

Restructure Plan for  
Old and Inappropriate Subdivisions  
in the Yarra Ranges Council,  
~~December 2015~~ September 2019

This document is incorporated in the Yarra Ranges Planning Scheme, pursuant to Clause 81, as **Restructure Plan for Old and Inappropriate Subdivisions in the Yarra Ranges Council, ~~December 2015~~ September 2019**.

Restructure Plan for Old and Inappropriate Subdivisions in the Yarra Ranges Council, ~~December 2015~~ September 2019

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## Restructure Plan Ordinance

### 1.0 Preamble

This document is incorporated in the Yarra Ranges Planning Scheme, pursuant to Clause 81, as **Restructure Plan for Old and Inappropriate Subdivisions in the Yarra Ranges Council**, ~~December 2015~~ **September 2019**. It is to be used when assessing applications under the Restructure Overlay (Clause 45.05) in the Yarra Ranges Planning Scheme.

### 2.0 Statement of key issues for the restructure of old and inappropriate subdivisions in Yarra Ranges

The restructuring of old and inappropriate subdivisions has been used as a means of dealing with areas of existing subdivided land which are subject to use and development constraints, and which if developed to their full capacity, would have serious environmental, servicing and social impacts. These subdivisions are referred to as “old and inappropriate” subdivisions and the implementation of measures to bring about a restructure is consistent with the Regional Strategy Plan.

The intent of the Restructure Overlay is to indicate the location of Restructure Plans and to identify how these old and inappropriate subdivisions may be restructured by consolidating smaller lots to create new lots of a size and configuration which are suitable for the construction of a dwelling and which do not prejudice the environmental capacity and landscape qualities of the area.

~~This Restructure Plans occur on~~ applies to land throughout Yarra Ranges ~~and may apply to large or small land parcels and to both township in both urban~~ and rural zones.

Detailed ~~R~~Restructure Plans maps identify what specific land is affected and show the manner in which existing lots may be consolidated for the purpose of developing a dwelling.

### 3.0 Objectives to be achieved through the use of the Restructure Plans

The objectives of the Restructure Plans under the Restructure Overlay ~~are~~ is to:

- Ensure that existing old and inappropriate subdivisions are restructured in a manner that reduces development densities, that provides development opportunities consistent with the capacity of the site and the area to absorb such development without adverse impact on the environment and landscape of the area and without creating undue social and utility servicing pressures.
- Ensure that the restructure of old and inappropriate subdivisions assists in achieving environmental and landscape objectives for the area generally and that development of these lots is environmentally sensitive in its siting, design and construction.
- Ensure that adequate and proper servicing arrangements are made whilst recognising that there are often environmental impacts and high costs associated with infrastructure and utility service provisions.
- Ensure that any permit granted to construct or extend a dwelling or other building requires the consolidation of lots in accordance with the relevant Restructure Map, where the lots needed for consolidation are in common ownership.
- Recognise that restructure lots generally have poor accessibility and are often in isolated locations removed from community and other service facilities.

- Recognise that restructure areas are often located in high fire hazard areas and that any new development must be sited and designed to minimise fire hazard.

#### **4.0 Requirements of the Restructure Plans**

The Restructure Plans ~~apply~~applies to all land in a Restructure Overlay.

~~This Incorporated Document to the Restructure Overlay contains a separate Restructure Plan for each area which is covered by a Restructure Overlay. The Restructure Plan is comprised of everything in this Incorporated Document, including this written section (or "ordinance"), the restructure maps, and any other attachments, all of which should be read together. This Incorporated Document contains a separate restructure map for each area which is covered by a Restructure Overlay.~~

The individual ~~r~~Restructure ~~Plans~~maps show spatial representations of how each old and inappropriate subdivision must be restructured to create lots which are suitable for the development of one dwelling. Some of these ~~plans~~maps also identify other specific requirements which have to be met before a restructure lot can be developed with a dwelling.

#### ***Dwellings***

The following requirements apply:

- In deciding whether an application to construct a dwelling or to subdivide land is in accordance with any this Restructure Plan ~~listed in this Incorporated Document~~, the responsible authority must be satisfied that the following requirements will be met:
  - Only one dwelling may be constructed on land shown as a restructure lot on a ~~r~~Restructure ~~Plan~~map unless the ~~r~~Restructure ~~Plan~~map includes a notation which specifically indicates that more than one dwelling may be developed on the lot.
  - No dwelling may be constructed on a restructure lot until all requirements specified on the Restructure Plan have been met.
  - No dwelling may be constructed on a restructure lot until all land within the restructure lot has been consolidated into one lot.
  - The responsible authority may only permit a dwelling to be constructed on land which does not conform with a restructure lot as shown on a ~~r~~Restructure ~~Plan~~map where:
    - \* there will not be an increase in the number of dwellings allowed on all restructure lots within the ~~r~~Restructure ~~Plan~~map;
    - \* the land on which the dwelling is to be constructed will be consolidated into one lot before the dwelling is constructed; and
    - \* notice of any permit application has been given to the owners and occupiers of land in all affected restructure lots and all adjoining and opposite land.
  - In deciding whether an application to extend a dwelling is in accordance with this Restructure Plan, the responsible authority must be satisfied that the gross floor area of an extension is less than 50 per cent of the gross floor area of the existing dwelling.

#### **Other Buildings**

In deciding whether an application to construct or extend a building other than a dwelling is in accordance with this Restructure Plan, the Responsible Authority must be satisfied that there will not be an increase in the number of buildings used for accommodation on all restructure lots within the Restructure Overlay. The term accommodation has the same definition as that specified in the Yarra Ranges Planning Scheme.

***Subdivision***

The following requirements apply:

- Any subdivision or consolidation of land must be in accordance with the rRestructure Planmap affecting that land.
- A permit may be granted to allow land to be subdivided in a form which varies from the boundaries shown on a rRestructure Planmap, only where the variation from the rRestructure Plan-map is minor and will not increase the number of potential dwellings entitlements allowed by the Restructure Plan.



**5.0 Restructure Plans incorporated in the Restructure Overlay**

**Restructure Plan Maps**

<b>Restructure Plan Map No.</b>	<b>Locality of Restructure Plan</b>	<b><u>Page No</u></b>
RO1	Breen Terrace/Clarke Road, Ferny Creek	<u>8</u>
RO2	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO3	Mt Dandenong Tourist Road/Driffield Crescent, Sassafras	<u>9</u>
RO4	Mt Dandenong Tourist Road/Colehust Crescent, Sassafras	<u>10</u>
RO5	Hilton Road/Breen Terrace, Ferny Creek	<u>11</u>
RO6	Wannawong Road/Alice Street, Sassafras	<u>12</u>
RO7	Mount View Road, Ferny Creek	<u>13</u>
RO8	Alpine Road, Ferny Creek	<u>14</u>
RO9	Mt Dandenong Tourist Road/Dunstan Crescent, Tremont	<u>15</u>
RO10	Titania Crescent/Mt Dandenong Tourist Road, Ferny Creek	<u>16</u>
RO11	Sassafras Creek Road/Colston Avenue, Sherbrooke	<u>17</u>
RO12	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO13	Warwick Farm Road, Olinda	<u>18</u>
RO14	Sunnyside Avenue, Kallista	<u>19</u>
RO15	Allen Road/Monbulk Road, Monbulk	<u>20</u>
RO16	Olinda Monbulk Road/Hunter Street, Monbulk	<u>21</u>
RO17	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO18	Belgrave Gembrook Road, Menzies Creek	<u>22</u>
RO19	William Road, Kallista	<u>23</u>
RO20	Belford Road/Grantulla Road, Kallista	<u>24</u>
RO21	Ramsay Court, The Patch	<u>25</u>
RO22	Kallista Emerald Road, Kallista	<u>26</u>
RO23	Thomas Road/Emerald Monbulk Road, Emerald	<u>27</u>
RO24	Woodleigh Avenue, Upwey	<u>28</u>
RO25	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO26	Burwood Highway, Upper Ferntree Gully	<u>29</u>
RO27	Burwood Highway, Upwey	<u>30</u>
RO28	The Serpentine, Tecoma	<u>31</u>
RO29	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO30	Glen Harrow Heights Road, Belgrave	<u>32</u>
RO31	Wedgewood Avenue/Gully Crescent, Belgrave	<u>33</u>
RO32	Lockwood Road/Huon Road, Belgrave South)	<u>34</u>
RO33	Ropley Grange, Upper Ferntree Gully	<u>35</u>
RO34	Highcliff Road/Ferguson Street, Upwey	<u>36</u>
RO35	Burwood Highway, Upwey	<u>37</u>
RO36	Torry Hill Road, Upwey	<u>38</u>
RO37	Blackwood Street/Grandview Crescent, Tecoma	<u>39</u>

**INCORPORATED DOCUMENT FOR THE RESTRUCTURE OVERLAY  
RESTRUCTURE PLAN FOR OLD & INAPPROPRIATE SUBDIVISIONS IN YARRA RANGES COUNCIL**

<b>Restructure Plan Map No.</b>	<b>Locality of Restructure Plan</b>	<b>Page No</b>
RO38	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO39	<i>No Restructure <del>Plan Map</del></i>	
RO40	Hazelvale Road, Upwey)	<a href="#">40</a>
RO41	Dalkeith Crescent, Belgrave	<a href="#">41</a>
RO42	Carrington Court/Bay Street, Tecoma	<a href="#">42</a>
RO43	Nation Road/Borang Avenue, Selby	<a href="#">43</a>
RO44	Eveline Road/Belgrave Gembrook Road, Selby	<a href="#">44</a>
RO45	Belgrave Gembrook Road/Arbor Avenue, Selby	<a href="#">45</a>
RO46	Temple Road/Currajong Avenue, Selby	<a href="#">46</a>
RO47	Maskell Street, Selby	<a href="#">47</a>
RO48	Waratah Avenue/Currajong Avenue, Selby	<a href="#">48</a>
RO49	McNicol Road, Belgrave	<a href="#">49</a>
RO50	Burnham Road/McNicol Road, Tecoma	<a href="#">50</a>
RO51	Mount Morton Road/Osborne Avenue, Belgrave South	<a href="#">51</a>
RO52	Mount Morton Road, Belgrave South	<a href="#">52</a>
RO53	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO54	Judkins Avenue, Belgrave	<a href="#">53</a>
RO55	<i>Restructure <del>Plan Map</del> Deleted by Amendment C153</i>	
RO56	Mount Morton Road/Ryans Road, Belgrave South	<a href="#">54</a>
RO57	<i>Restructure <del>Plan Map</del> Deleted by Amendment C153</i>	
RO58	Gordon Grove/Selby Aura Road, Menzies Creek	<a href="#">55</a>
RO59	Selby Aura Road/Aura Vale Road, Menzies Creek	<a href="#">56</a>
RO60	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO61	<del>Portmans Road/Kallista Emerald Road, The Patch</del> <a href="#">Restructure Map Deleted by Amendment C177</a>	
RO62	Menzies Road/School Road, Menzies Creek	<a href="#">57</a>
RO63	Belgrave Gembrook/Menzies Road, Menzies Creek	<a href="#">58</a>
RO64	Mervyn Road/Wellington Road, Belgrave South)	<a href="#">59</a>
RO65	Mt Dandenong Tourist Road/Everest Crescent, Olinda	<a href="#">60</a>
RO66	Olinda Monbulk Road (Coonara Road)/Howard Road, Olinda	<a href="#">61</a>
RO67	<del>Colehurst Crescent/Allison Avenue, Sassafras</del> <a href="#">Restructure Map Deleted by Amendment C177</a>	
RO68	<del>Panteg Road, Sassafras</del> <a href="#">Restructure Map Deleted by Amendment C177</a>	
RO69	Warwick Road, Olinda	<a href="#">62</a>
RO70	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO71	<i>Restructure <del>Plan Map</del> Deleted by Amendment C153</i>	
RO72	<i>Restructure <del>Plan Map</del> Deleted by Amendment C153</i>	
RO73	Oakdale Road/Ferndale Road, Upper Ferntree Gully	<a href="#">63</a>
RO74	<del>Batesleigh Road, Selby</del> <a href="#">Restructure Map Deleted by Amendment C177</a>	
RO75	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	
RO76	Temple Road/Ronald Avenue, Selby	<a href="#">64</a>
RO77	<i>Restructure <del>Plan Map</del> Deleted by Amendment C153</i>	
RO78	<i>Restructure <del>Plan Map</del> Deleted by Amendment C91</i>	

**INCORPORATED DOCUMENT FOR THE RESTRUCTURE OVERLAY  
RESTRUCTURE PLAN FOR OLD & INAPPROPRIATE SUBDIVISIONS IN YARRA RANGES COUNCIL**

Restructure <del>Plan</del> Map No.	Locality of <del>Restructure</del> Plan	Page No
RO79	Belgrave Gembrook Road/Margaret Crescent, Kallista	<a href="#">65</a>
RO80	<i>Restructure <del>Plan</del>Map Deleted by Amendment C91</i>	
RO81	Ben Cairn Estate, Don Valley	<a href="#">66</a>
RO82	<i>Restructure <del>Plan</del>Map Deleted by Amendment C91</i>	
RO83	Douglas Avenue, Warburton	<a href="#">67</a>
RO84	<del>Fishermans Drive, Armstrong Creek</del> <a href="#">Armstrong Creek Road, Reefton</a>	<a href="#">68</a>
RO85	Reefton Estate (South), McMahons Creek	<a href="#">69</a>
RO86	Lester Street, Woori Yallock	<a href="#">70</a>
RO87	Station Street, Wesburn	<a href="#">71</a>
RO88	Big Pats Creek Road, <del>Starvation Creek</del> <a href="#">Big Pats Creek</a>	<a href="#">72</a>
RO89	<i>Restructure <del>Plan</del>Map Deleted by Amendment C91</i>	
RO90	Riverside Drive East, East Warburton	<a href="#">73</a>
RO91	Leith Road/Hall Road, McMahons Creek	<a href="#">74</a>
RO92	<i>Restructure <del>Plan</del>Map Deleted by Amendment C91</i>	
RO93	Earle Street, Launching Place	<a href="#">75</a>
RO94	<del>Hacketts Creek Road, Three Bridges</del> <a href="#">Restructure Map Deleted by Amendment C177</a>	
RO95	<i>Restructure <del>Plan</del>Map Deleted by Amendment C91</i>	
RO96	Hooks Road/Mildura Avenue, Warburton	<a href="#">76</a>
RO97	Don Road, Don Valley	<a href="#">77</a>
RO98	Story Road, Warburton	<a href="#">78</a>
RO99	Lyrebird Avenue, East Warburton	<a href="#">79</a>
RO100	<del>Paradise Valley Estate</del> <a href="#">Elderberry Avenue</a> , East Warburton	<a href="#">80</a>
RO101	Fishermans Drive, Armstrong Creek	<a href="#">81</a>
RO102	Reefton Estate (North), McMahons Creek	<a href="#">82</a>
RO103	Warburton <a href="#">Heights Estate</a> , Warburton	<a href="#">83</a>
RO104	<i>Restructure <del>Plan</del>Map Deleted by Amendment C153</i>	
RO105	Blacksands Road, Yarra State Forest	<a href="#">84</a>
RO106	Yarra Street, Powelltown	<a href="#">85</a>
RO107	Robin Parade/Weiss Road, Healesville	<a href="#">86</a>
RO108	Kalamunda Terrace (Part A), Healesville	<a href="#">87</a>
RO109	Kalamunda Terrace (Part B), Healesville	<a href="#">88</a>
RO110	Lowes Road, Chum Creek	<a href="#">89</a>
RO111	Baden Powell Drive, Healesville	<a href="#">90</a>
RO112	Beverley Drive/Dorothy Street, Healesville	<a href="#">91</a>
RO113	Juliet Crescent/ <a href="#">Graceburn Avenue</a> , Healesville	<a href="#">92</a>
RO114	<i>Restructure <del>Plan</del>Map Deleted by Amendment C153</i>	
RO115	Romeo Road, Healesville	<a href="#">93</a>
RO116	Mt Lebanon Road, Healesville	<a href="#">94</a>
RO117	<i>Restructure <del>Plan</del>Map Deleted by Amendment C91</i>	
RO118	<i>Restructure <del>Plan</del>Map Deleted by Amendment C91</i>	
RO119	Old Fernshaw Road, Healesville	<a href="#">95</a>
RO120	Thompsons Road, Kalorama	<a href="#">96</a>
RO121	Dodds Road, Olinda	<a href="#">97</a>

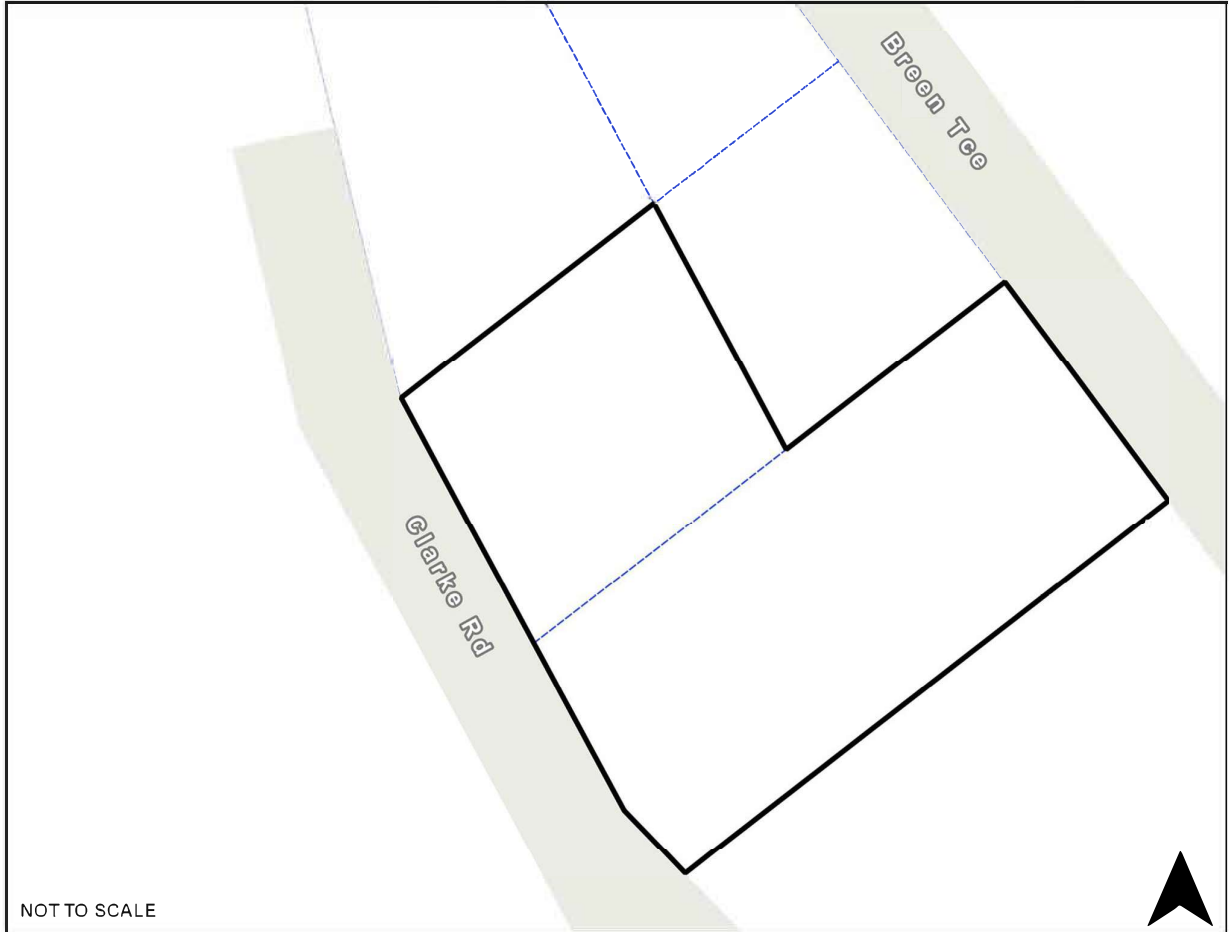
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Restructure Plan Map No.	Locality of Restructure Plan	Page No
RO122	Lily Avenue, Mt Evelyn	<a href="#">98</a>
RO123	Inverness Road, Kalorama	<a href="#">99</a>
RO124	<del>Restructure Plan Map Deleted by Amendment C153</del>	
RO125	<del>Restructure Plan Map deleted by Amendment C12</del>	
RO126	Observatory Road, Mt Dandenong	<a href="#">100</a>
RO127	Melba Highway, Yering	<a href="#">101</a>
RO128	St Johns Road, Healesville	<a href="#">102</a>
RO129	<del>Restructure Plan Map Deleted by Amendment C153</del>	
RO130	<del>No Restructure Plan Map</del>	
RO131	Wilson Road, Healesville	<a href="#">103</a>
RO132	<del>Healesville-Kinglake Road/Lilydale Road, Healesville Restructure Map Deleted by Amendment C114</del>	
RO133	Rymers Road – Hazeldene Road, Gladysdale	<a href="#">104</a>
RO134	<del>Restructure Plan Map Deleted by Amendment C153</del>	



**~~Restructure Plans~~**

~~The following Restructure Plans show how land within the Restructure Overlay must be restructured.~~

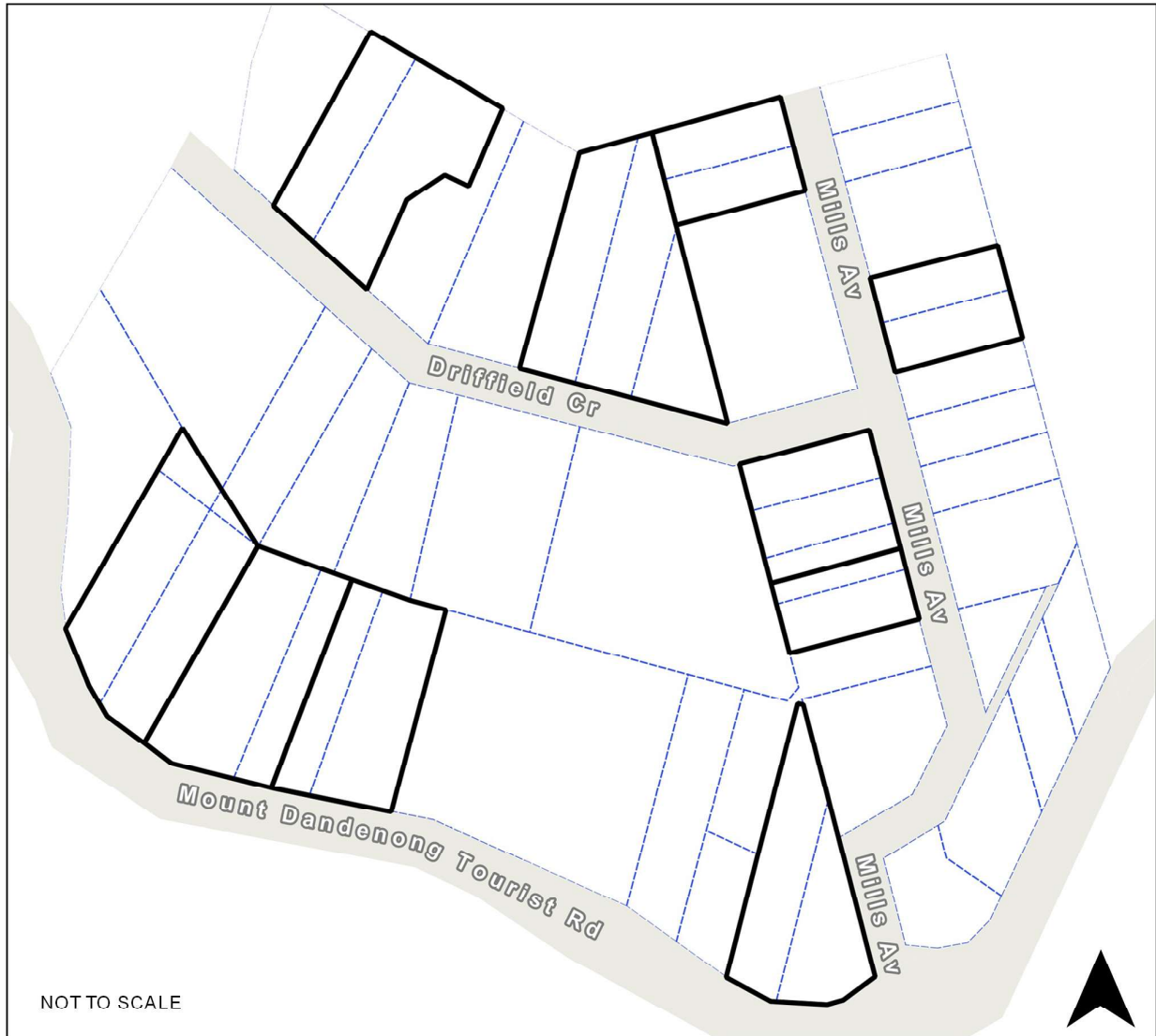
RO1 Breen Terrace/Clarke Road, Ferny Creek





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO3 Mt Dandenong Tourist Road/Driffield Crescent, Sassafras







Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

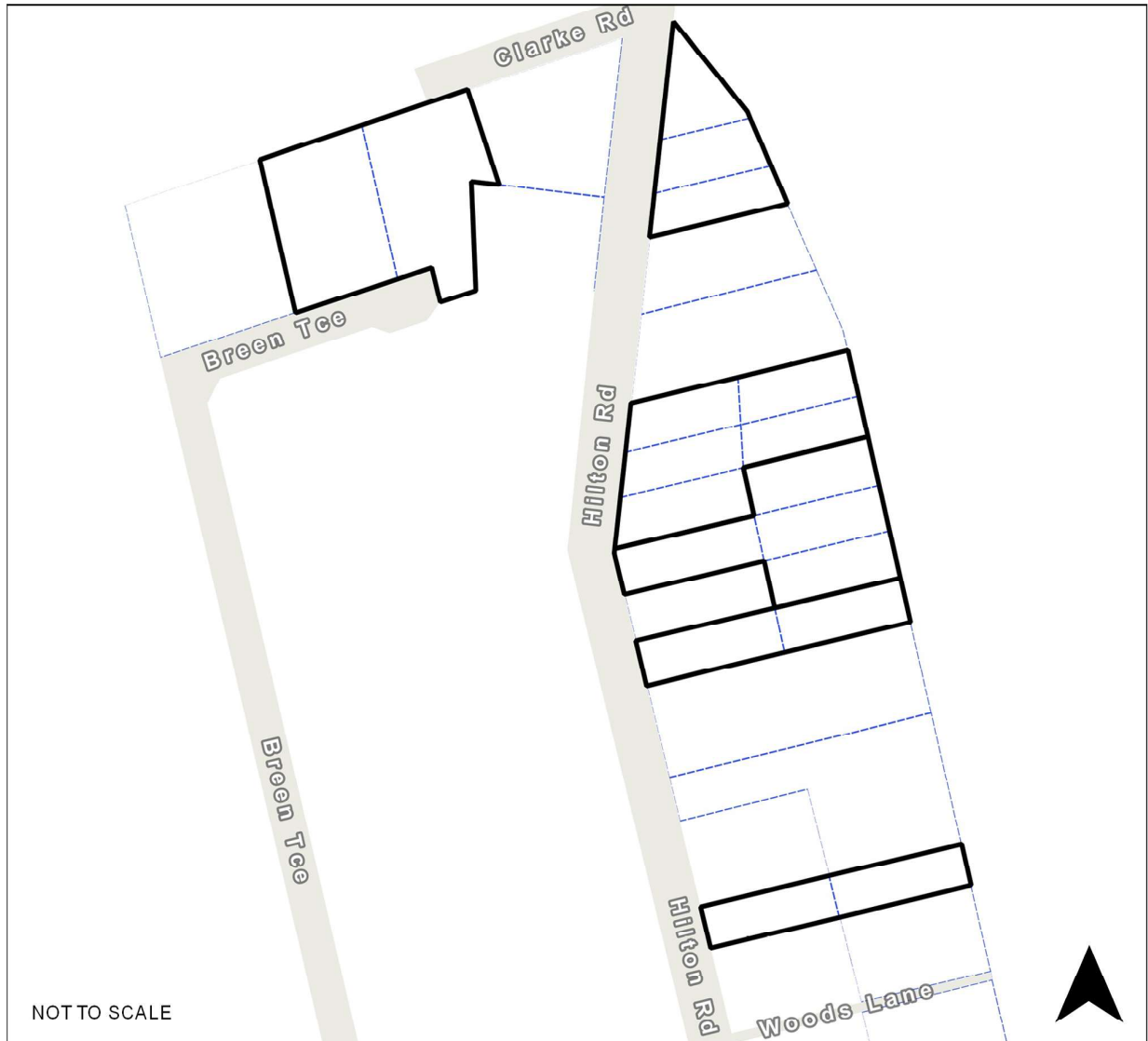
RO4 Mt Dandenong Tourist Road/Colehurst Crescent, Sassafras



Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Road to remain open
	Drainage reserve to be consolidated into restructure lot

RO5 Hilton Road/Breen Terrace, Ferny Creek



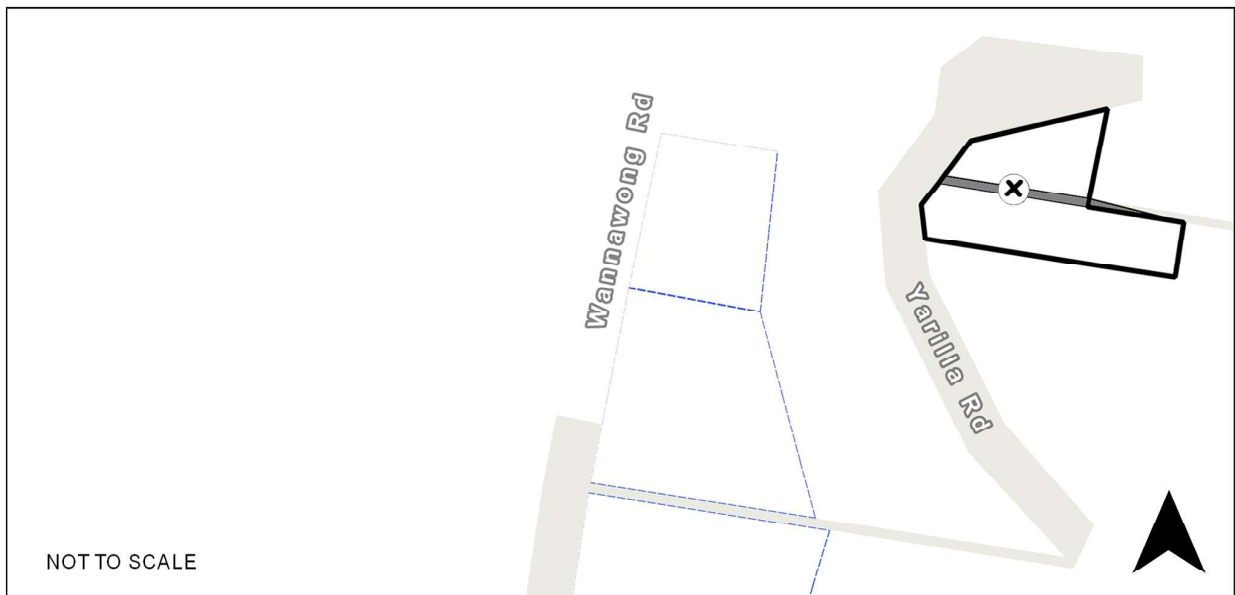
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Map icon	Meaning
	Restructure lot boundary
	Parcel boundary



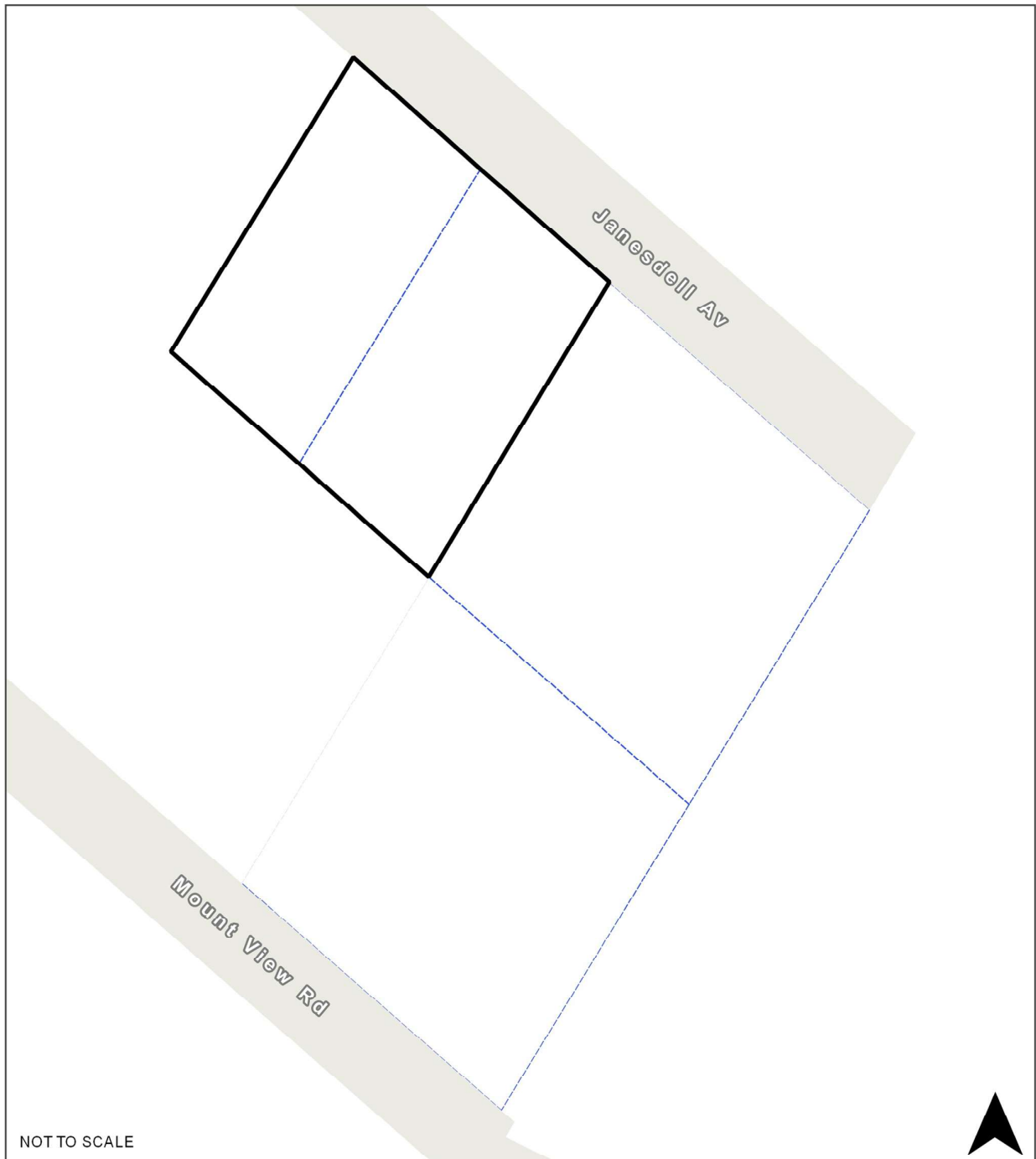
RO6 Wannawong Road/Alice Street, Sassafras





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Closed road

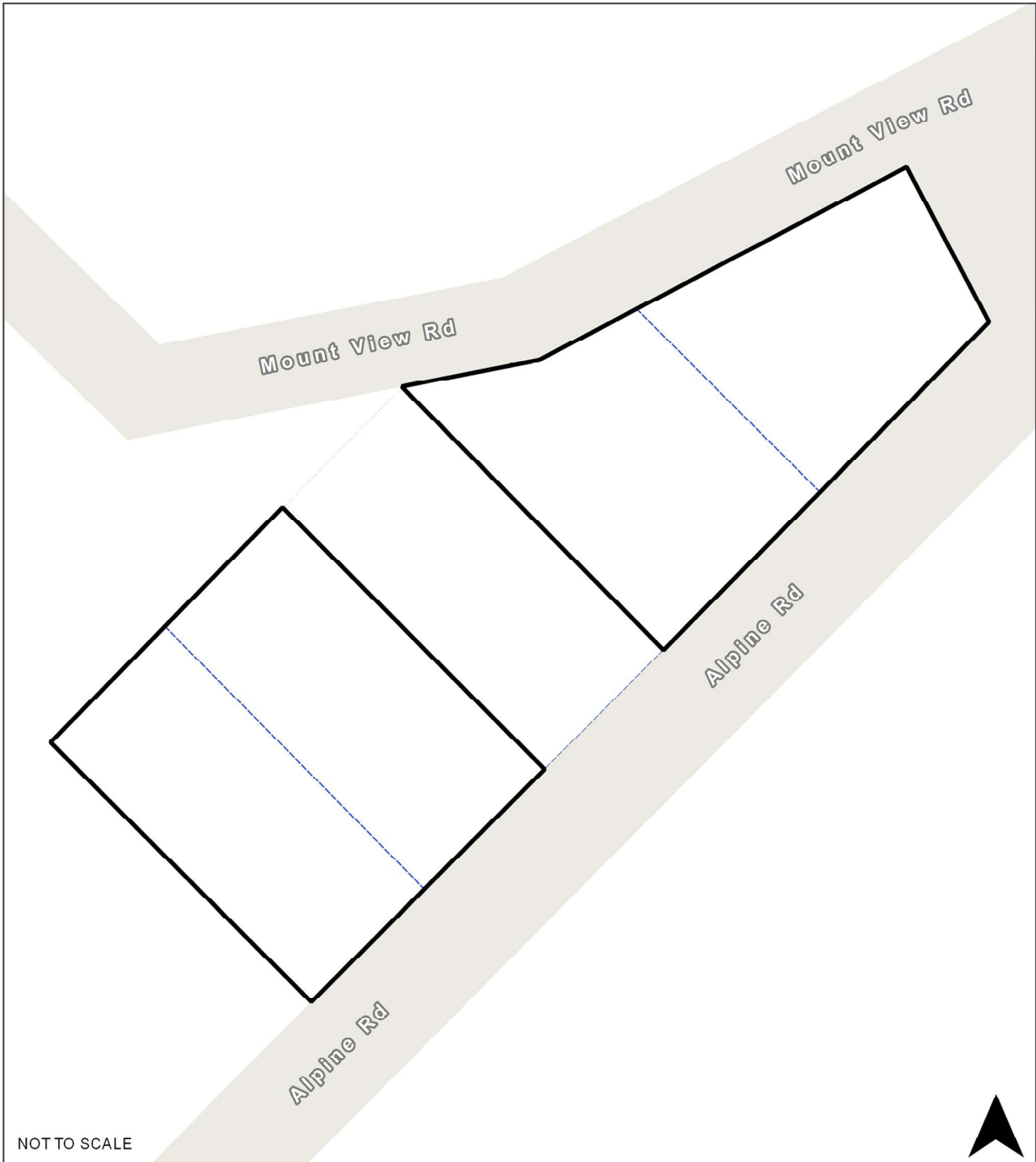
**RO7 Mount View Road, Ferny Creek**





**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

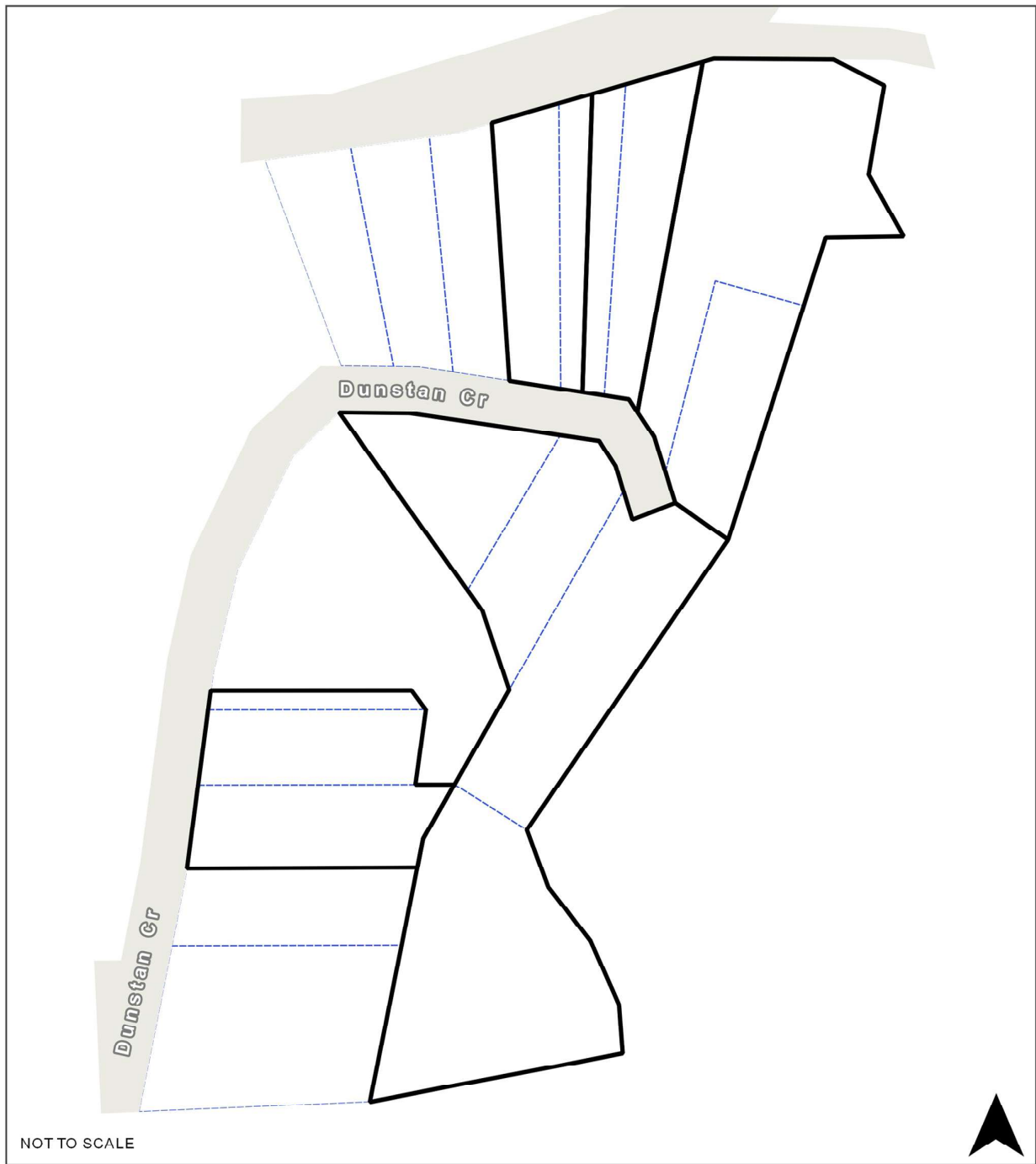
**RO8 Alpine Road, Ferny Creek**





**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO9 Mt Dandenong Tourist Road/Dunstan Crescent, Tremont






Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

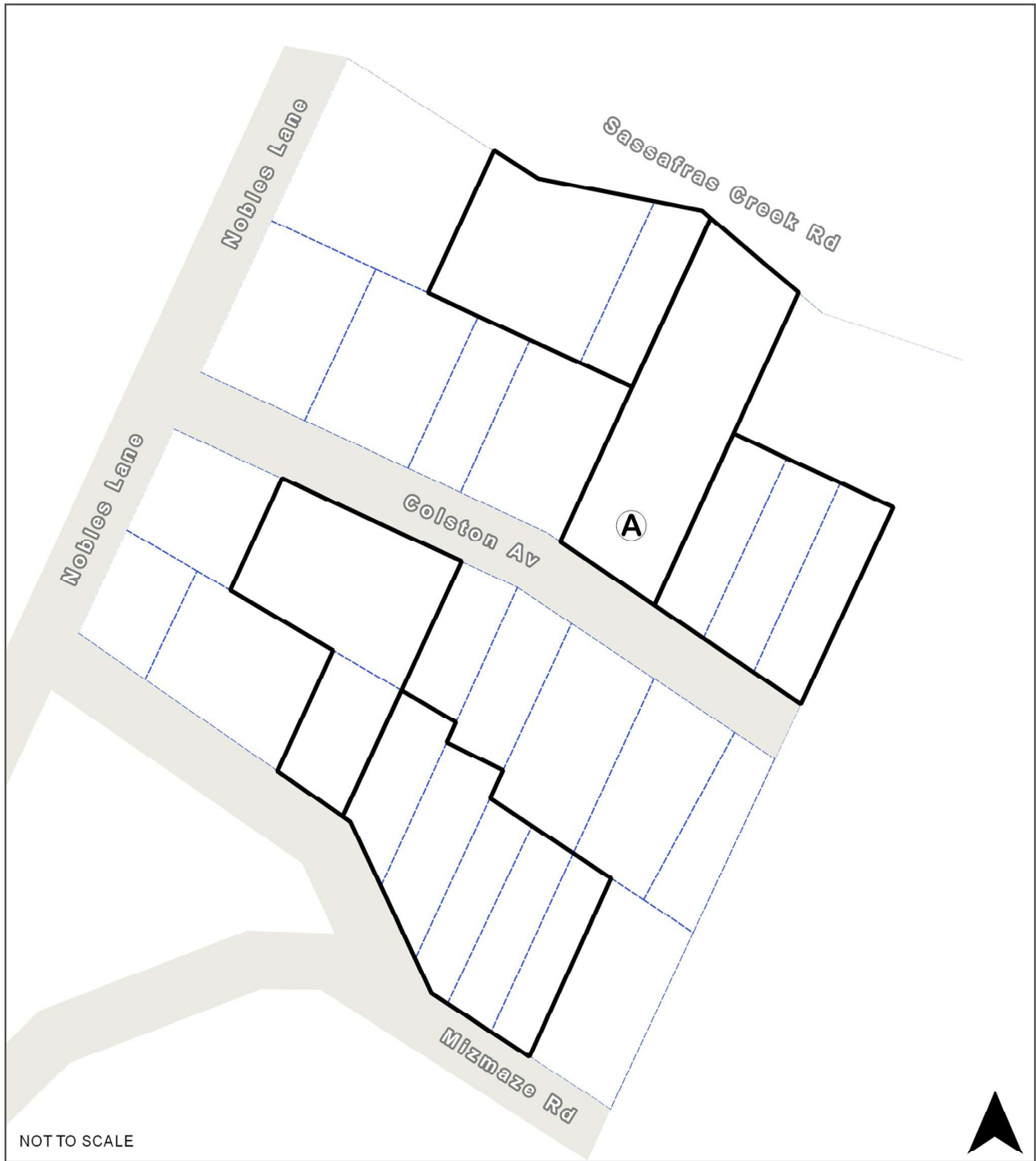
RO10 Titania Crescent/Mt Dandenong Tourist Road, Ferny Creek



Map Legend




Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Closed road

**RO11** Sassafra Creek Road/Colston Avenue, Sherbrooke

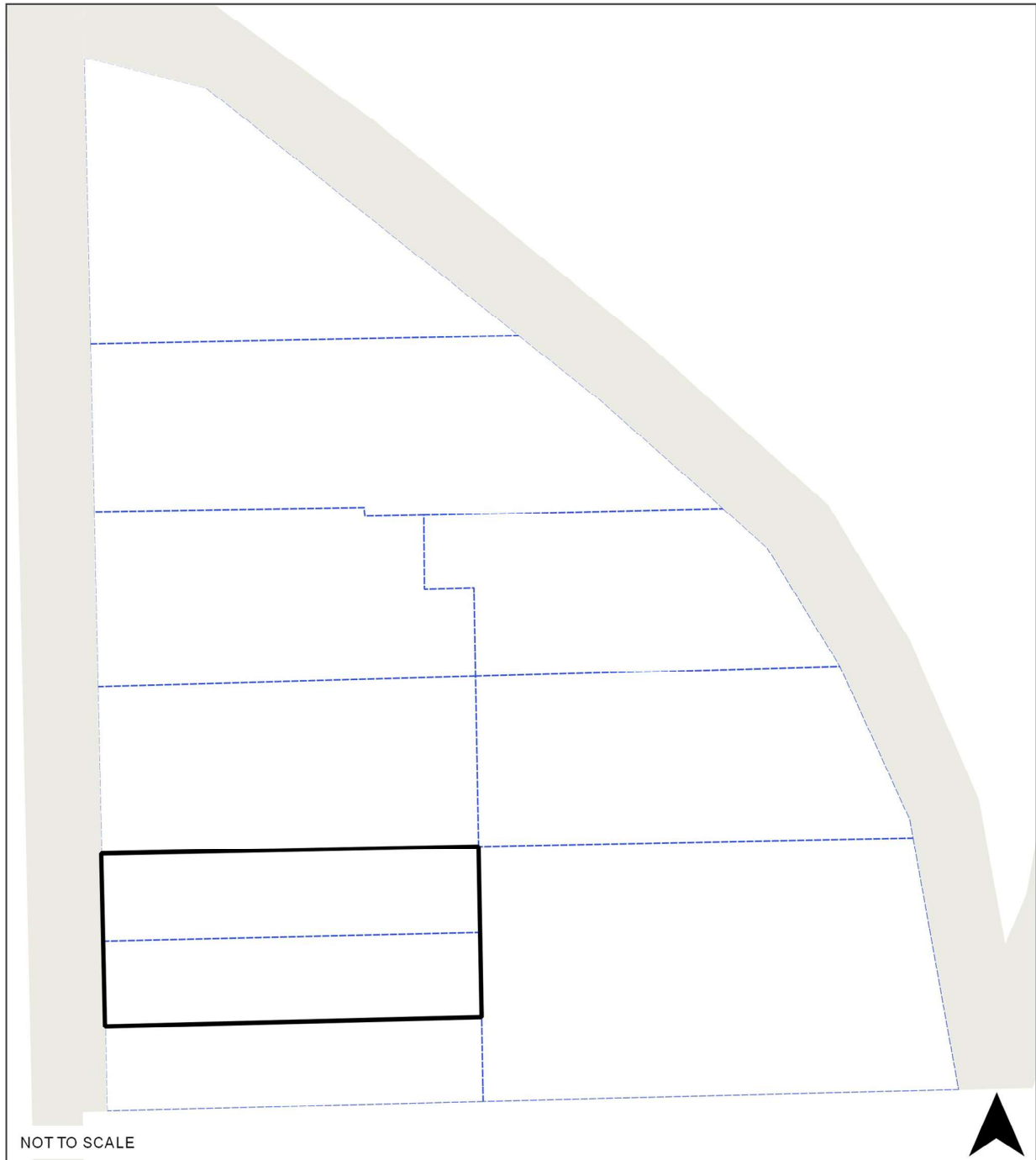


NOT TO SCALE



**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Vehicle access to this restructure lot must be taken via Colston Avenue

