

PLANNING SCHEME AMENDMENT PROCESS

What is a Planning Scheme Amendment (PSA)?

A Planning Scheme Amendment (PSA) is a request to change the local planning scheme. The planning scheme sets out how land is used and developed within the municipality. An example would be a request to change controls that relate to heritage or vegetation protection or to rezone land to support development.

The process for carrying out a planning scheme amendment is set out in Part 3 of the *Planning and Environment Act 1987*.

Who can request a PSA?

Council generally initiates the process to amend the planning scheme. However this process can also be initiated at the request of a private applicant or landowner. Most privately sponsored amendments relate to an individual parcel of land where the landowner is the main beneficiary.

Fees

All costs associated with processing a privately sponsored amendment is paid by the applicant (proponent). [Fees \(available via the link\) are set by the state government.](#)

There may also be significant costs associated with the Planning Panel process.

Please note that payment of fees are for processing of the amendment request. It does not guarantee Council will support the amendment request.

Strategic merit

All planning scheme amendments request made with Council needs to demonstrate strategic merits that include but not limited to the following:

1. amendments that substantially aid implementation of an adopted state, regional or local strategic study, plan or policy of significance and priority for Hobsons Bay
2. amendments that deliver substantial net benefit to the broader community

In addition to the merits of the application, Council will also consider the resourcing available to proceed with any privately sponsored PSA.

Pre-application meeting requests

For privately sponsored amendments, applicants need to arrange a pre-application meeting with the strategic planning team to discuss the proposal prior to lodgement. For complex projects it is also recommended that proponents seek advice from state government agencies and employ the services of a professional town planner.

HELPFUL LINKS

- [Strategic Assessment Guidelines – Practice Note 46](#)
- [Strategic Assessment of Amendments Requirements – Ministerial Direction 11](#)
- [Amending a planning scheme – State Government Website](#)

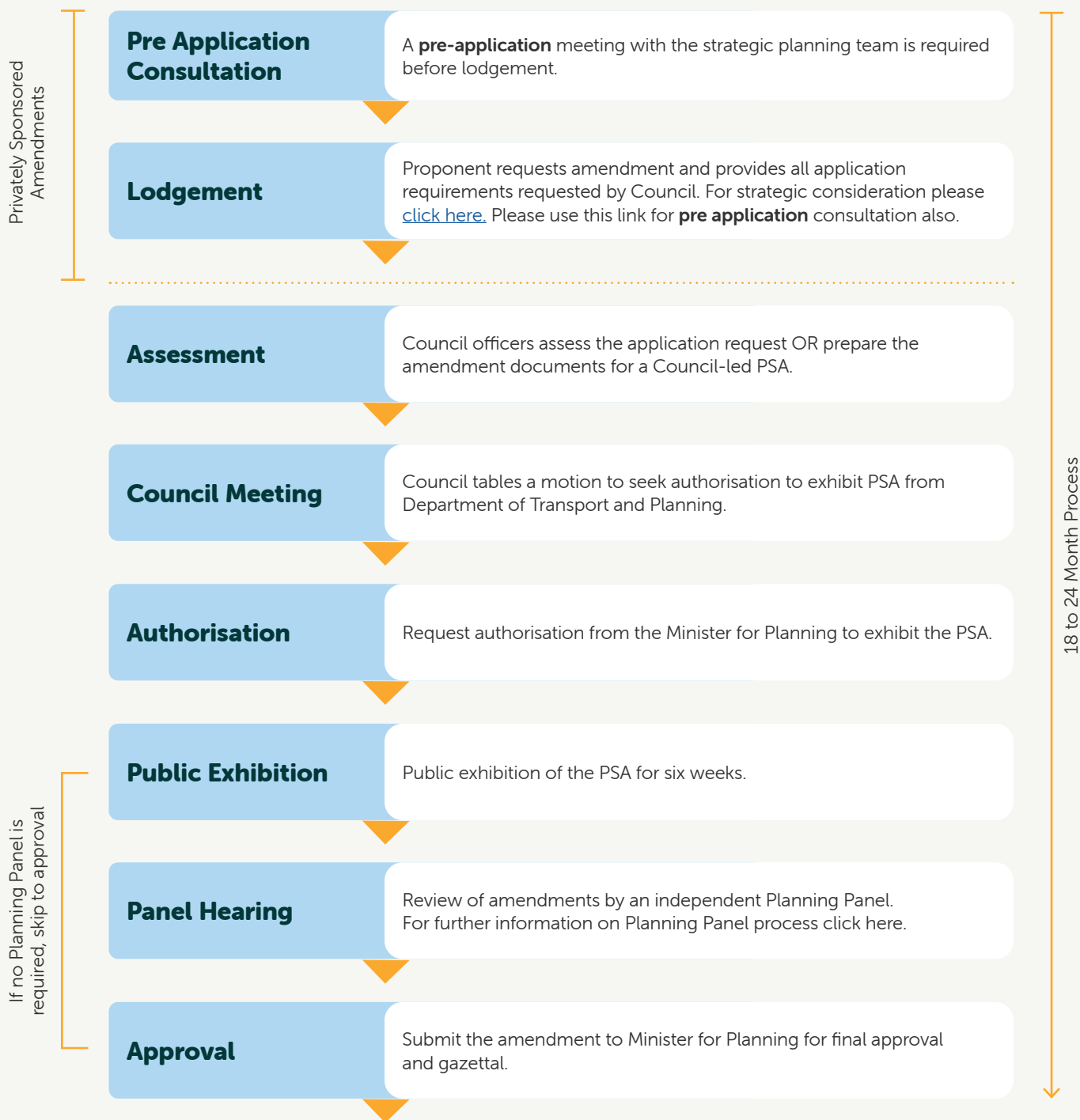
Further information:

Contact Hobsons Bay City Council Strategic Planning Department on (03) 1300 179 944 or by emailing customerservice@hobsonsbay.vic.gov.au



**HOBSONS BAY
LANGUAGE LINE**
9932 1212

PLANNING SCHEME AMENDMENTS PROCESS



Please note:

Privately sponsored amendments start at the 'pre-application consultation' stage. Council-led amendments start at the 'assessment' stage.



HOBSONS BAY
LANGUAGE LINE
9932 1212

HOBSONS
BAY CITY
COUNCIL

