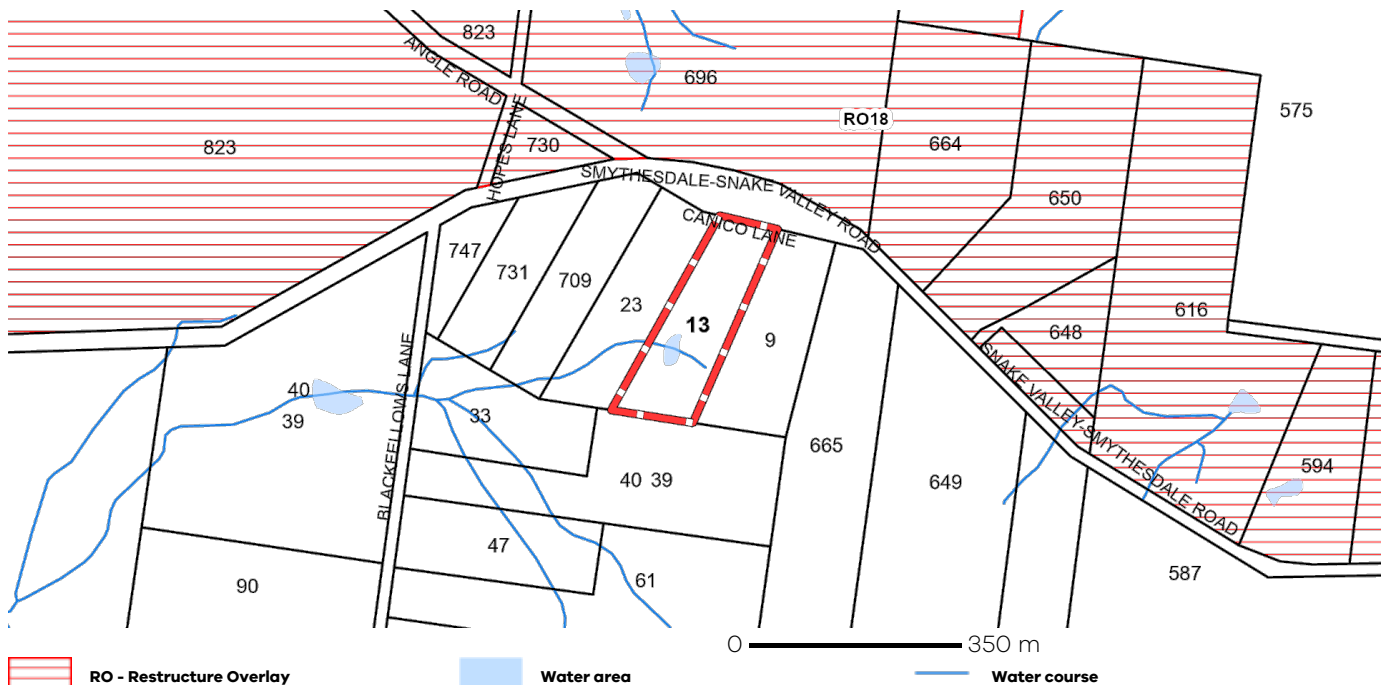
BUSHFIRE MANAGEMENT OVERLAY (BMO)



OTHER OVERLAYS

Other overlays in the vicinity not directly affecting this land

RESTRUCTURE OVERLAY (RO)



Further Planning Information

Planning scheme data last updated on 30 August 2023.

A **planning scheme** sets out policies and requirements for the use, development and protection of land.

This report provides information about the zone and overlay provisions that apply to the selected land.

Information about the State and local policy, particular, general and operational provisions of the local planning scheme that may affect the use of this land can be obtained by contacting the local council

or by visiting <https://www.planning.vic.gov.au>

This report is NOT a **Planning Certificate** issued pursuant to Section 199 of the **Planning and Environment Act 1987**.

It does not include information about exhibited planning scheme amendments, or zonings that may affect the land.

To obtain a Planning Certificate go to Titles and Property Certificates at Landata - <https://www.landata.vic.gov.au>

For details of surrounding properties, use this service to get the Reports for properties of interest.