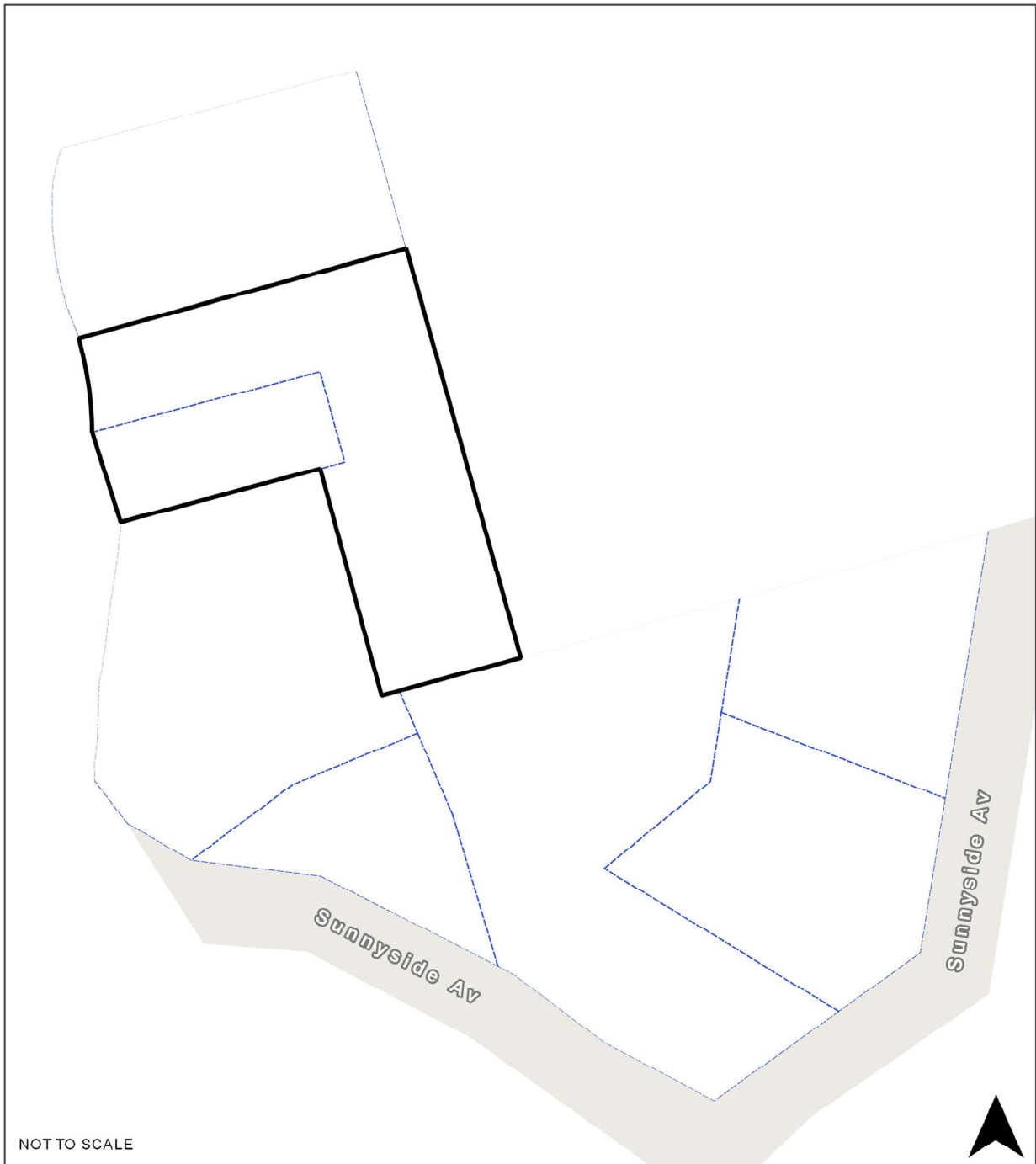
RO13 Warwick Farm Road, Olinda





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

**RO14 Sunnyside Avenue, Kallista**

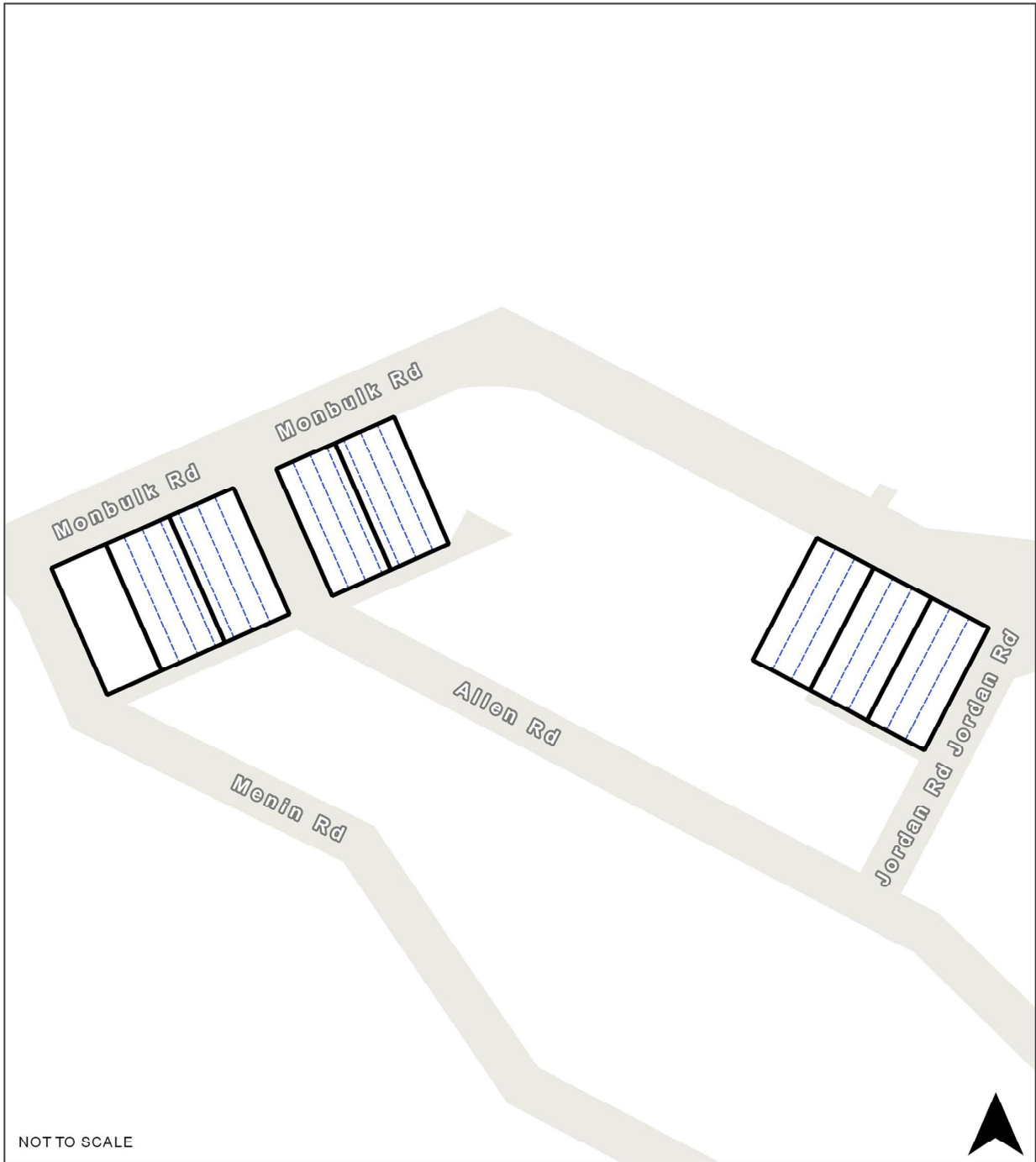


**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary





RO15 Allen Road/Monbulk Road, Monbulk

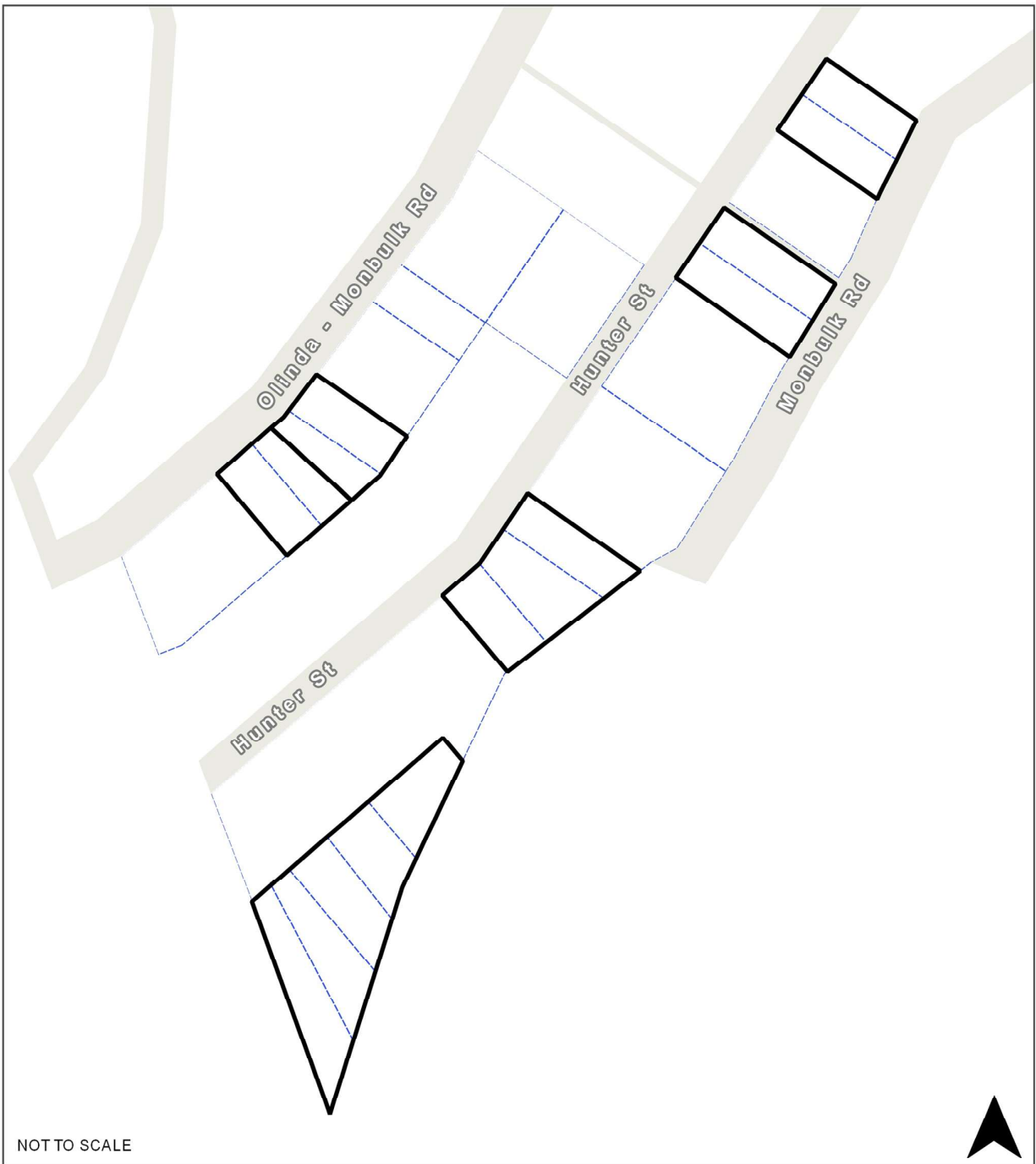


NOT TO SCALE

Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO16 Olinda Monbulk Road/Hunter Street, Monbulk

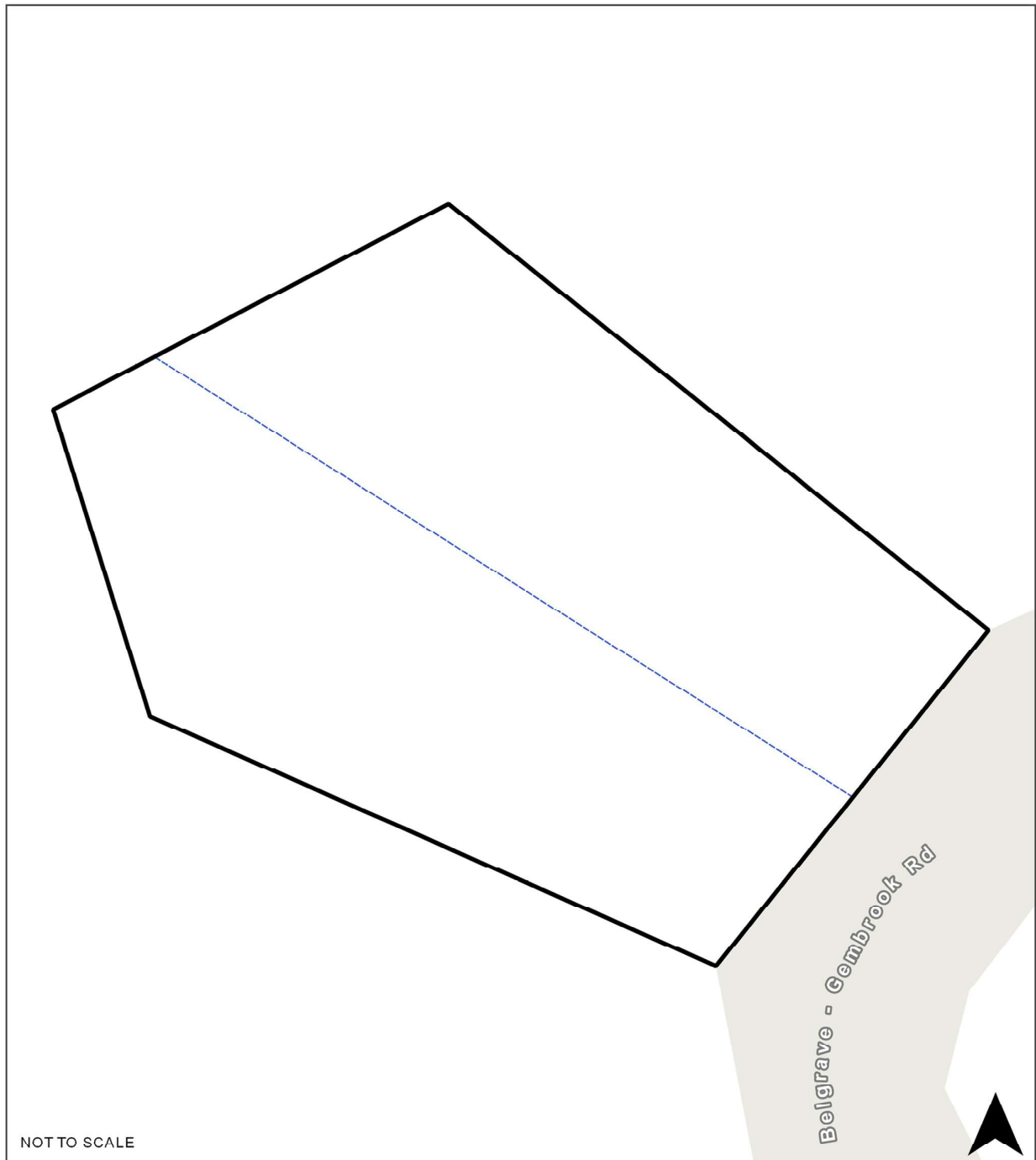


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Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

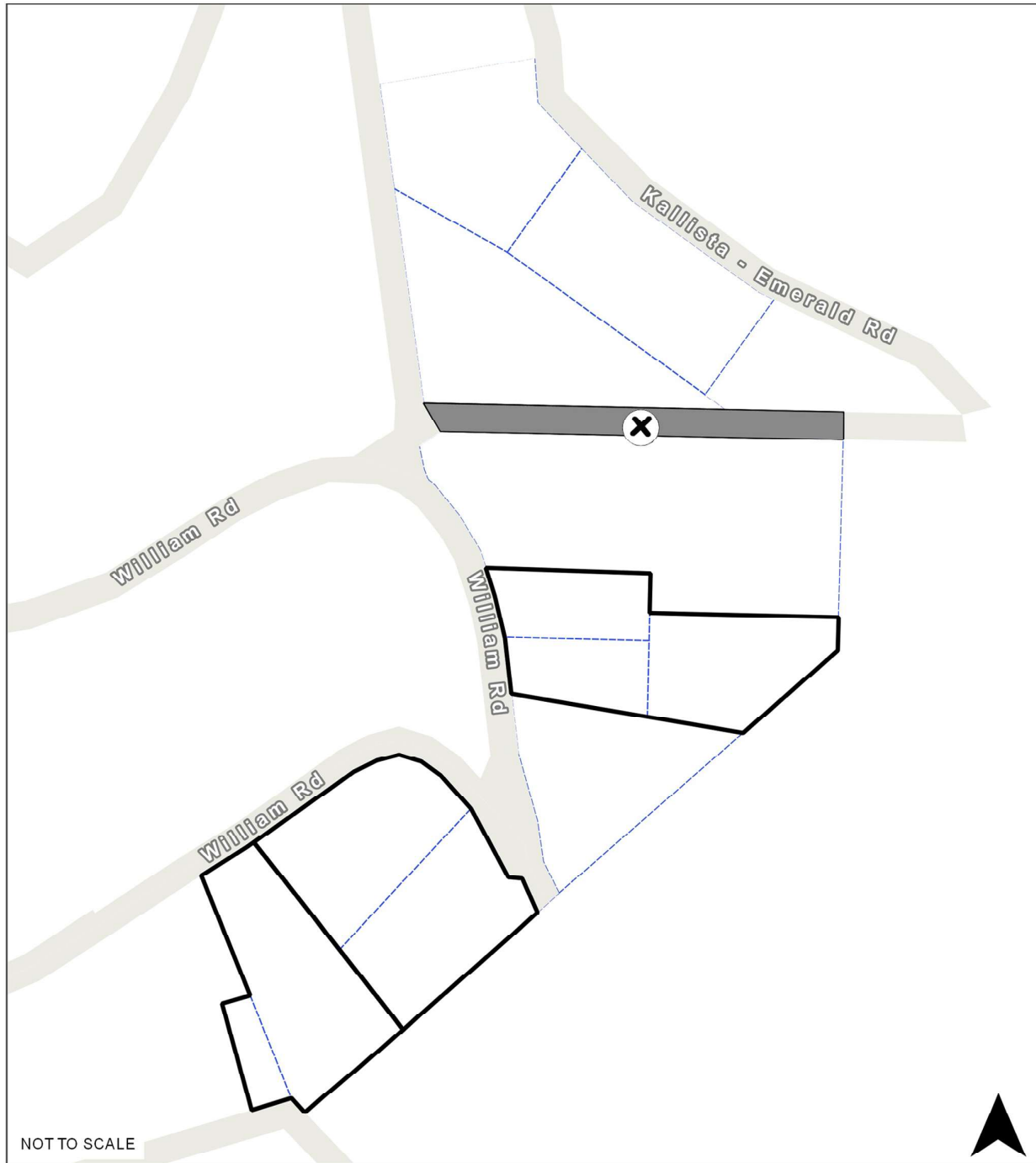
RO18 Belgrave Gembrook Road, Menzies Creek






Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

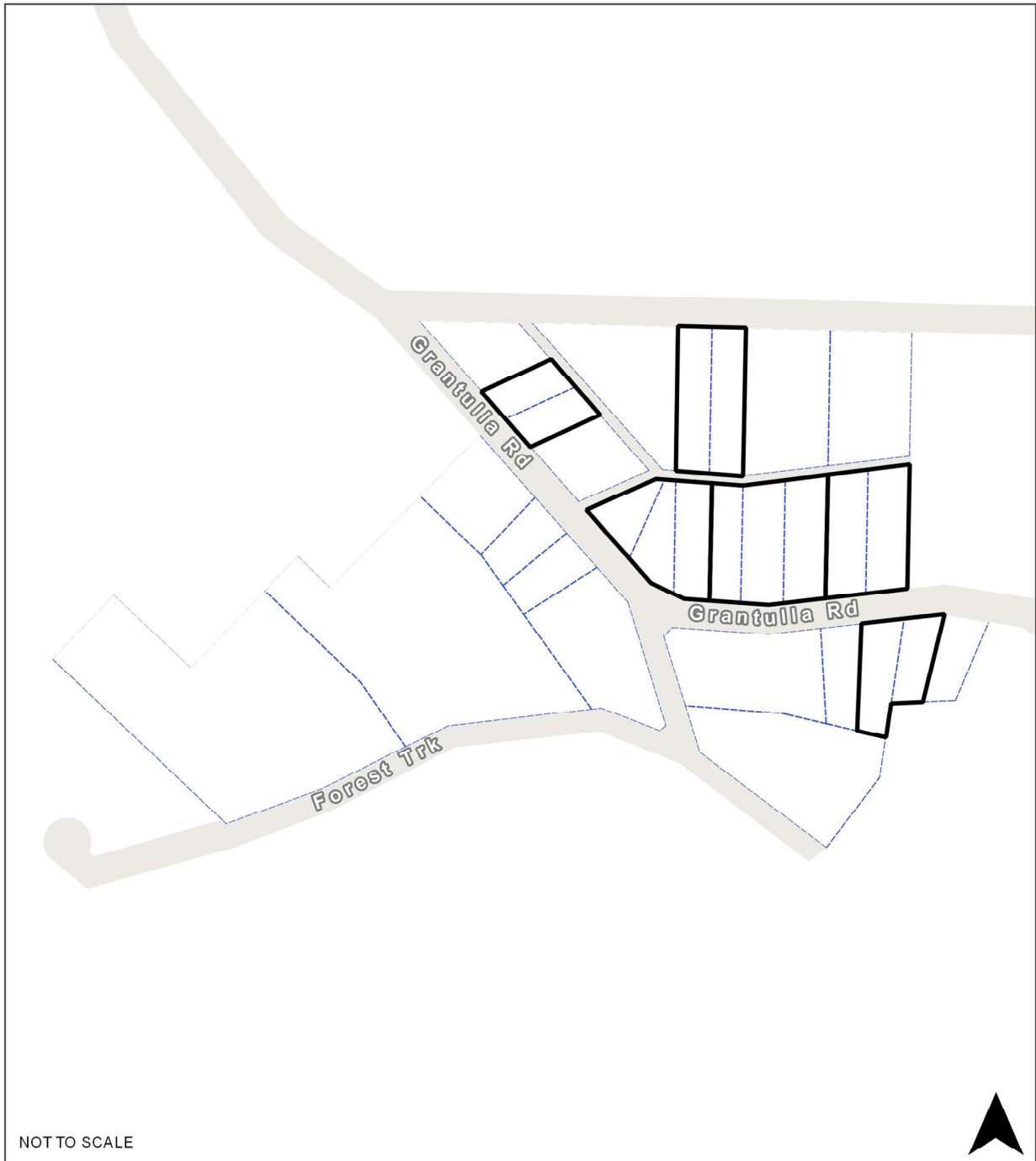
RO19 William Road, Kallista





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Closed road

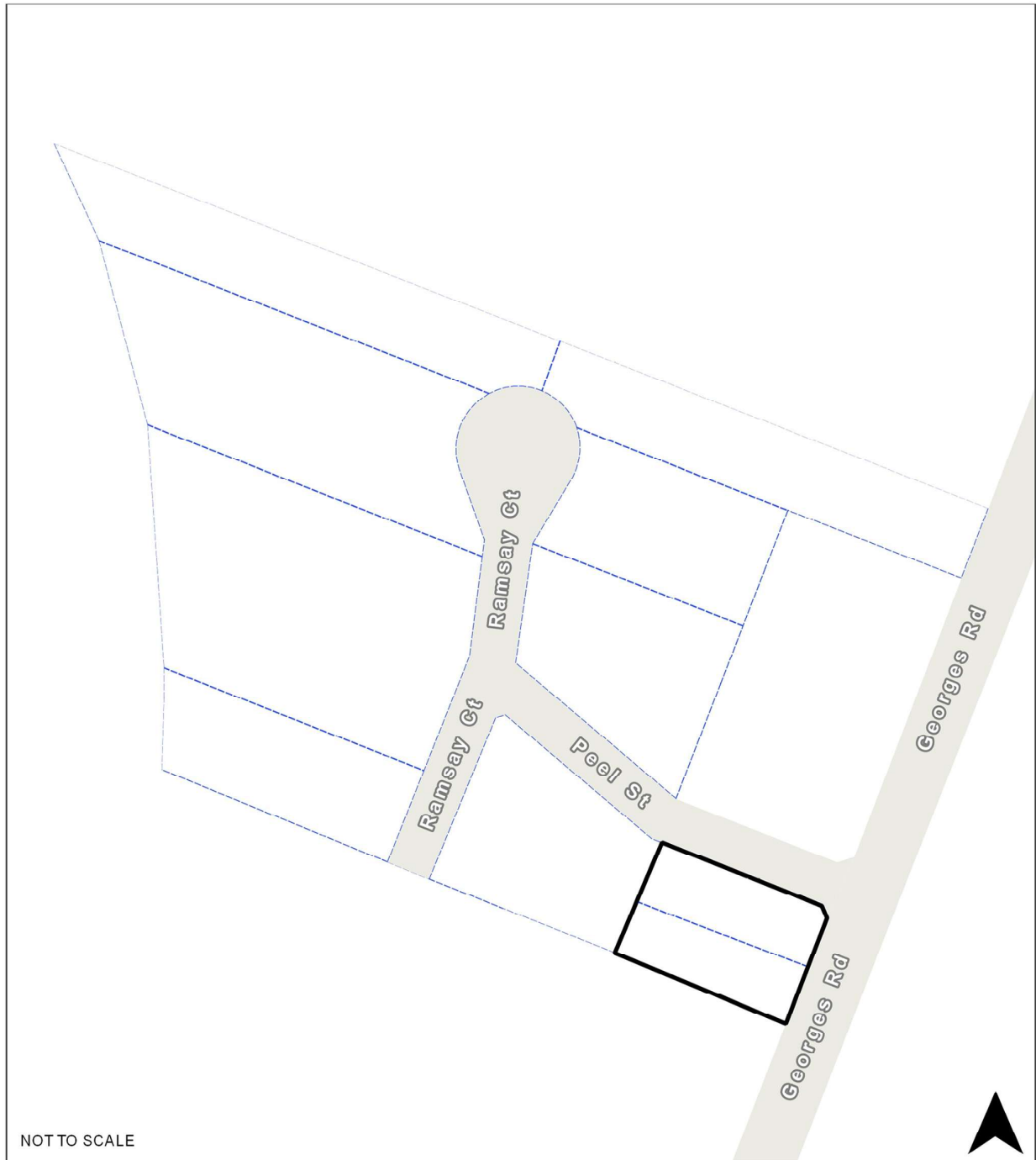
RO20 Belford Road/Grantulla Road, Kallista





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

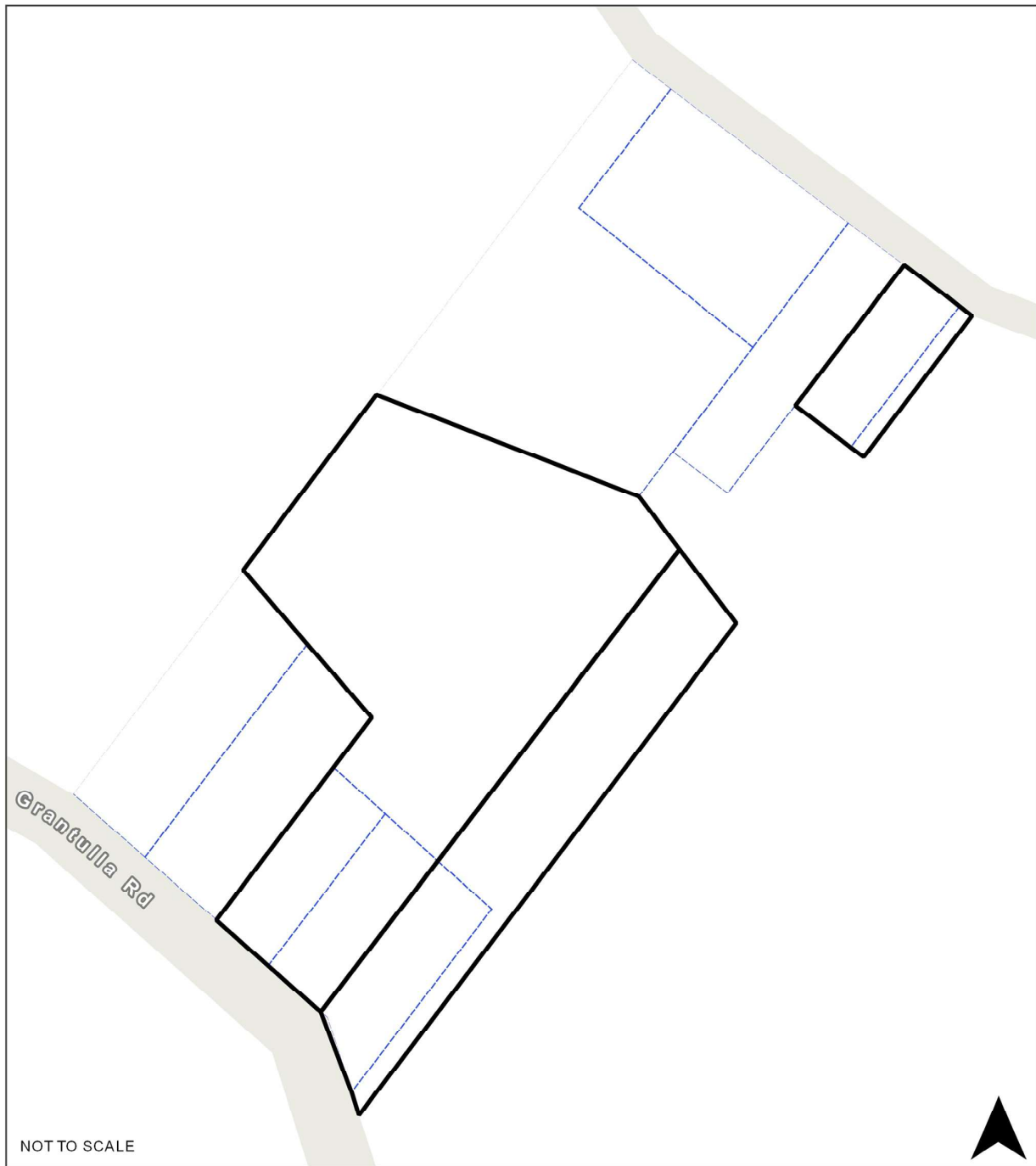
RO21 Ramsay Court, The Patch





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

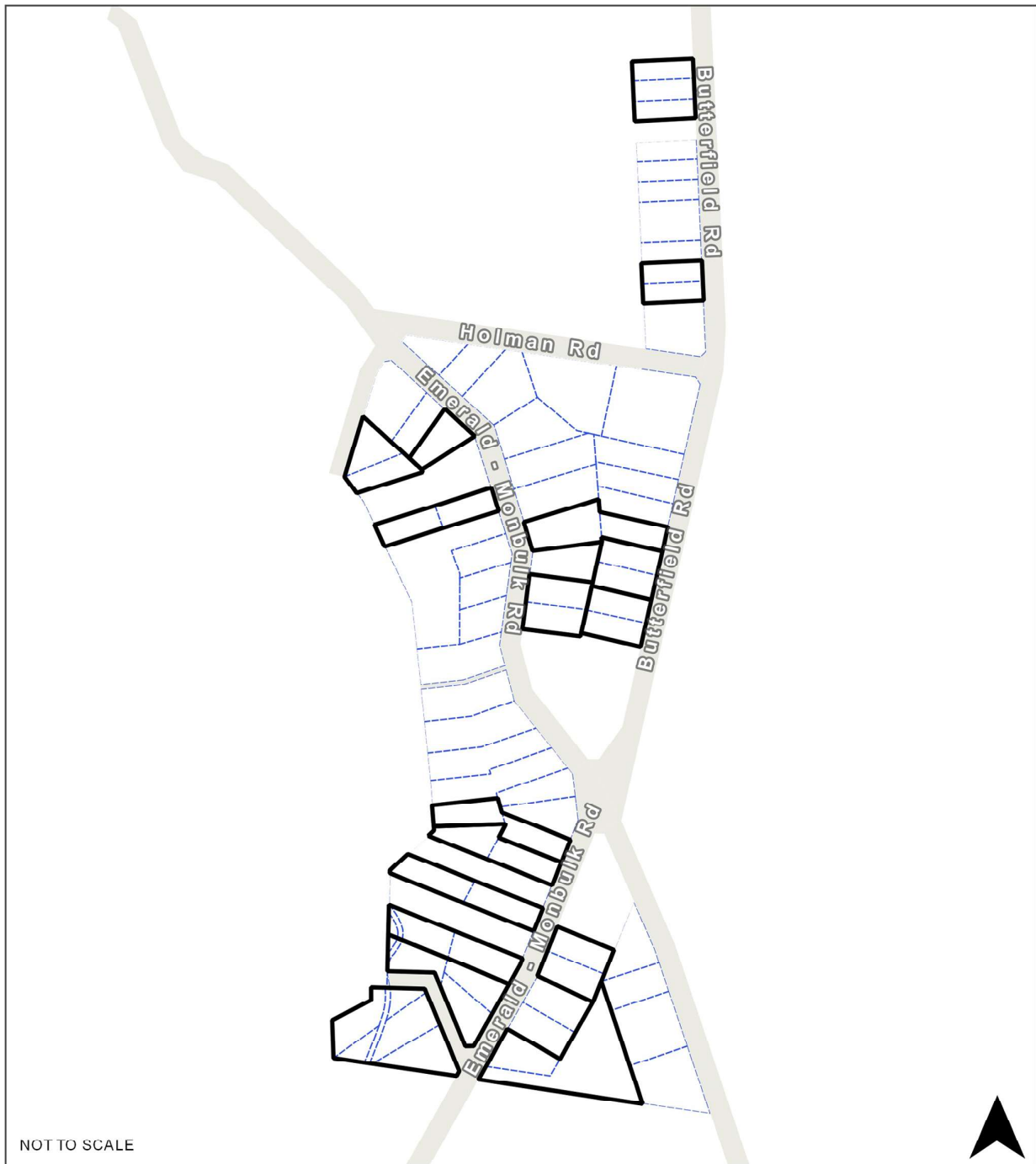
RO22 Kallista Emerald Road, Kallista



Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO23 Thomas Road/Emerald Monbulk Road, Emerald



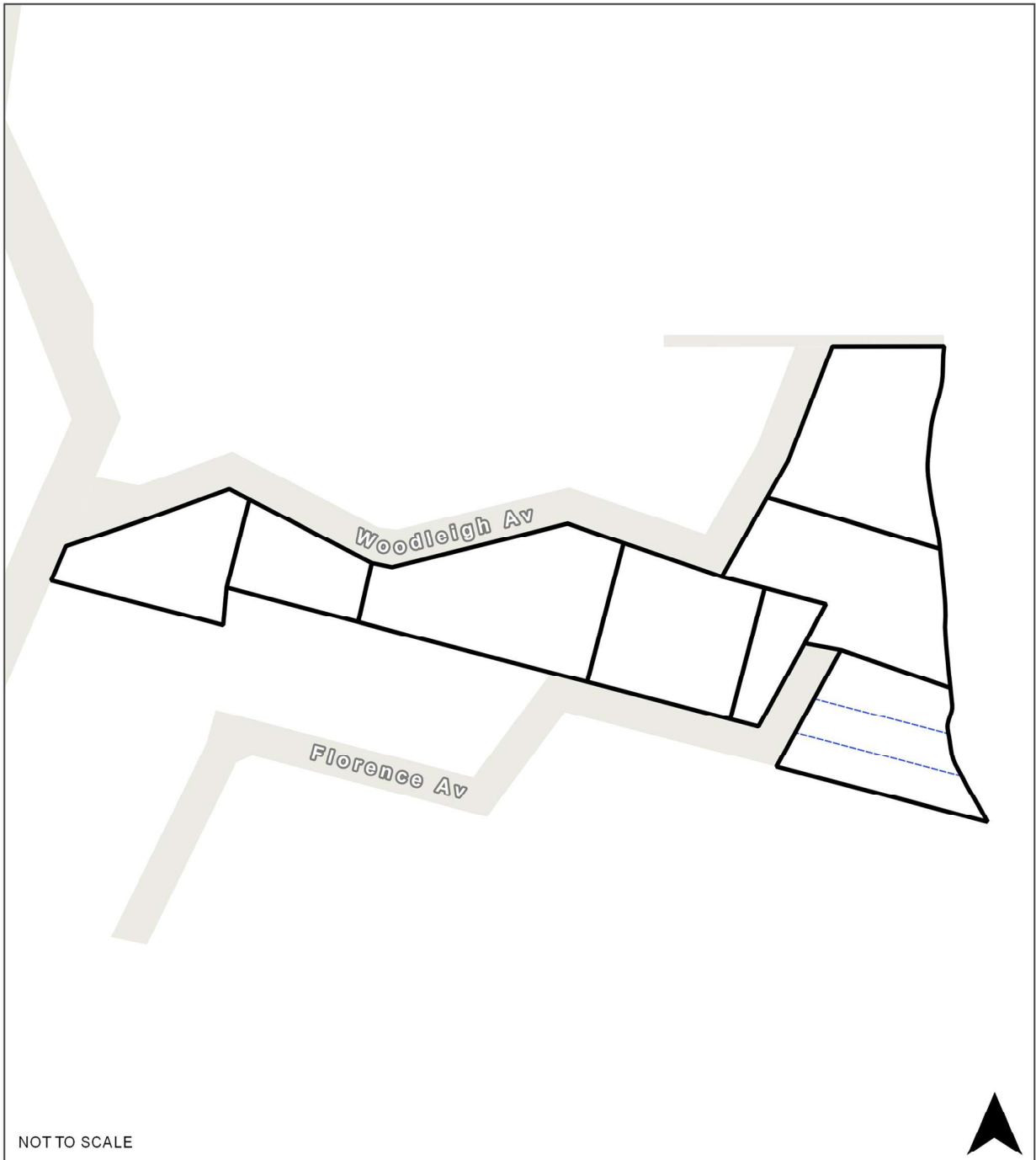
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Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary



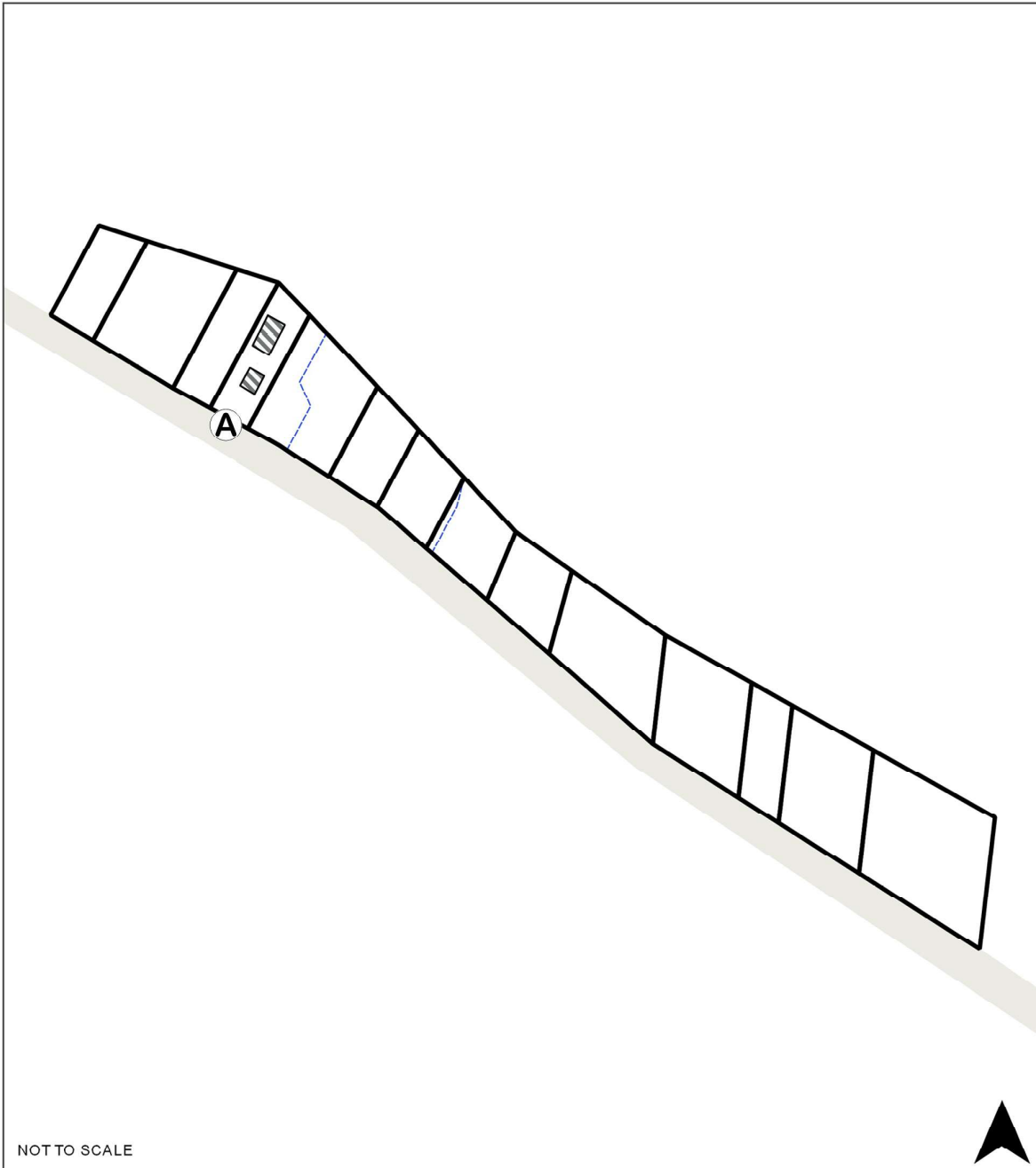
RO24 Woodleigh Avenue, Upwey







Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

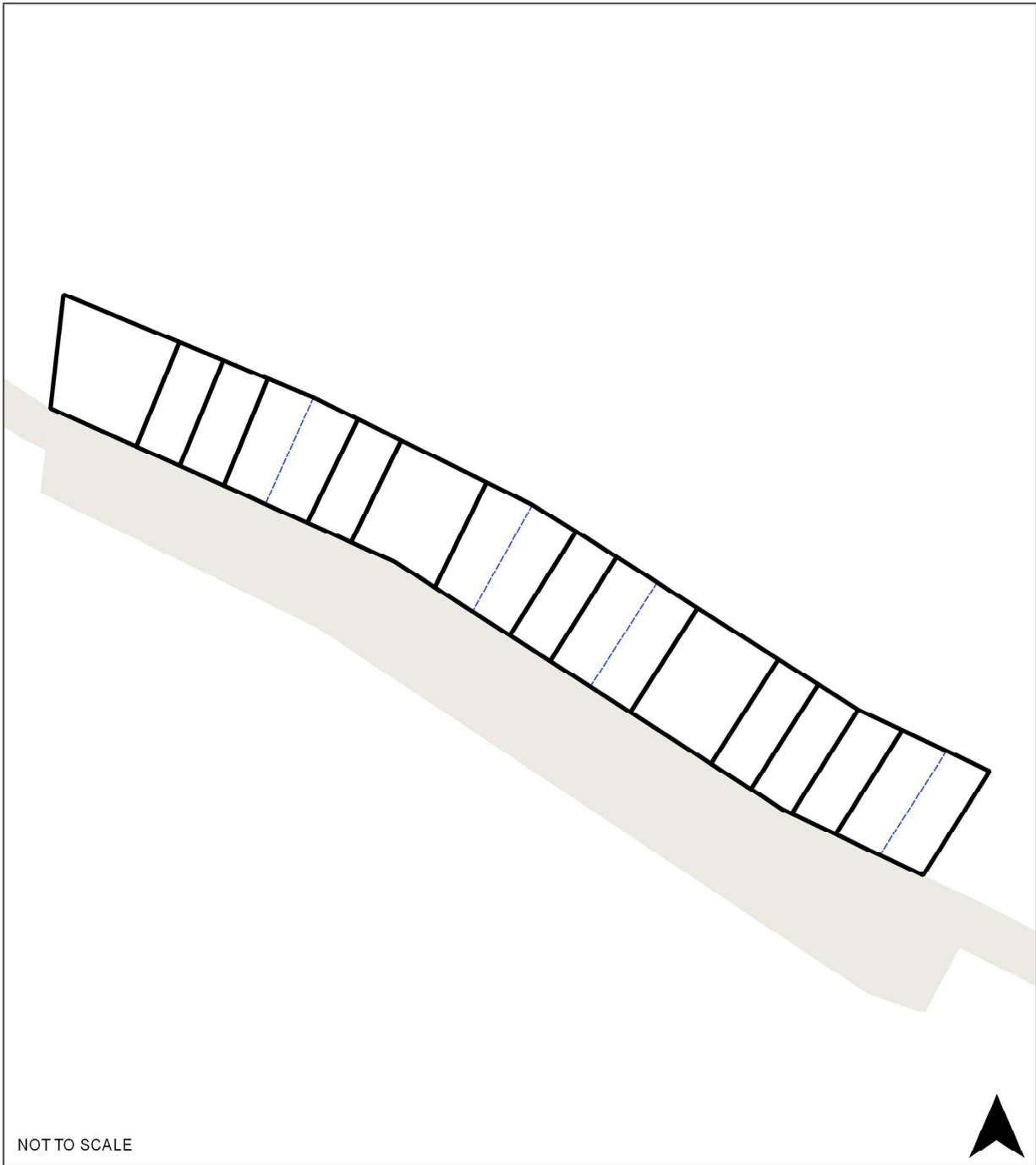
RO26 Burwood Highway, Upper Ferntree Gully





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	All access to the site must be in accordance with Plan No. B.2412-C-1 by Carson Simpson Pty Ltd.
	Denotes designated 'building envelope' (generally not less than 40m x 40m)