To view planning zones, overlay and heritage information in an interactive format visit

<https://mapshare.maps.vic.gov.au/vicplan>

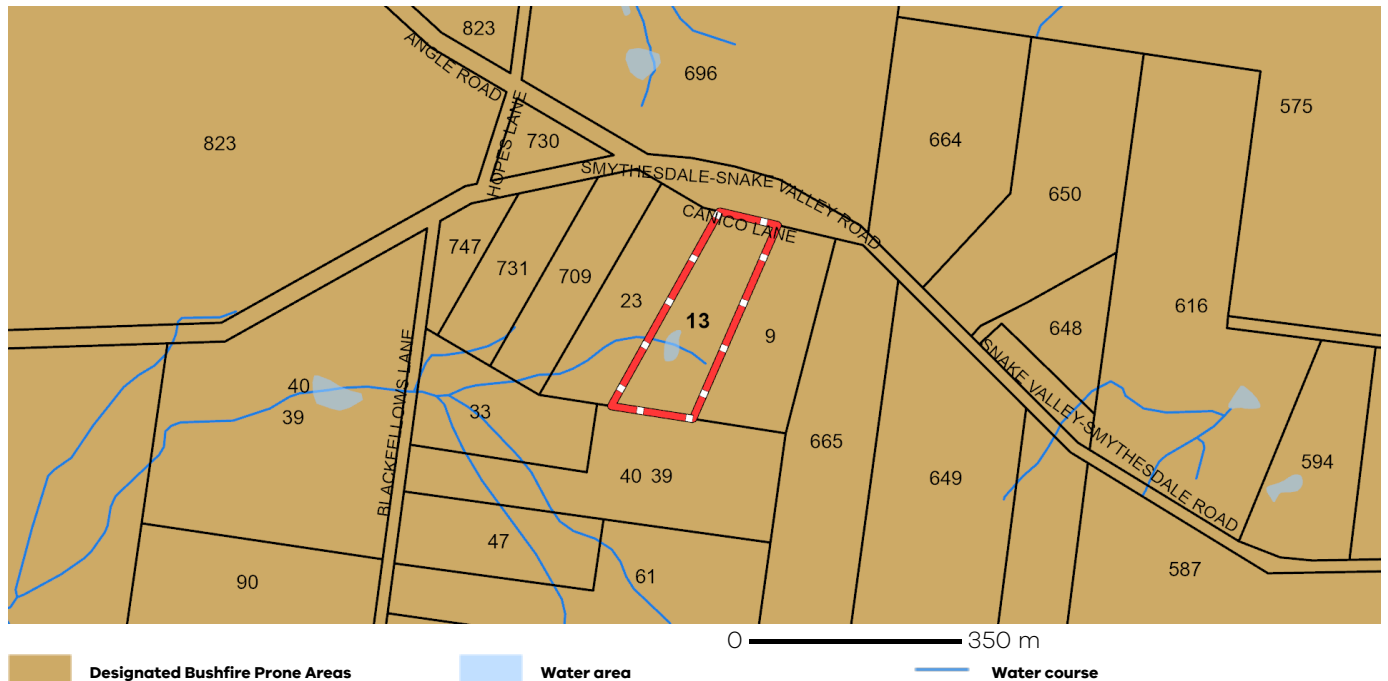
For other information about planning in Victoria visit <https://www.planning.vic.gov.au>

Designated Bushfire Prone Areas

This property is in a designated bushfire prone area. Special bushfire construction requirements apply to the part of the property mapped as a designated bushfire prone area (BPA). Planning provisions may apply.

Where part of the property is mapped as BPA, if no part of the building envelope or footprint falls within the BPA area, the BPA construction requirements do not apply.

Note: the relevant building surveyor determines the need for compliance with the bushfire construction requirements.



Designated BPA are determined by the Minister for Planning following a detailed review process. The Building Regulations 2018, through adoption of the Building Code of Australia, apply bushfire protection standards for building works in designated BPA.

Designated BPA maps can be viewed on VicPlan at <https://mapshare.vic.gov.au/vicplan/> or at the relevant local council.

Create a BPA definition plan in [VicPlan](#) to measure the BPA.

Information for lot owners building in the BPA is available at <https://www.planning.vic.gov.au>.

Further information about the building control system and building in bushfire prone areas can be found on the Victorian Building Authority website <https://www.vba.vic.gov.au>. Copies of the Building Act and Building Regulations are available from <http://www.legislation.vic.gov.au>. For Planning Scheme Provisions in bushfire areas visit <https://www.planning.vic.gov.au>.

Native Vegetation

Native plants that are indigenous to the region and important for biodiversity might be present on this property. This could include trees, shrubs, herbs, grasses or aquatic plants. There are a range of regulations that may apply including need to obtain a planning permit under Clause 52.17 of the local planning scheme. For more information see [Native Vegetation \(Clause 52.17\)](#) with local variations in [Native Vegetation \(Clause 52.17\) Schedule](#)

To help identify native vegetation on this property and the application of Clause 52.17 please visit the Native Vegetation Information Management system <https://nvim.delwp.vic.gov.au/> and [Native vegetation \(environment.vic.gov.au\)](https://www.environment.vic.gov.au) or please contact your relevant council.

You can find out more about the natural values on your property through NatureKit [NatureKit \(environment.vic.gov.au\)](https://www.environment.vic.gov.au)