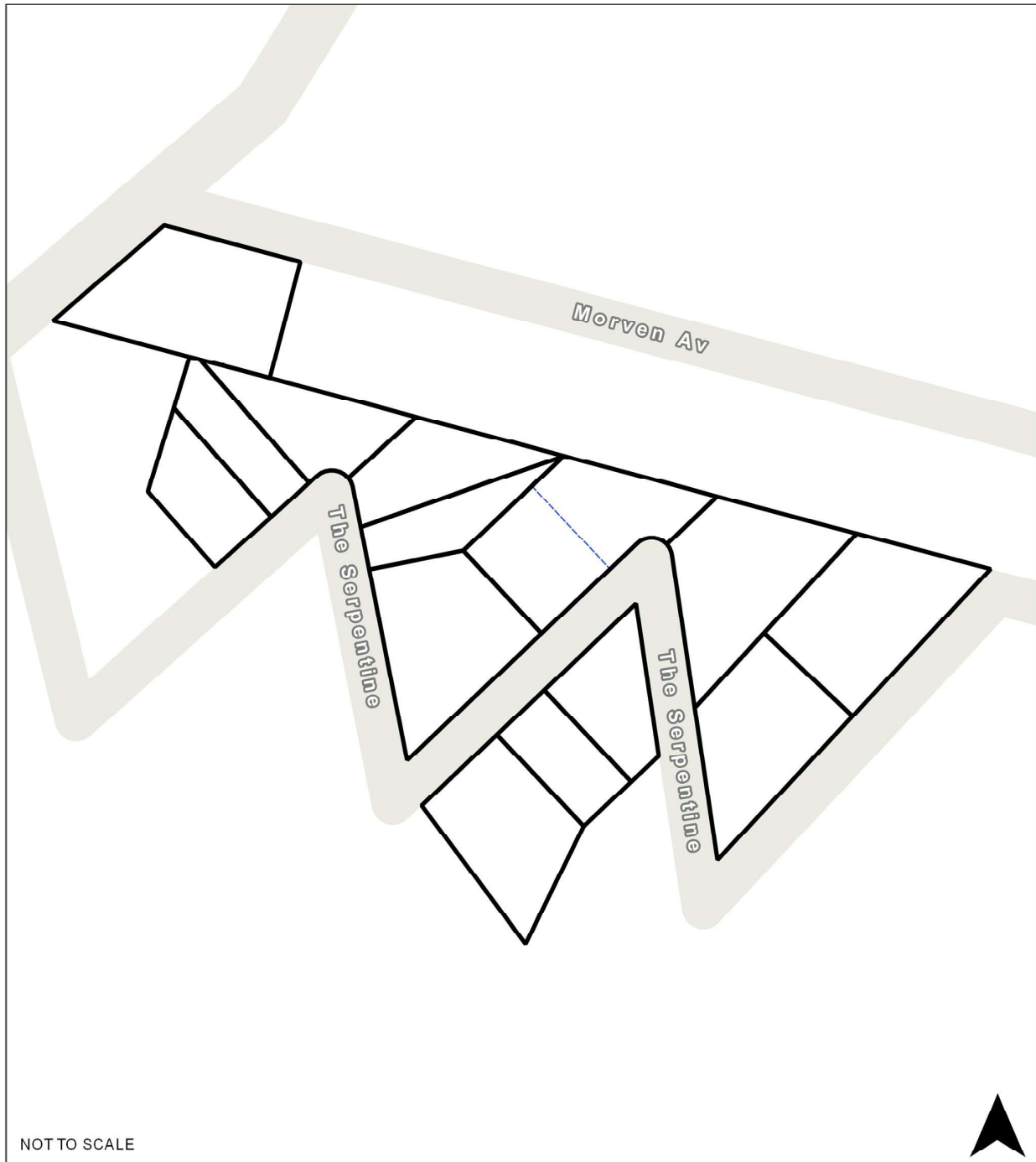
RO27 Burwood Highway, Upwey





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

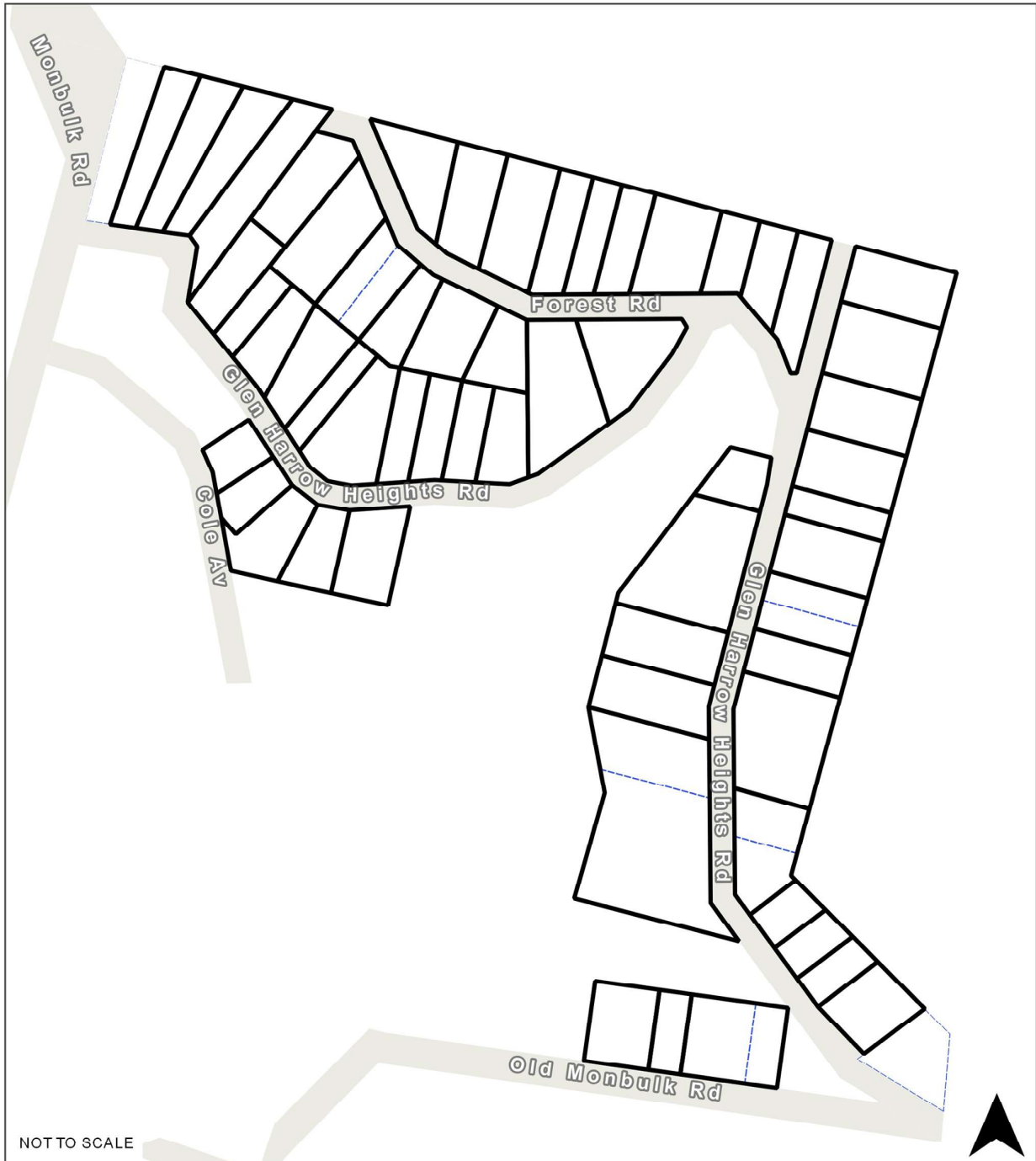
RO28 The Serpentine, Tecoma





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

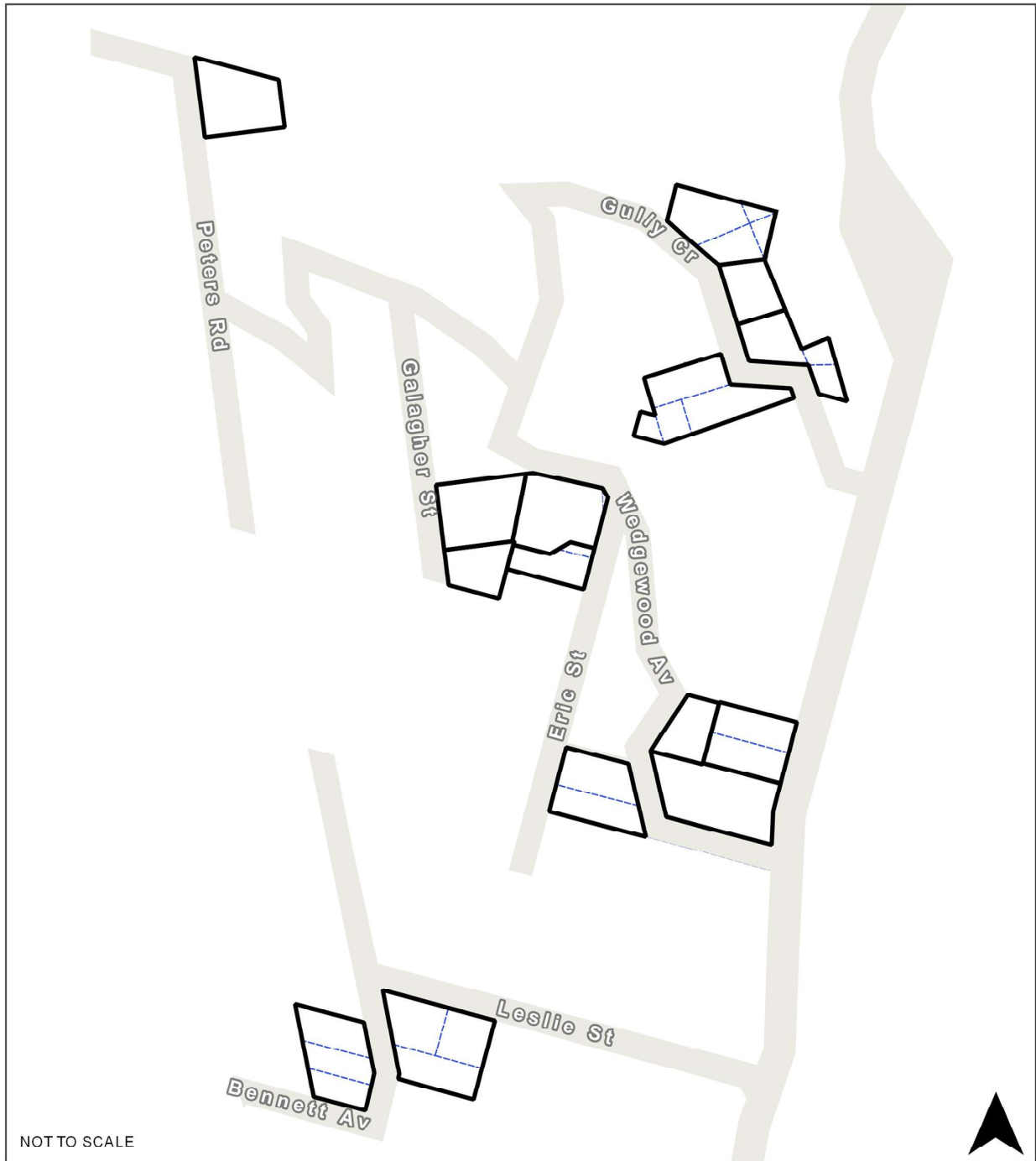
RO30 Glen Harrow Heights Road, Belgrave





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

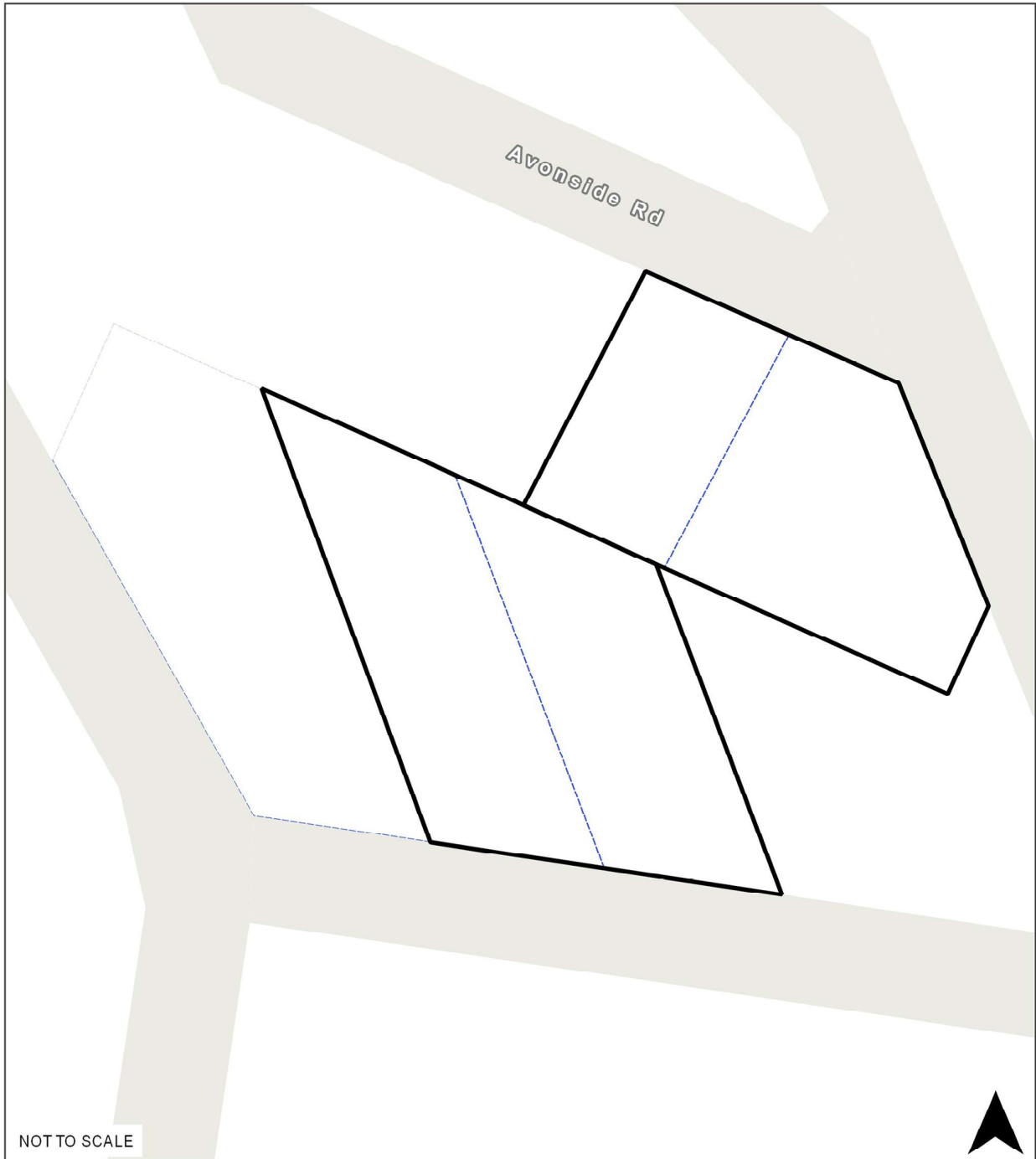
RO31 Wedgewood Avenue/Gully Crescent, Belgrave





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

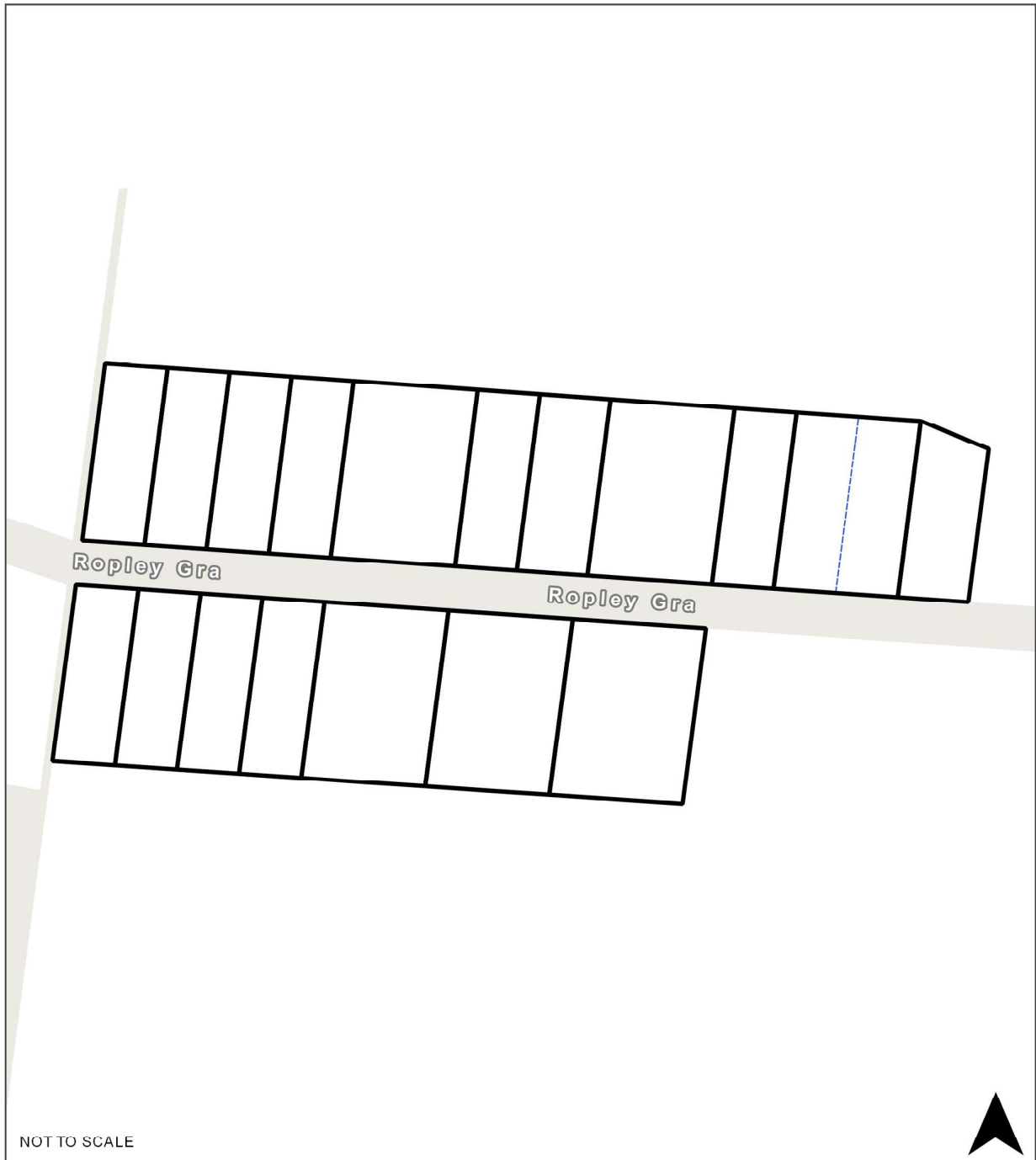
RO32 Lockwood Road/Huon Road, Belgrave South)





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO33 Ropley Grange, Upper Ferntree Gully

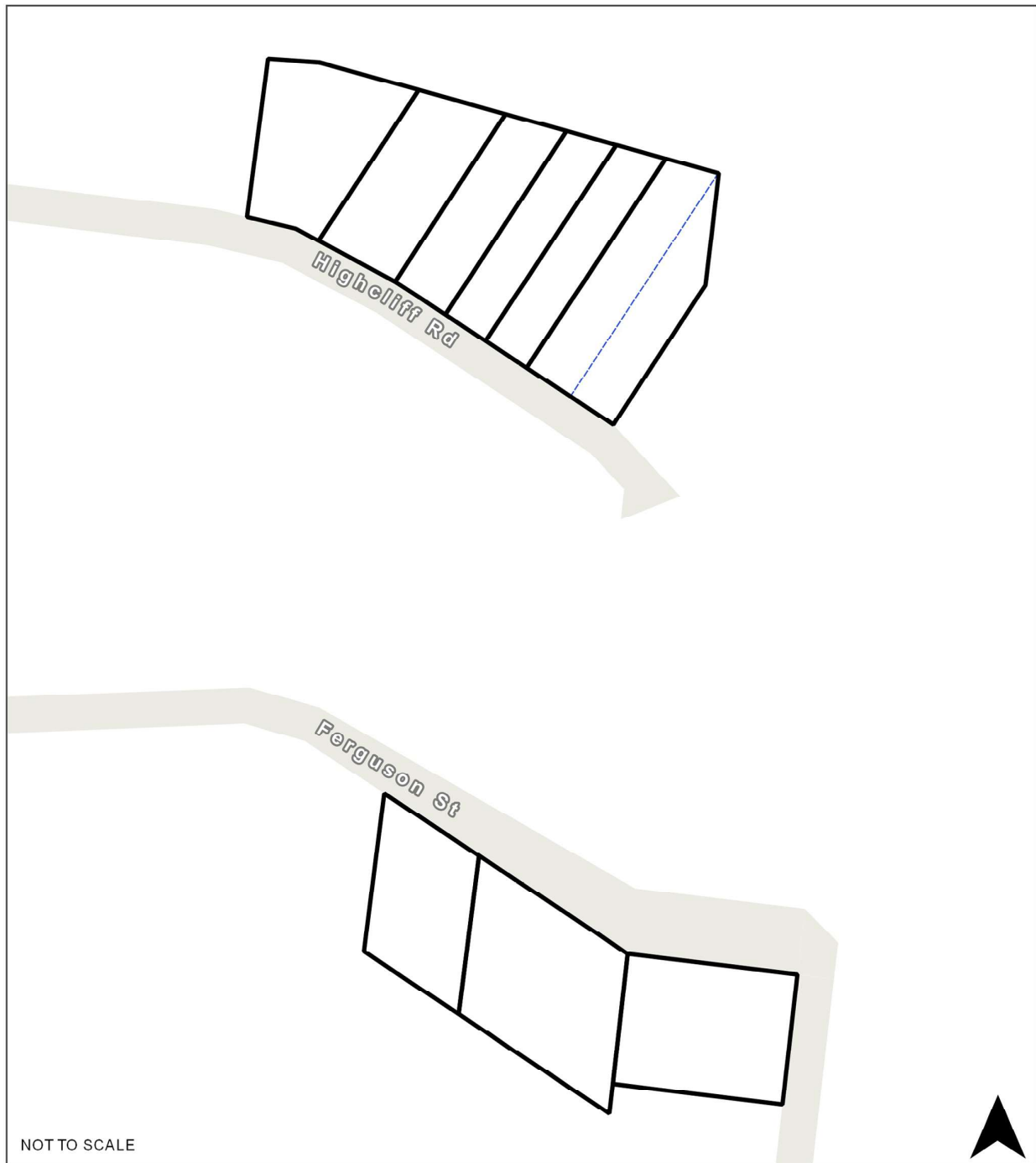


Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary



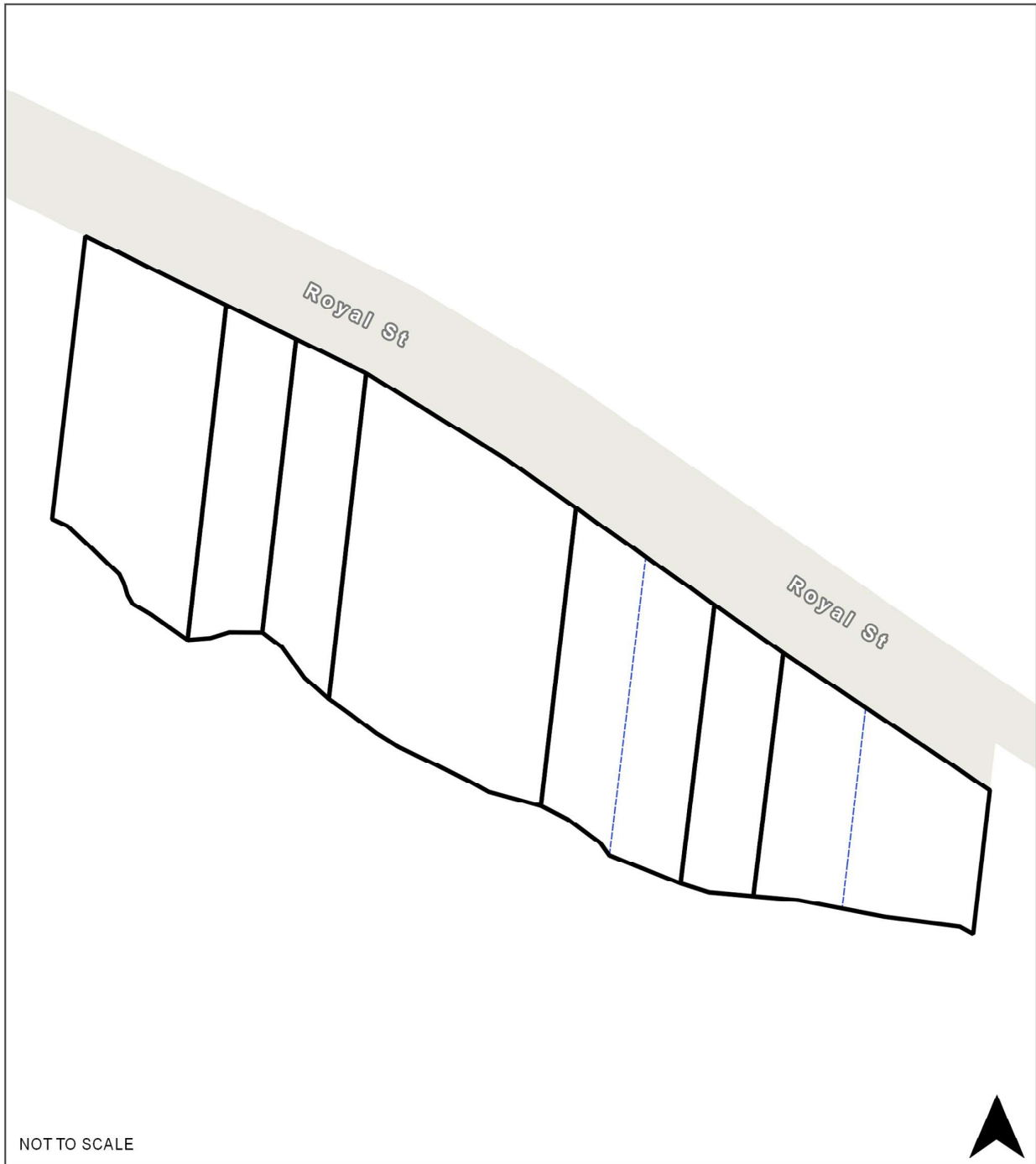
RO34 Highcliff Road/Ferguson Street, Upwey





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

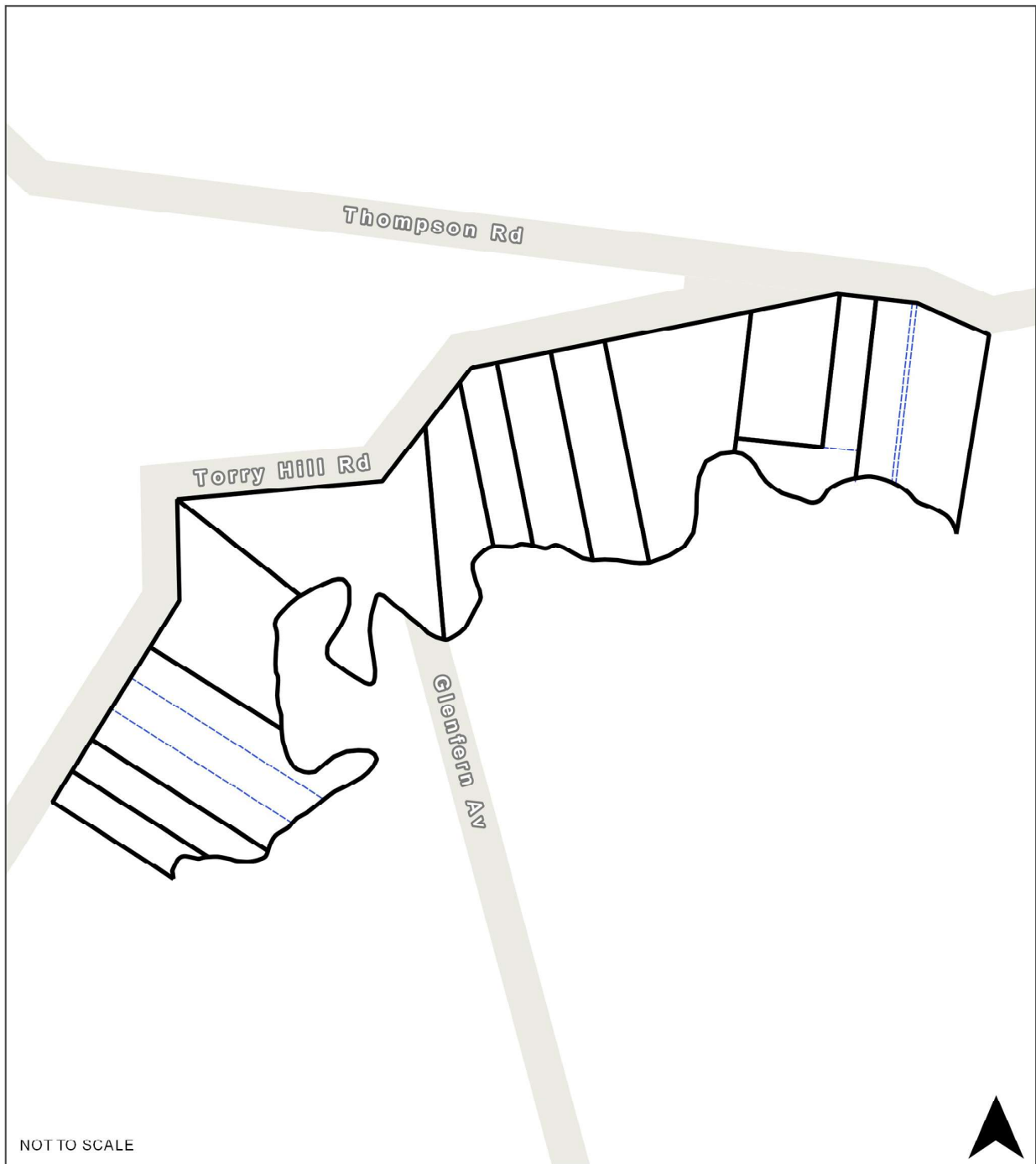
RO35 Burwood Highway, Upwey





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

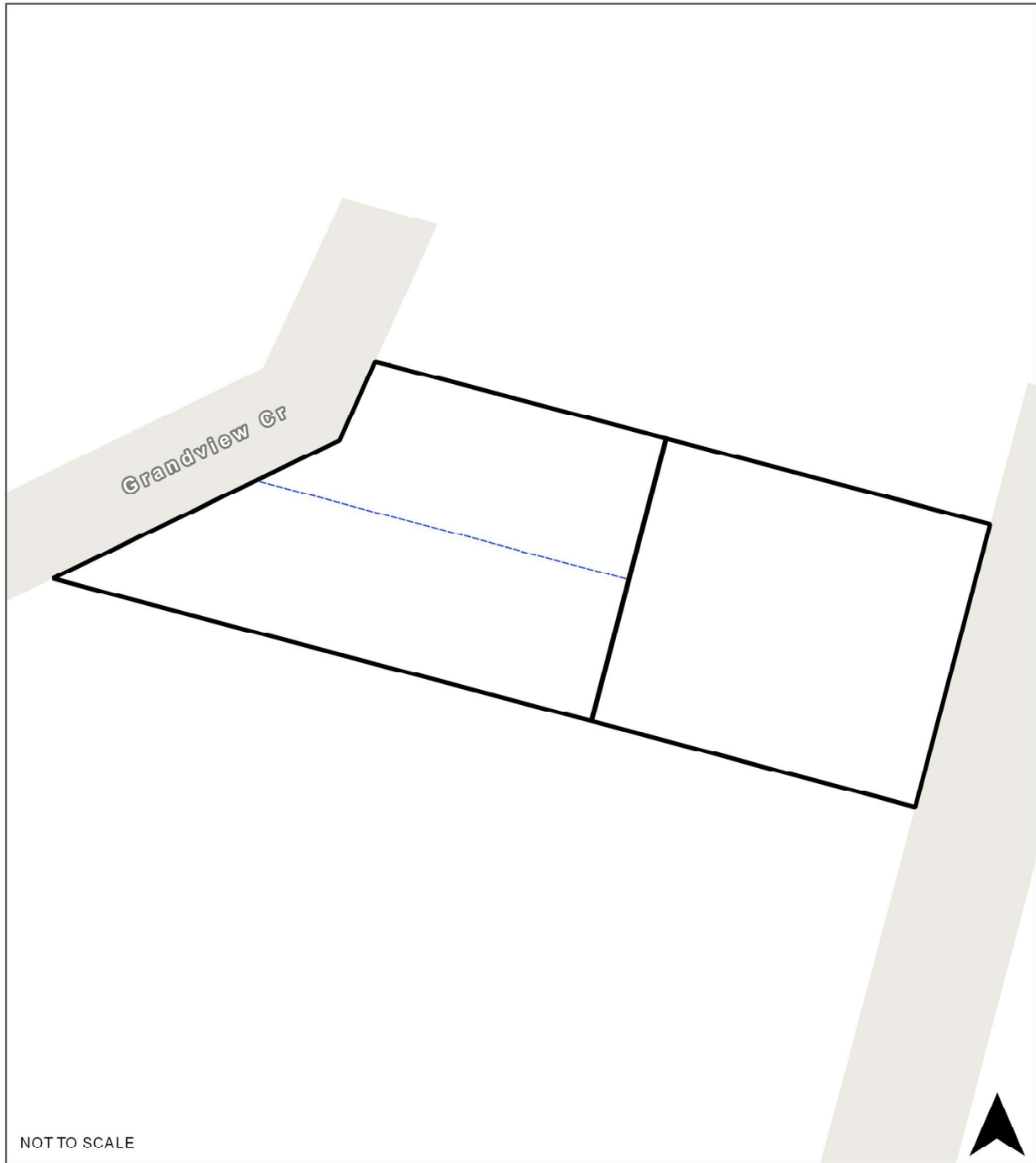
RO36 Torry Hill Road, Upwey





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

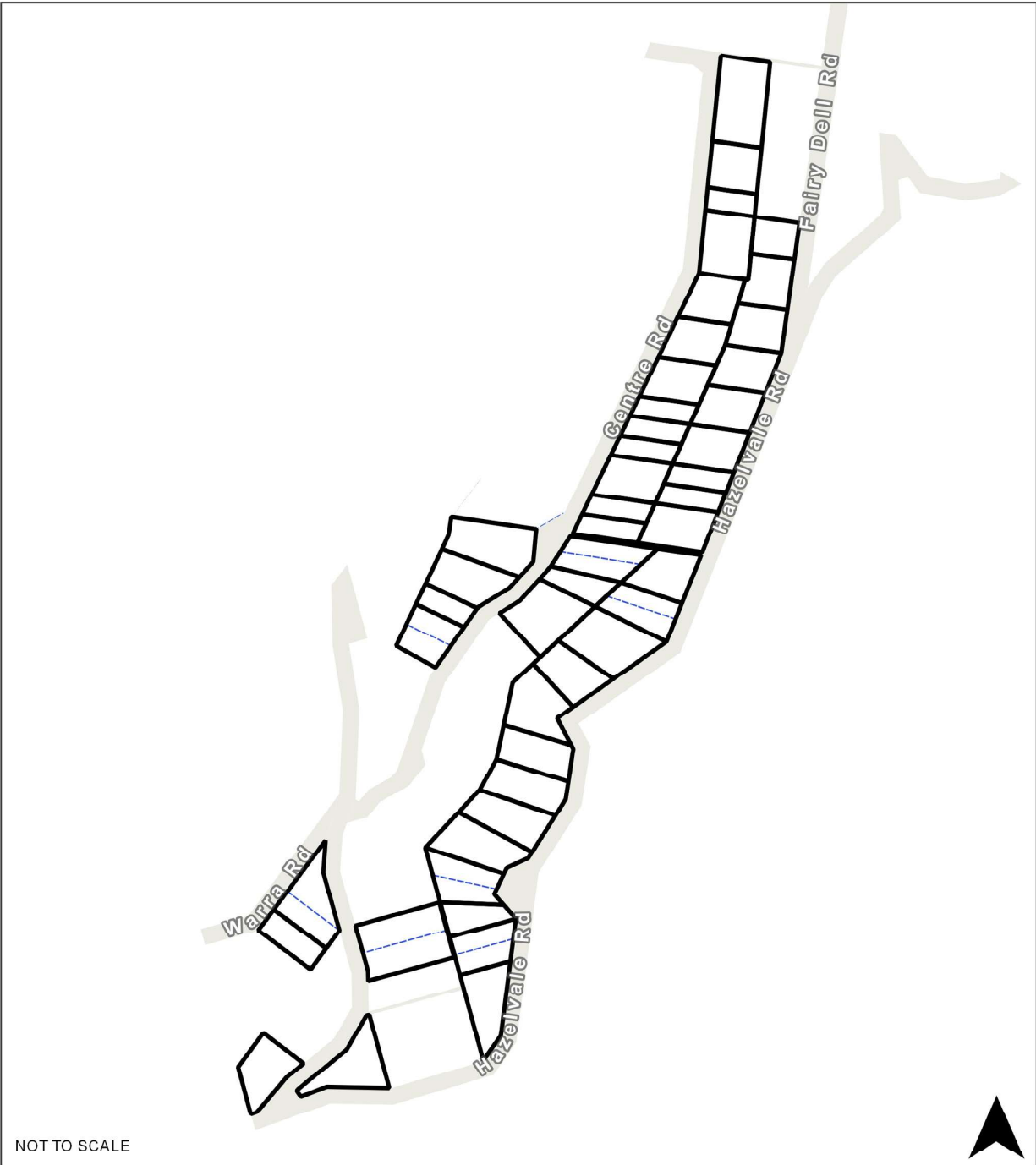
RO37 Blackwood Street/Grandview Crescent, Tecoma





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

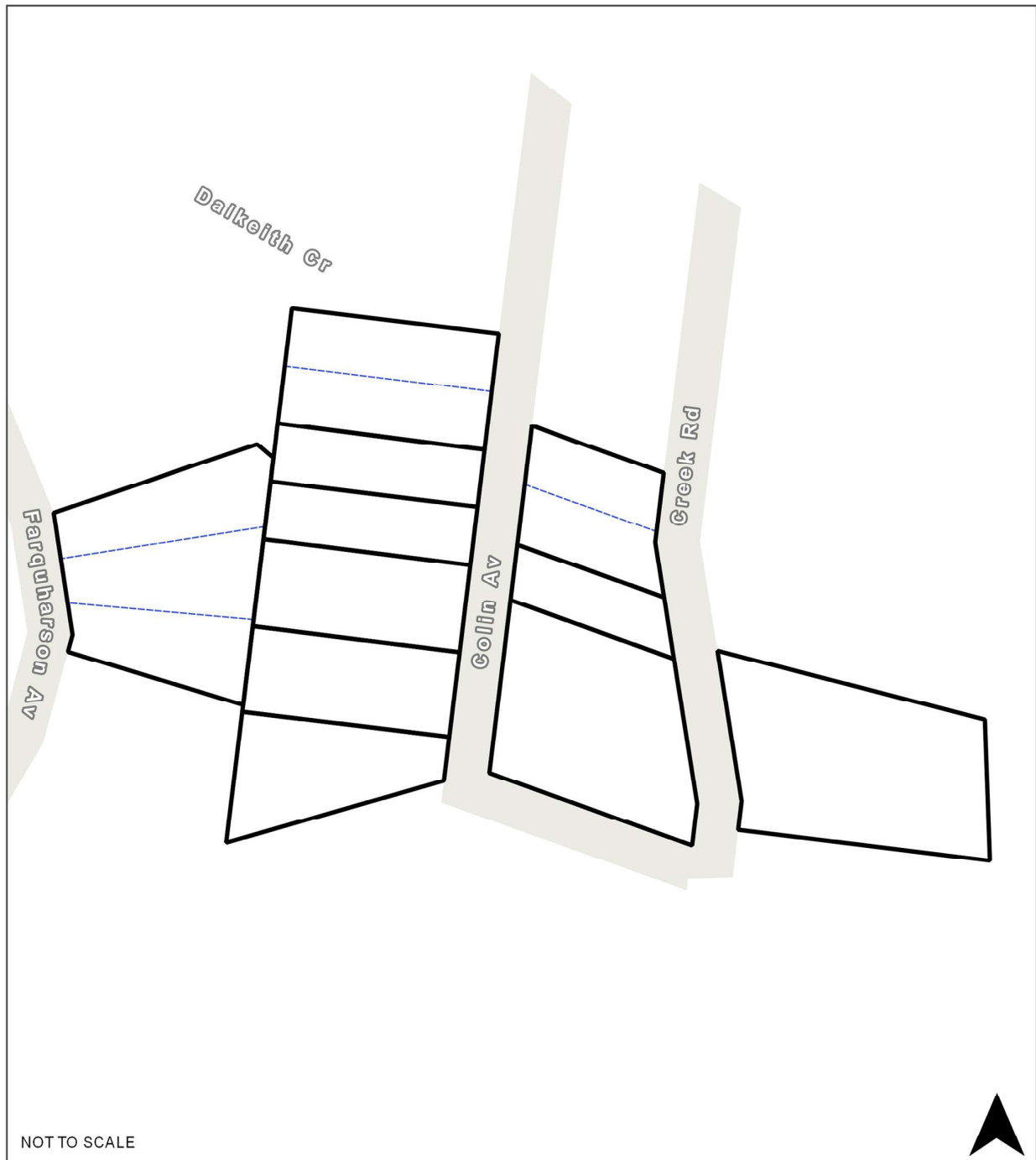
RO40 Hazelvale Road, Upwey)



Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO41 Dalkeith Crescent, Belgrave

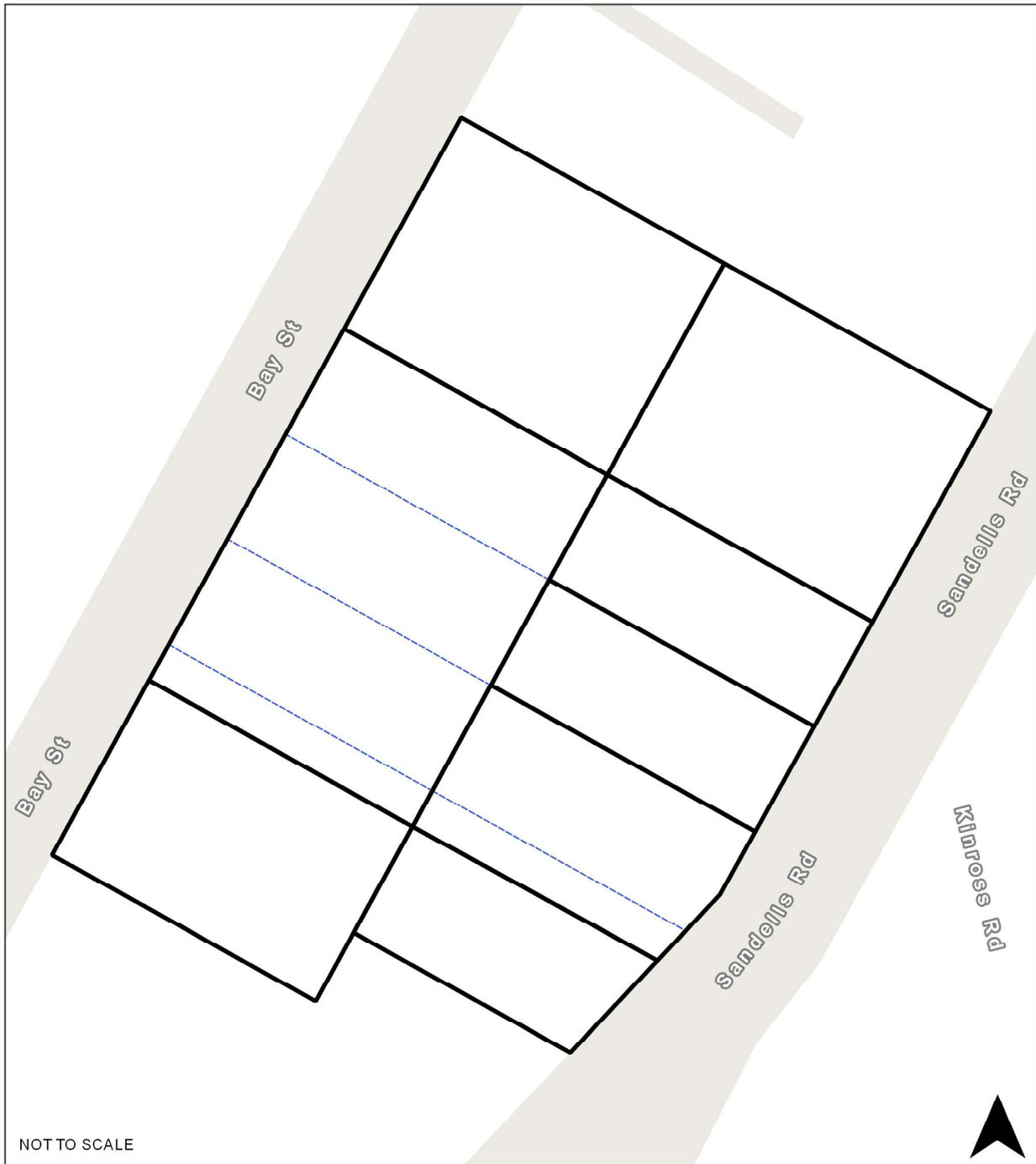


NOT TO SCALE



**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

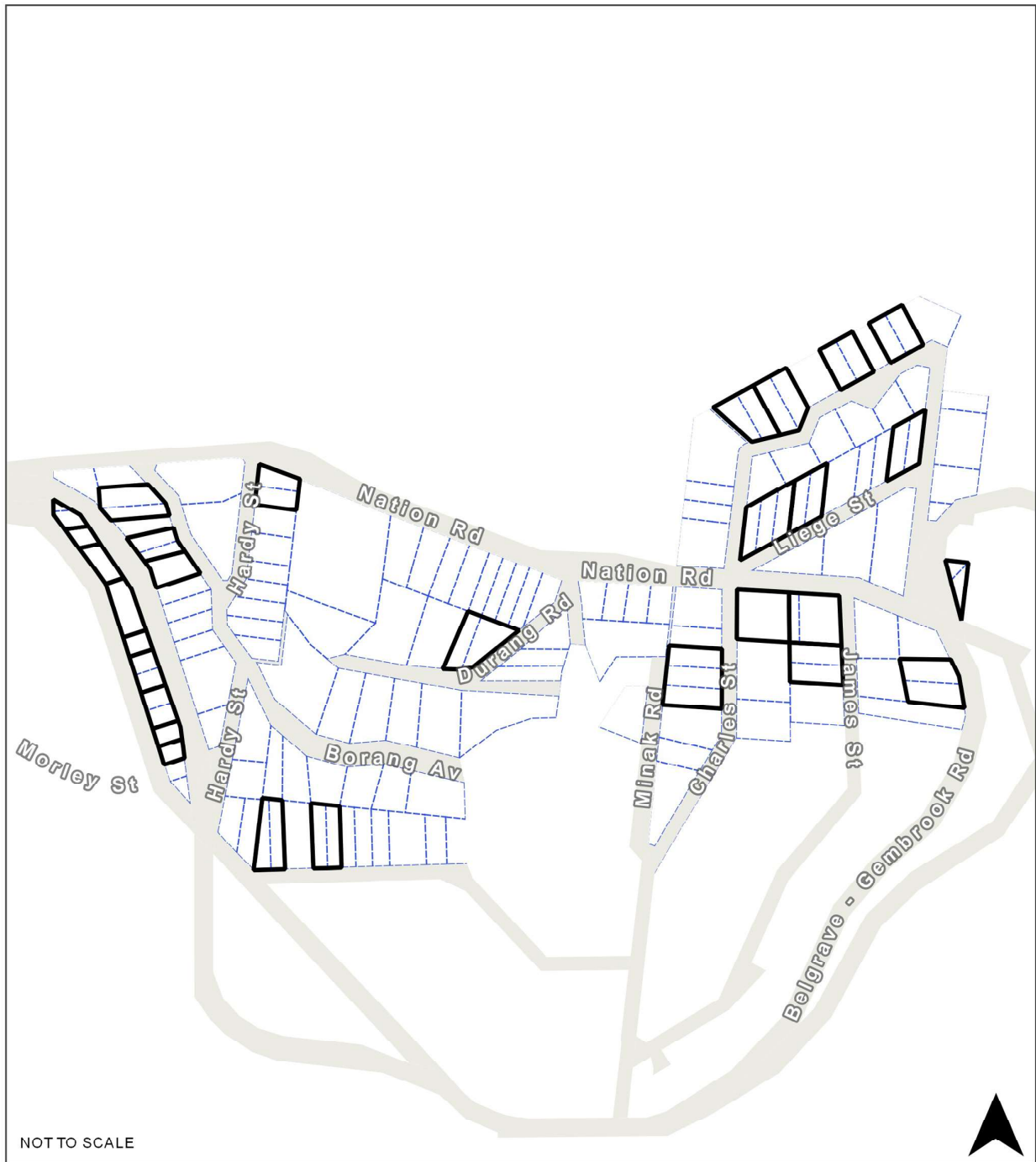
RO42 Carrington Court/Bay Street, Tecoma





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO43 Nation Road/Borang Avenue, Selby



Map Legend




Map icon	Meaning
	Restructure lot boundary
	Parcel boundary



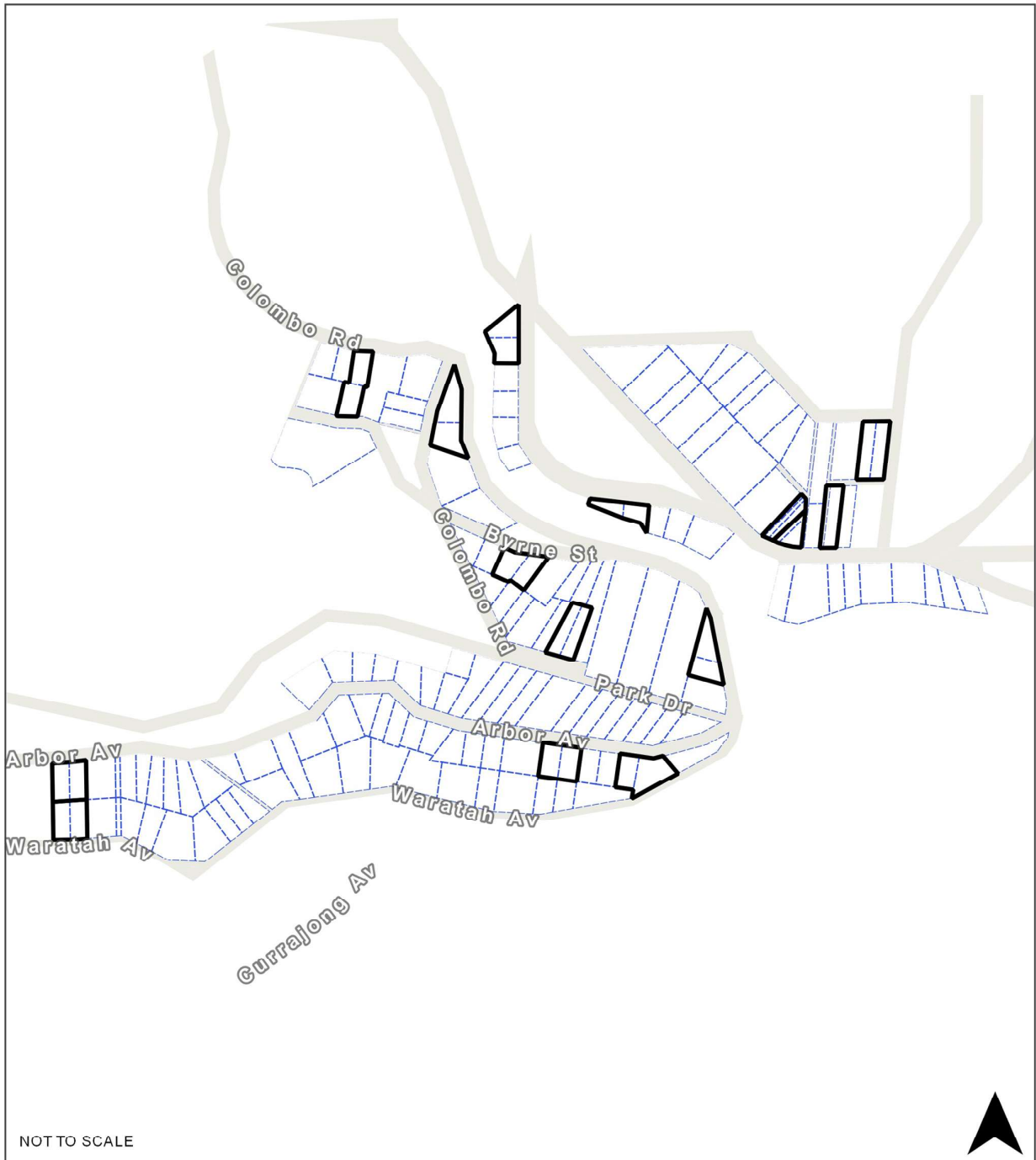
RO44 Eveline Road/Belgrave Gembrook Road, Selby





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Closed road

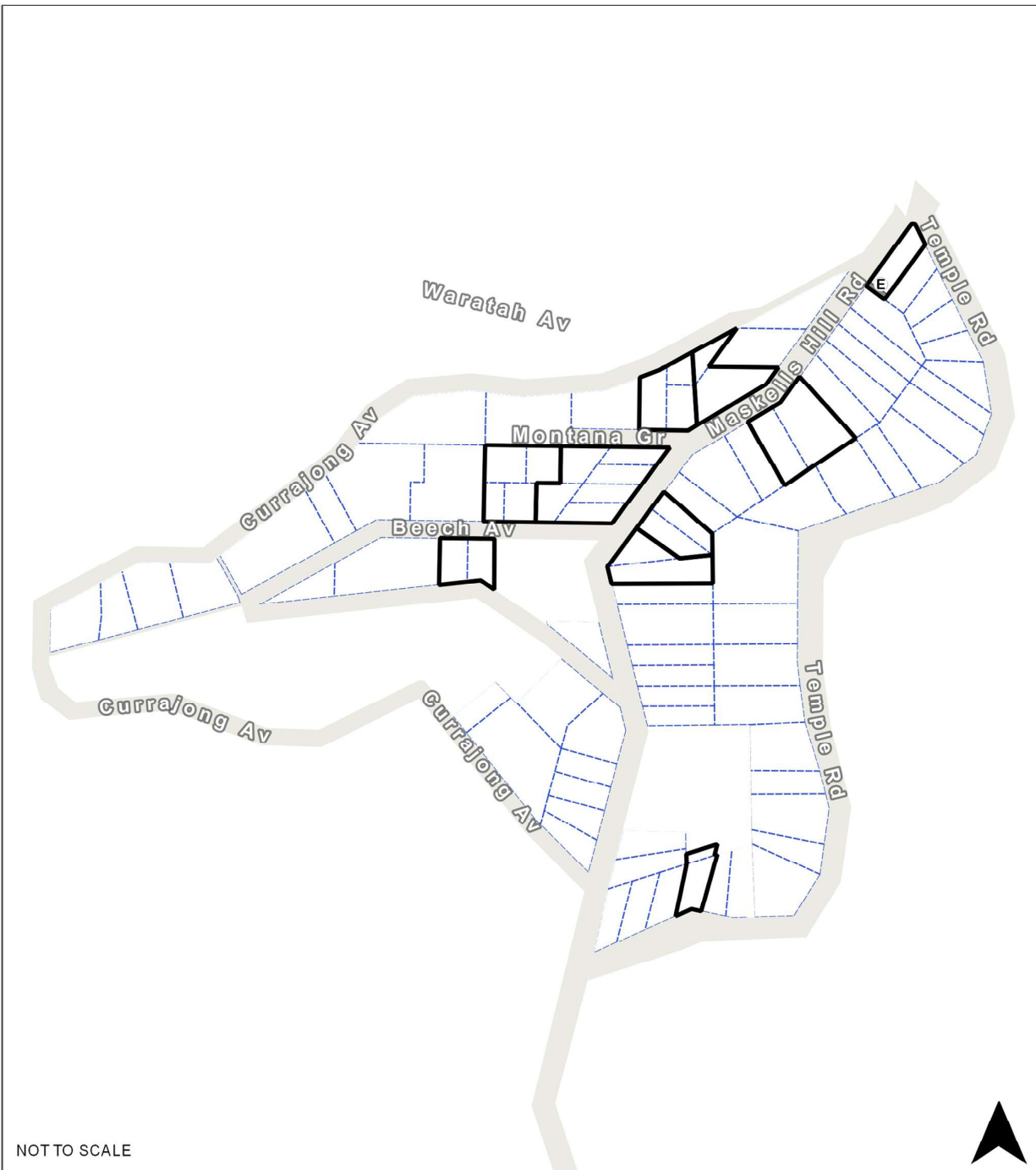
RO45 Belgrave Gembrook Road/Arbor Avenue, Selby






Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO46 Temple Road/Currajong Avenue, Selby



Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	A carriageeway easement is required on 1 Maskells Hill Road, Selby to provide vehicle access for the adjoining land at 91 Temple Road, Selby to Maskells Hill Road.

RO47 Maskell Street, Selby

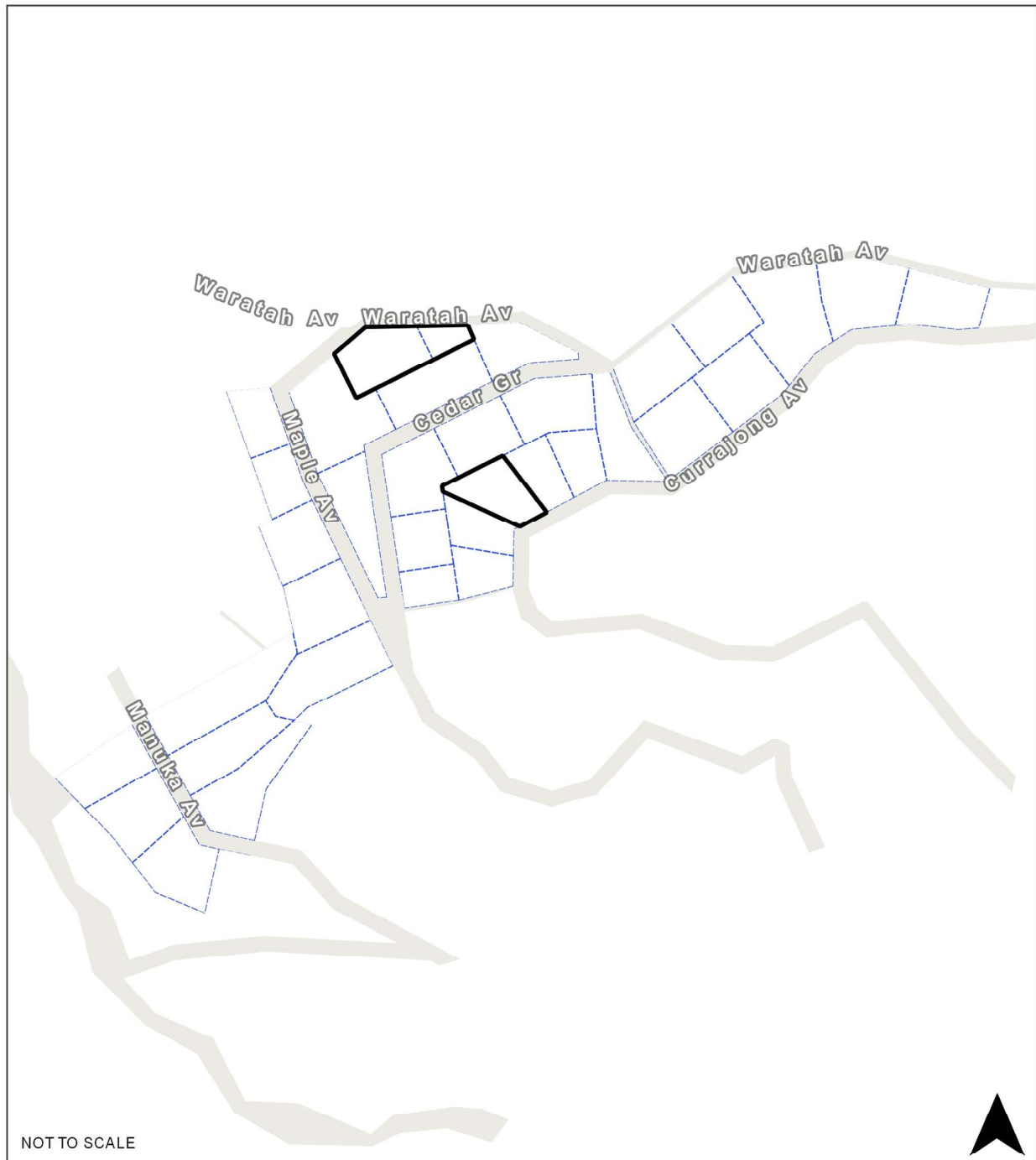


NOT TO SCALE



Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

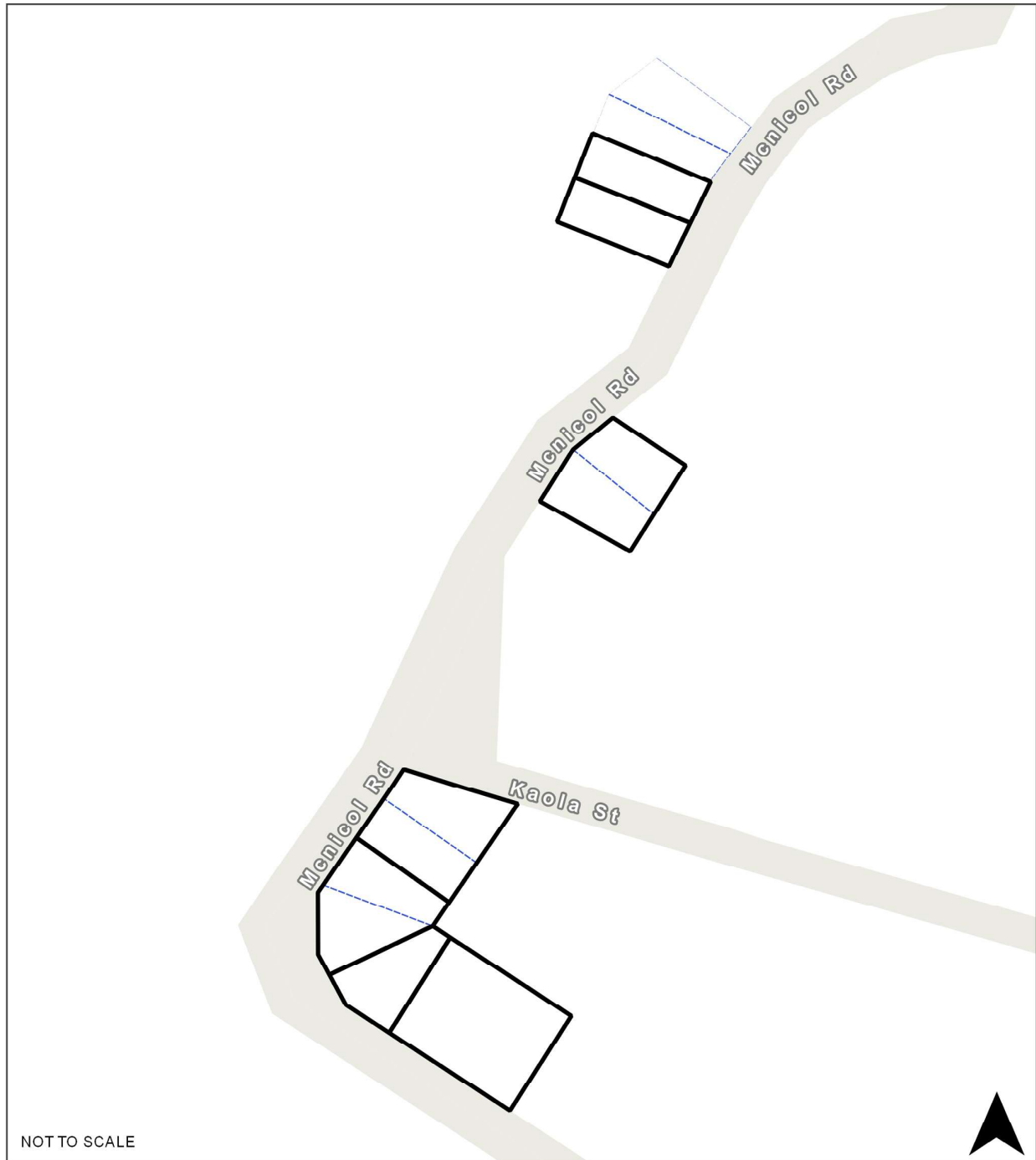
RO48 Waratah Avenue/Currajong Avenue, Selby





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

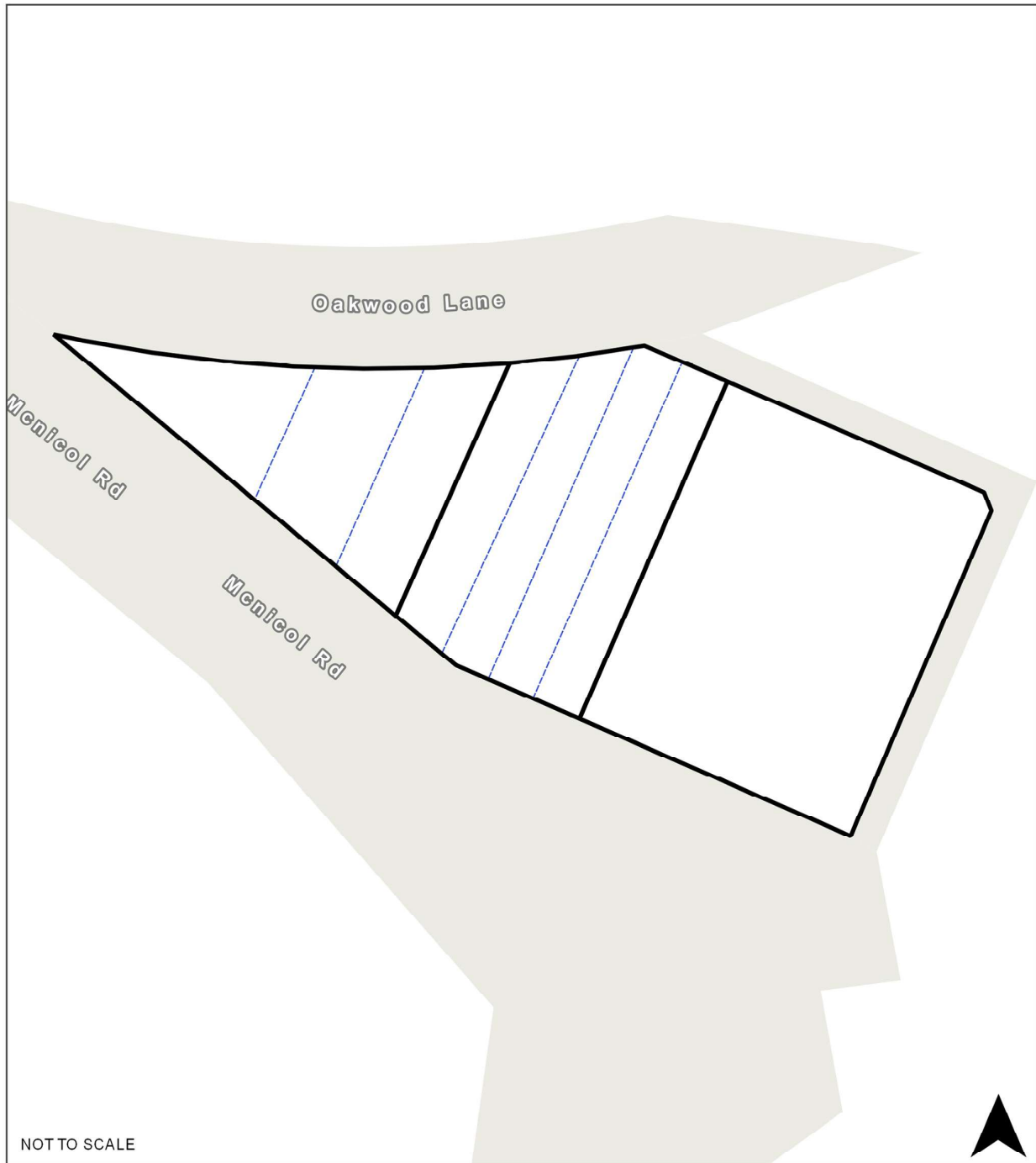
RO49 McNicol Road, Belgrave





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO50 Burnham Road/McNicol Road, Tecoma

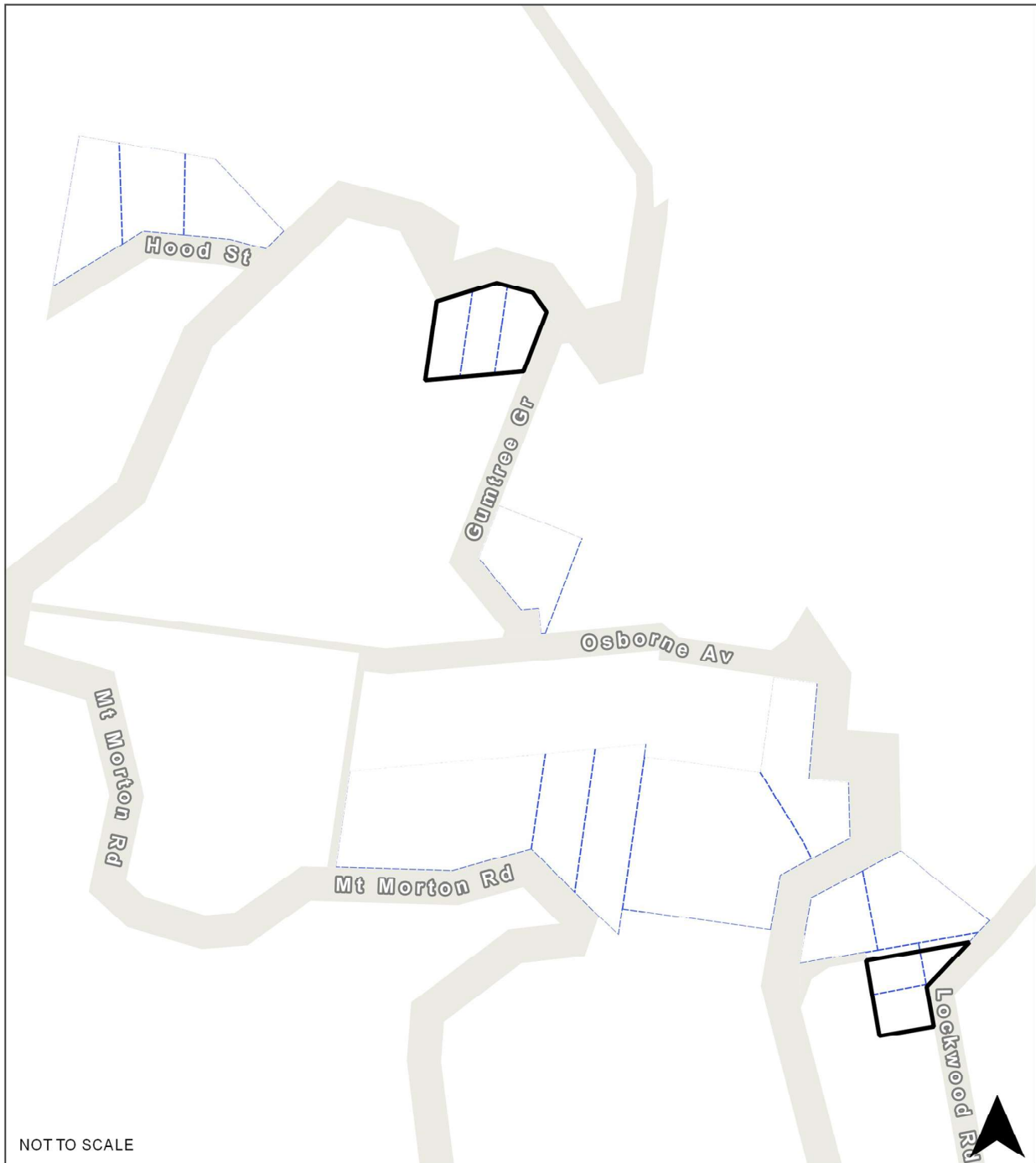


Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary





**RO51 Mount Morton Road/Osborne Avenue, Belgrave South**



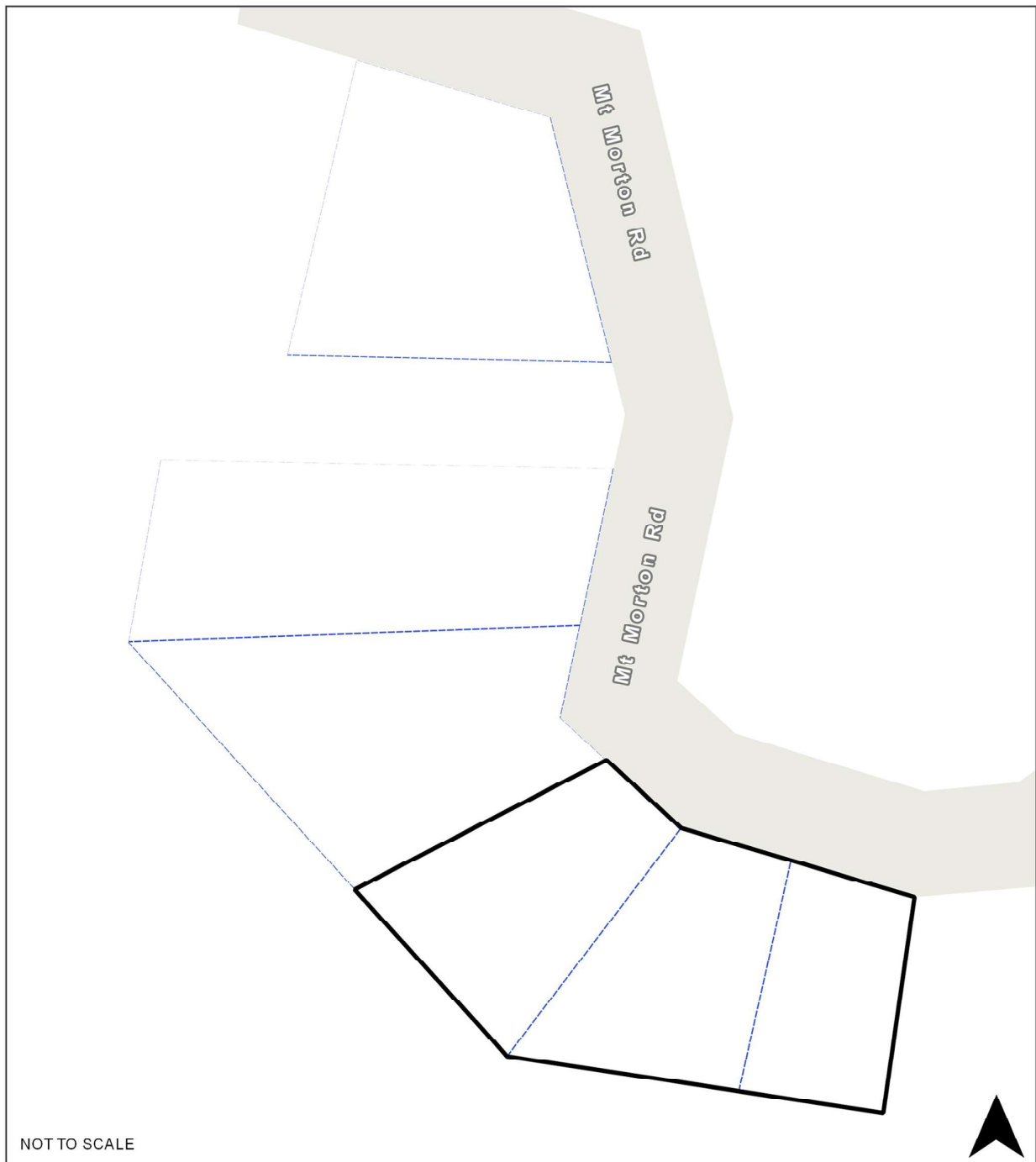
NOT TO SCALE

**Map Legend**



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary



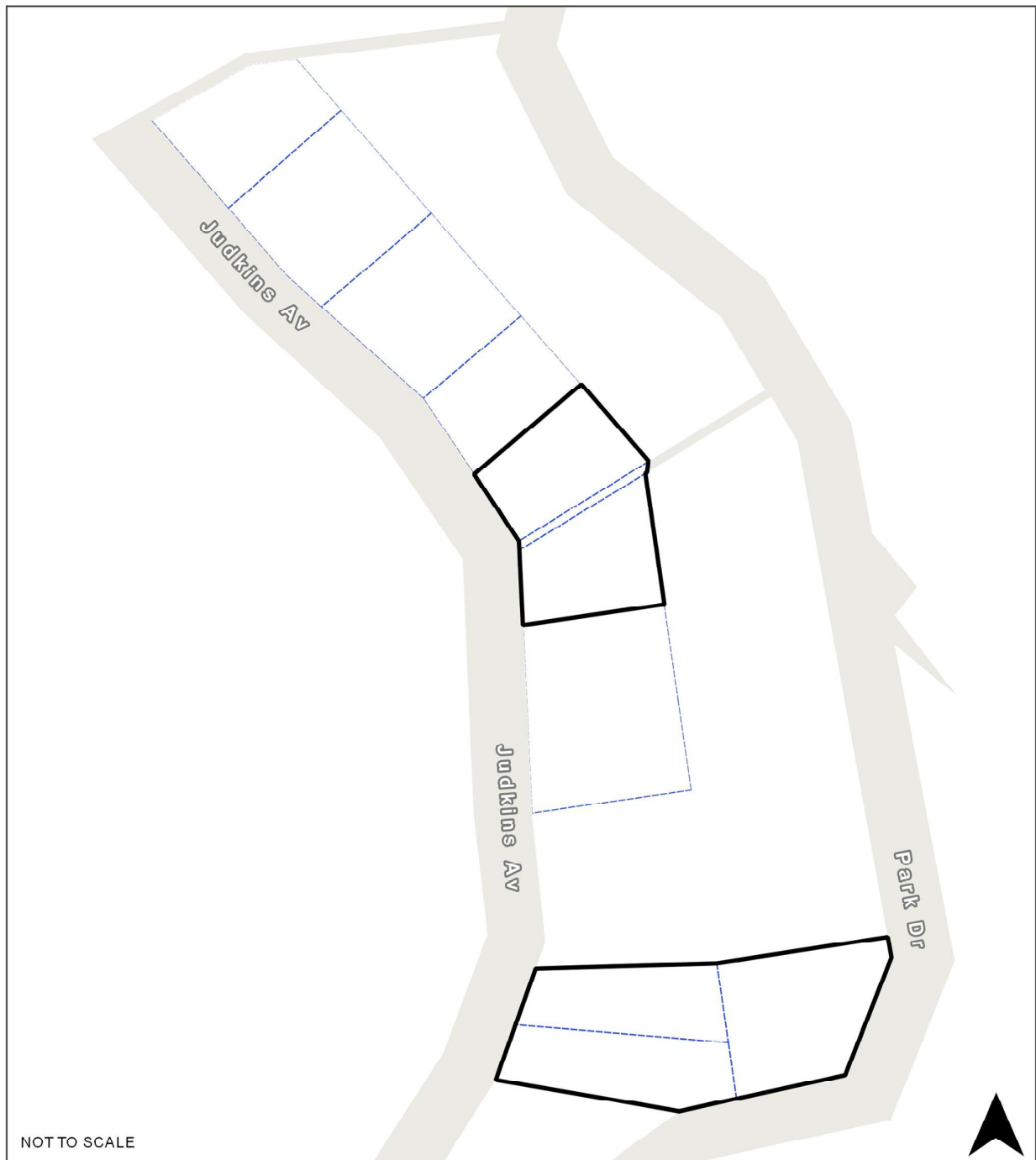
**RO52 Mount Morton Road, Belgrave South**





**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

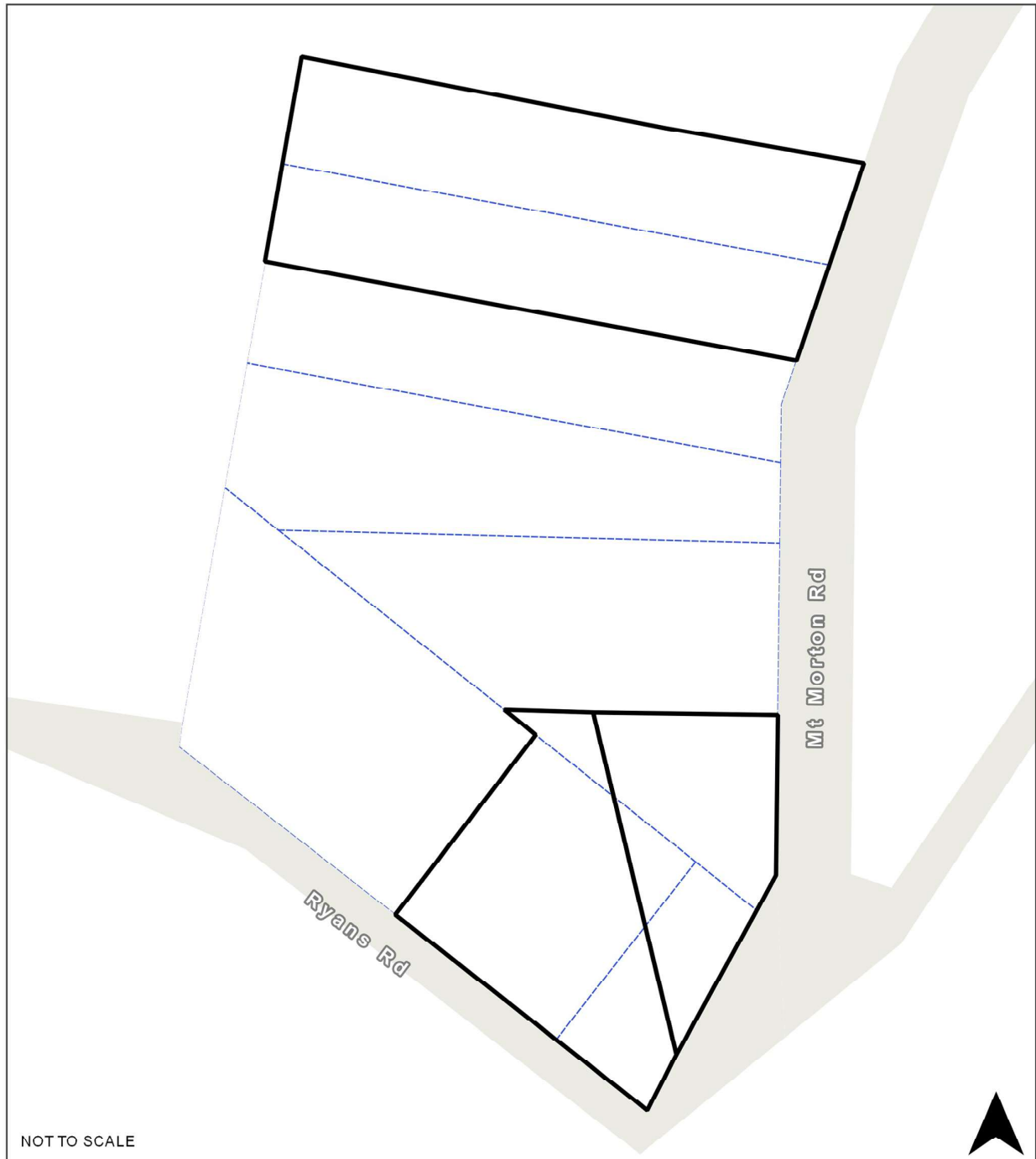
RO54 Judkins Avenue, Belgrave





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

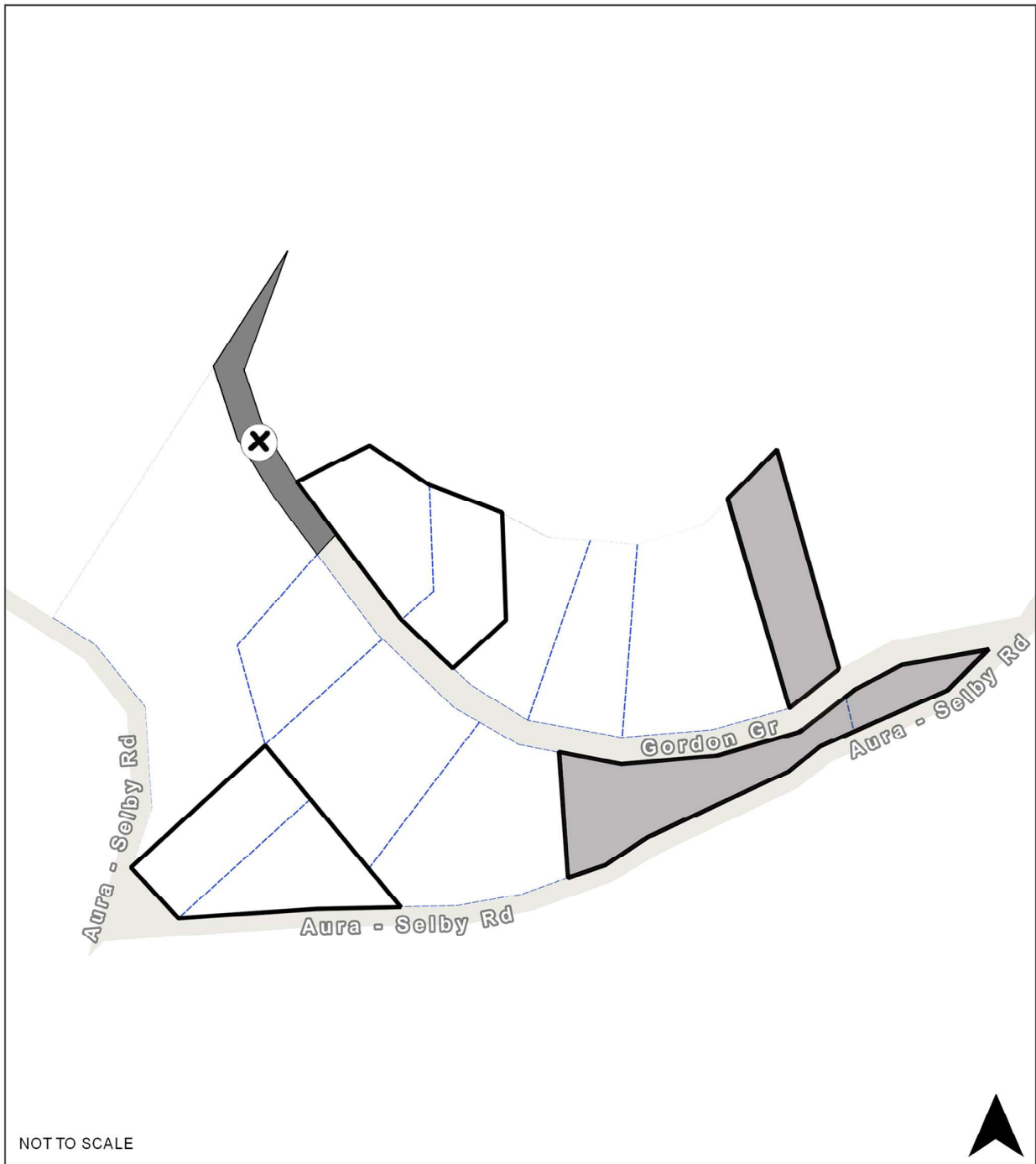
RO56 Mount Morton Road/Ryans Road, Belgrave South



Map Legend





Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO58 Gordon Grove/Selby Aura Road, Menzies Creek

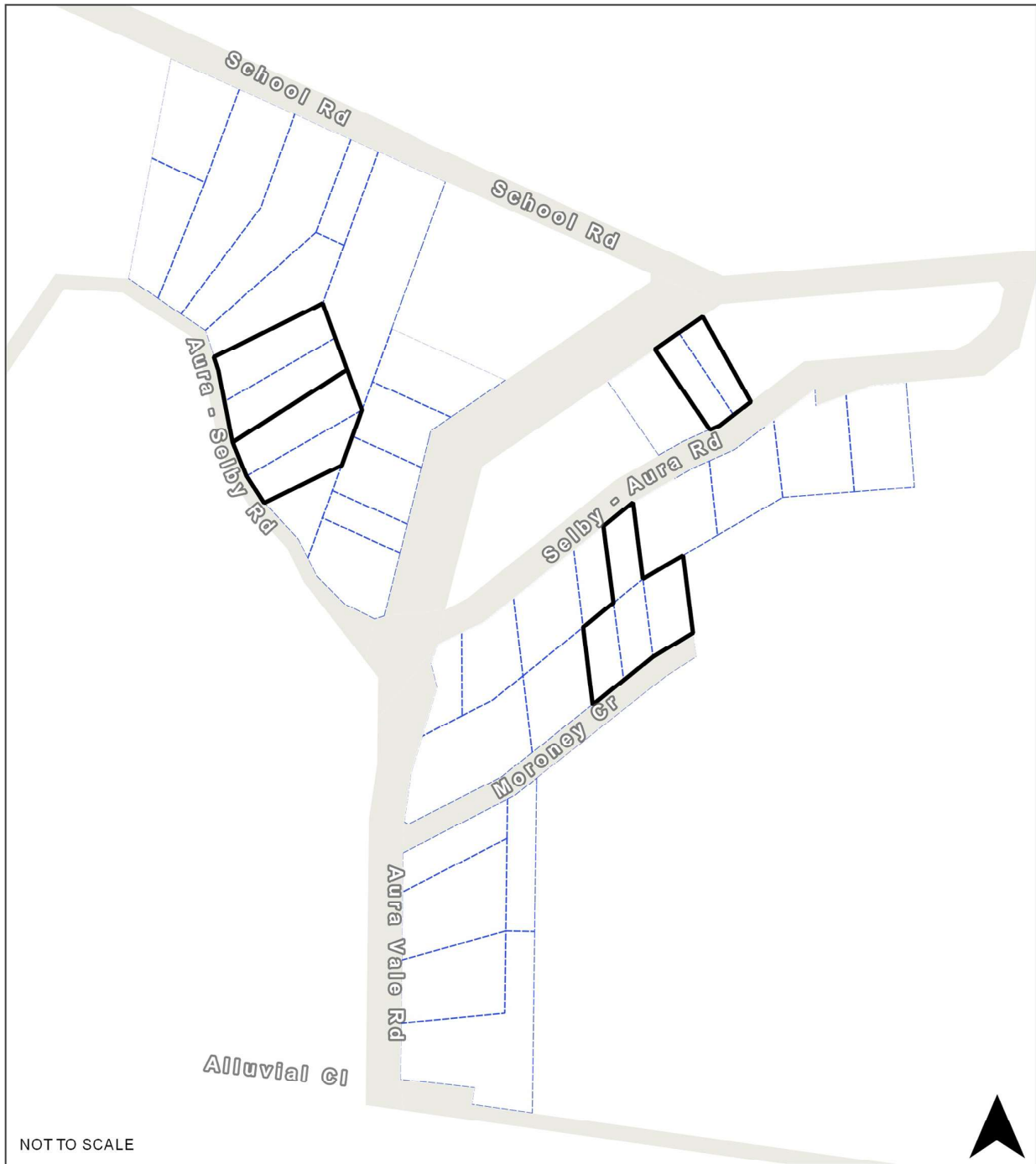


NOT TO SCALE



Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Closed road
	This is a single restructure lot bisected by Gordon Grove

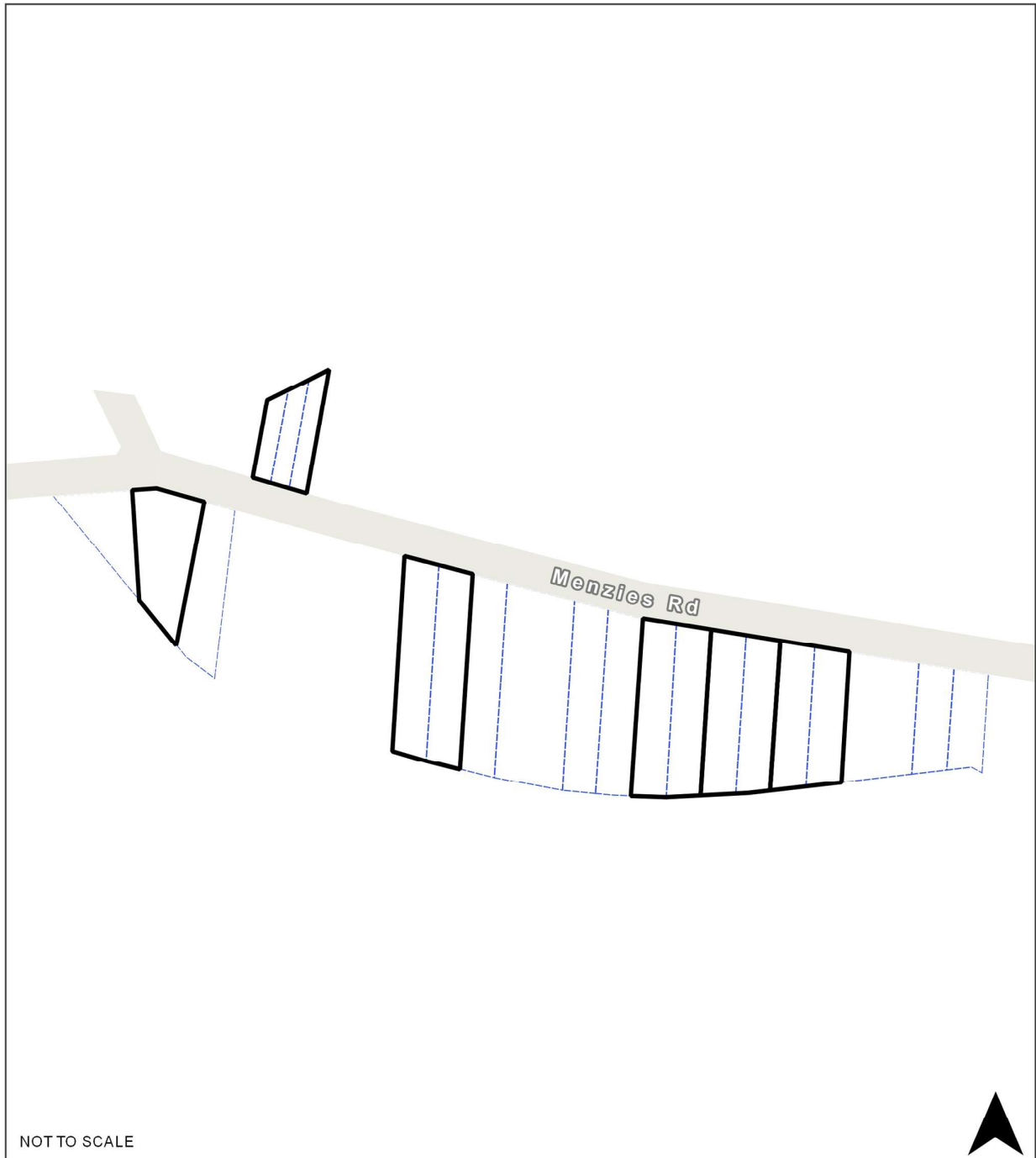
RO59 Selby Aura Road/Aura Vale Road, Menzies Creek





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

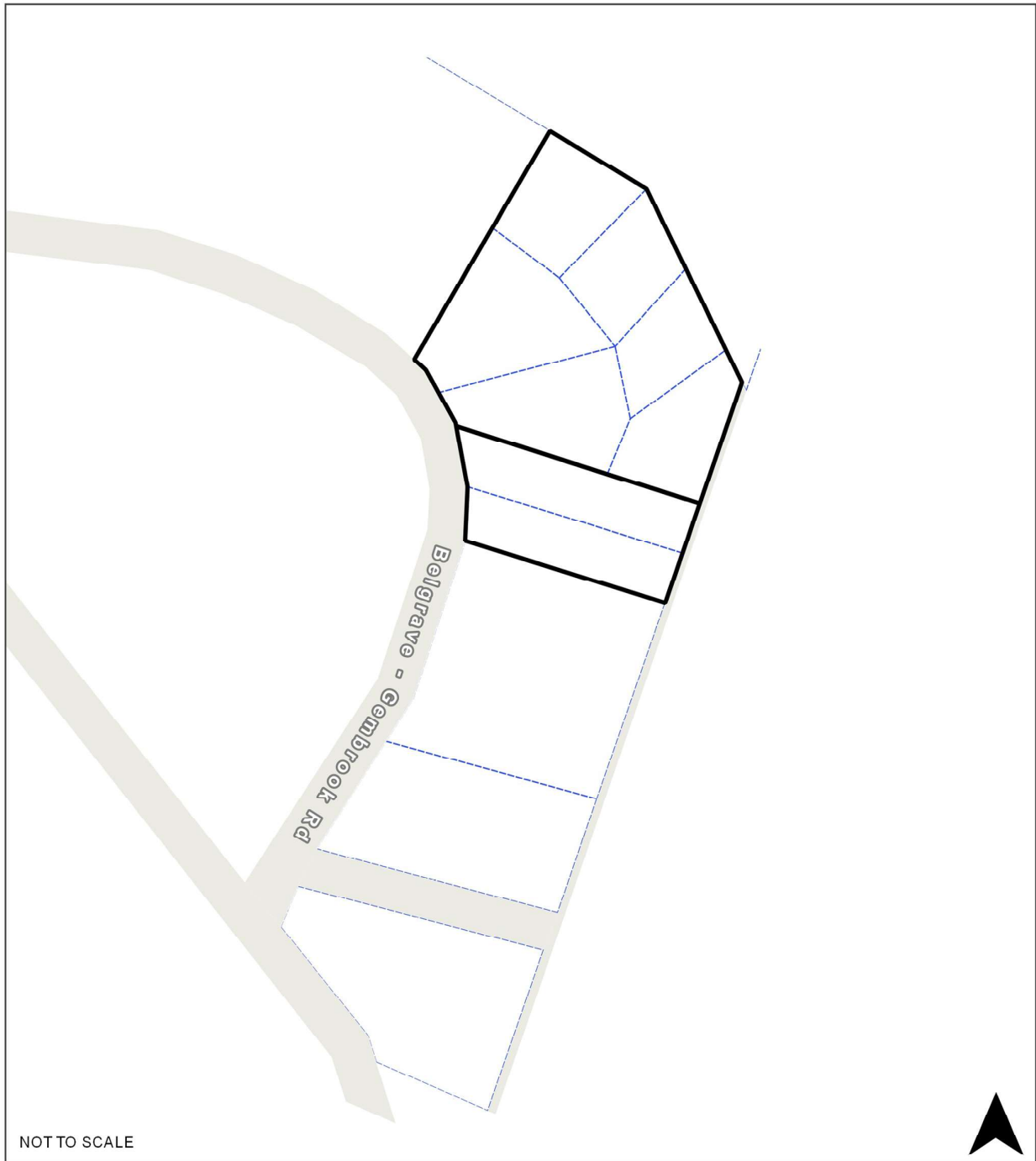
RO62 Menzies Road/School Road, Menzies Creek





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

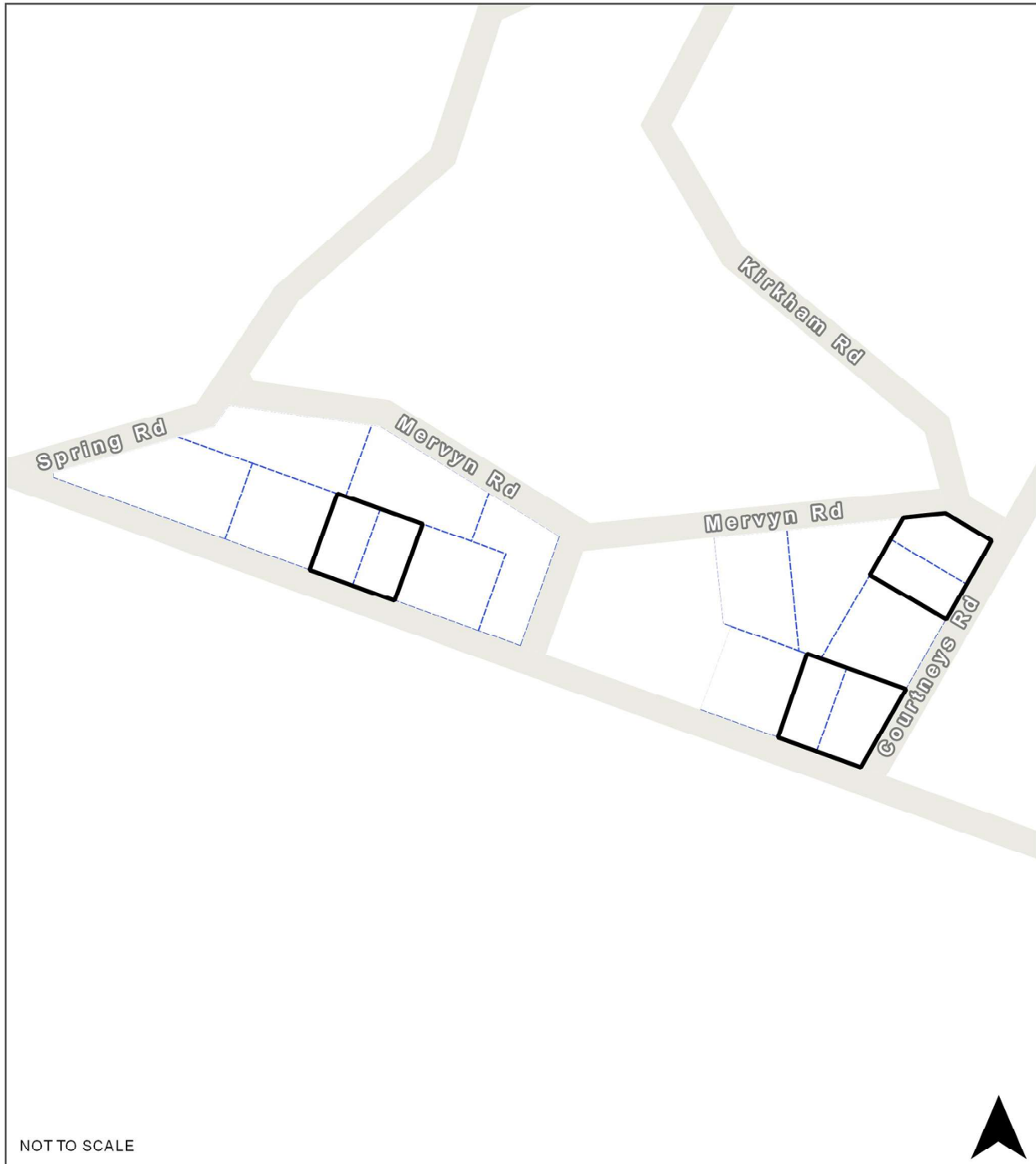
RO63 Belgrave Gembrook/Menzies Road, Menzies Creek





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO64 Mervyn Road/Wellington Road, Belgrave South)

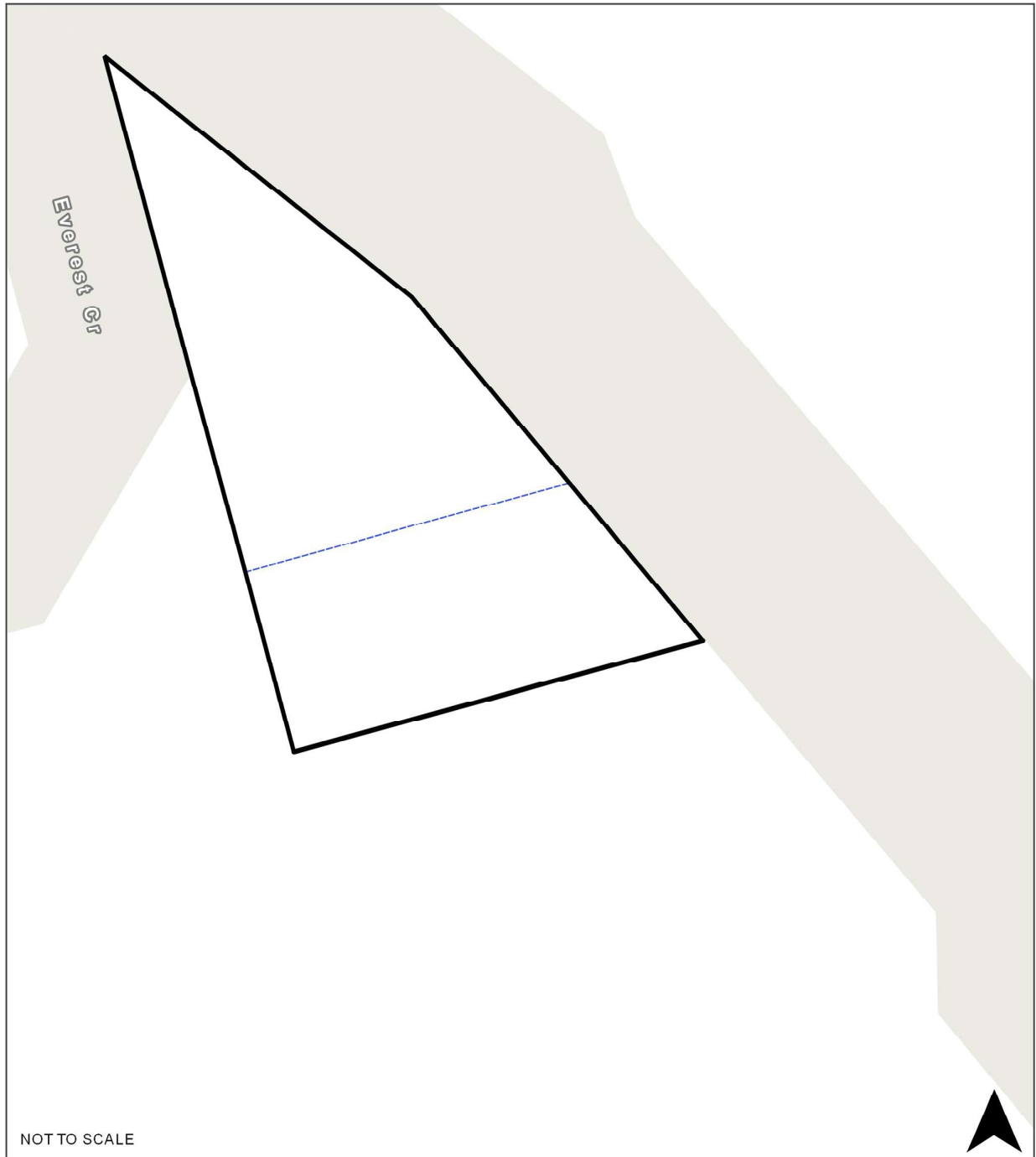


Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary



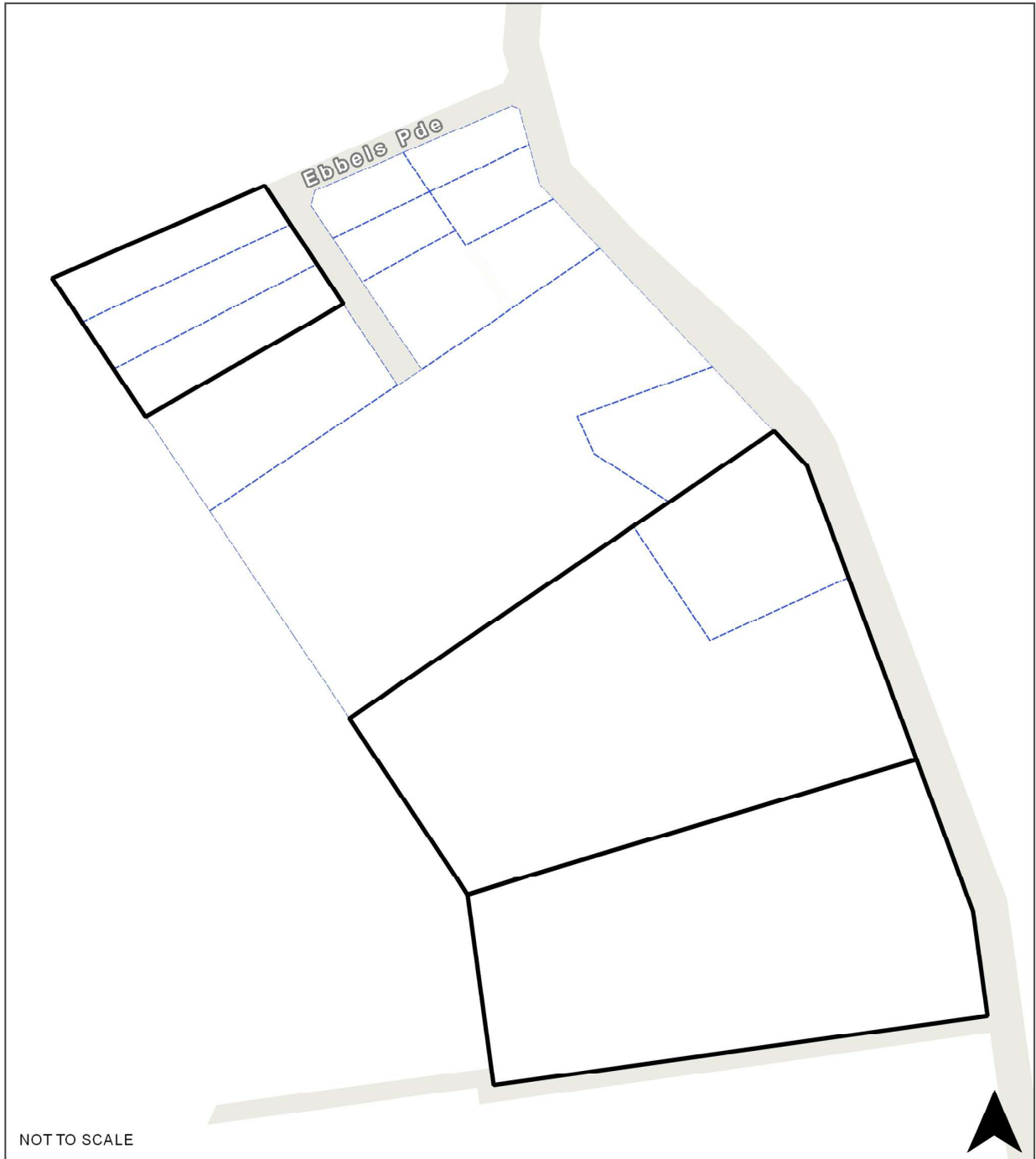
RO65 Mt Dandenong Tourist Road/Everest Crescent, Olinda





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

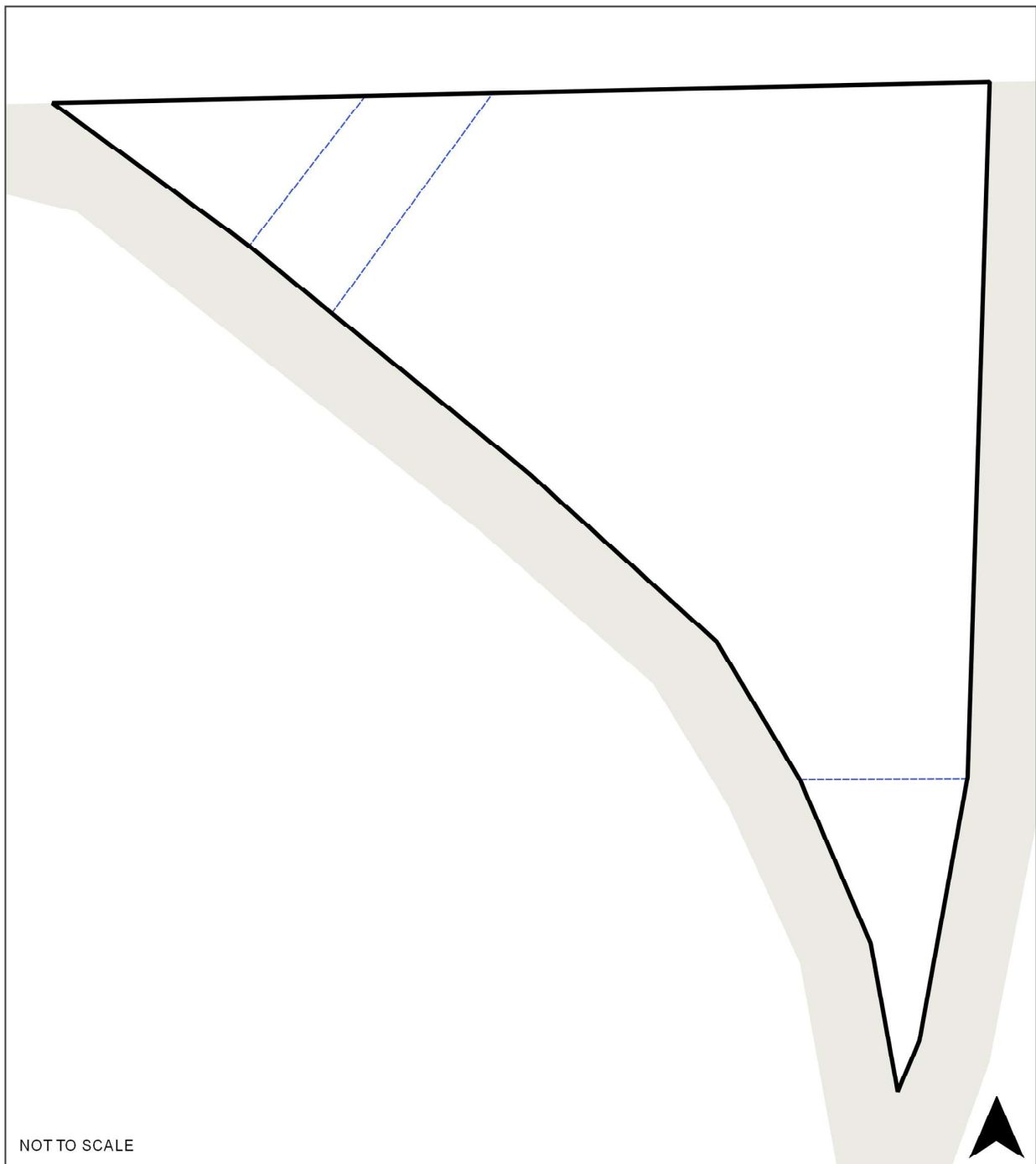
RO66 Olinda Monbulk Road (Coonara Road)/Howard Road, Olinda





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

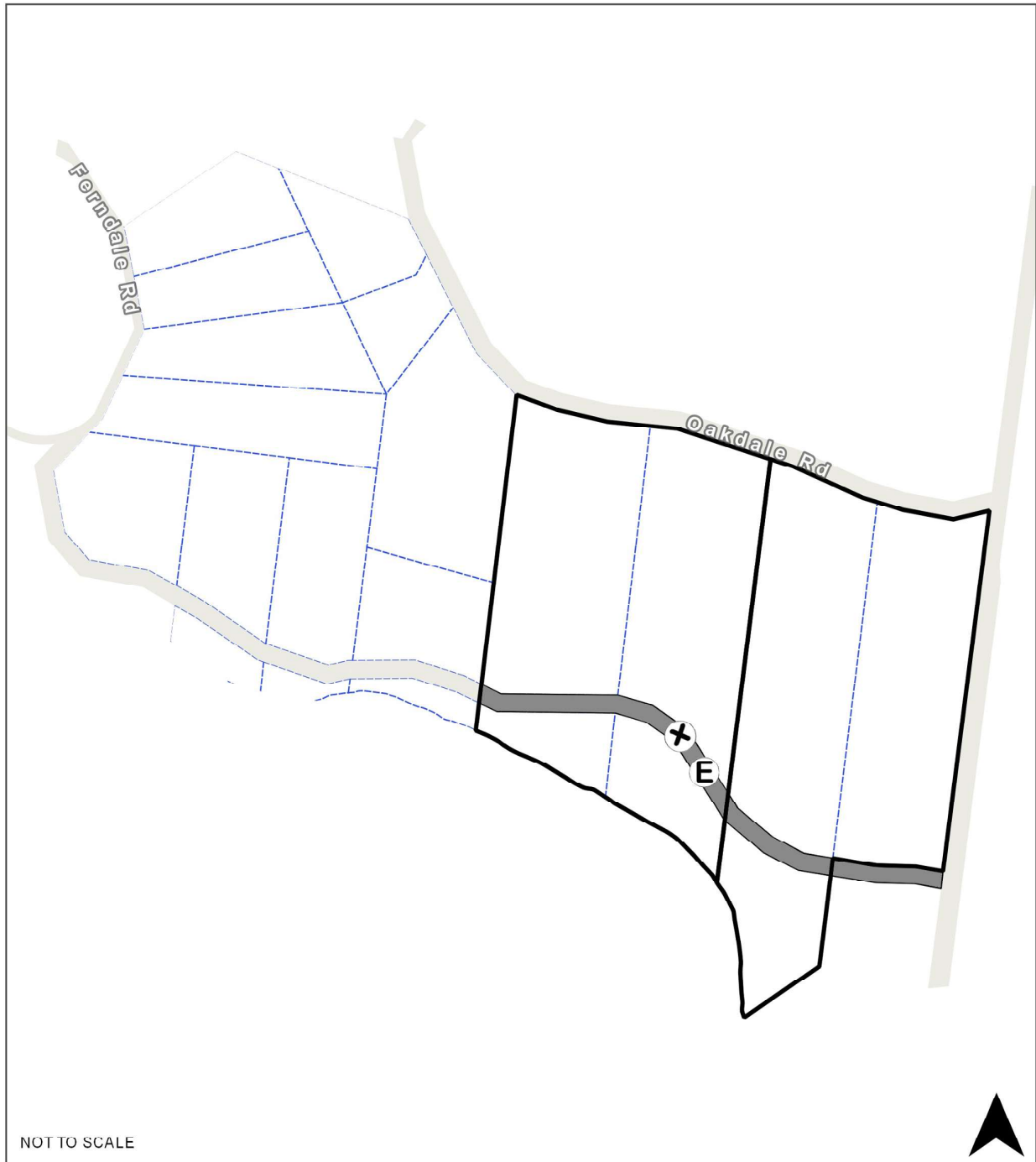
RO69 Warwick Road, Olinda






Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

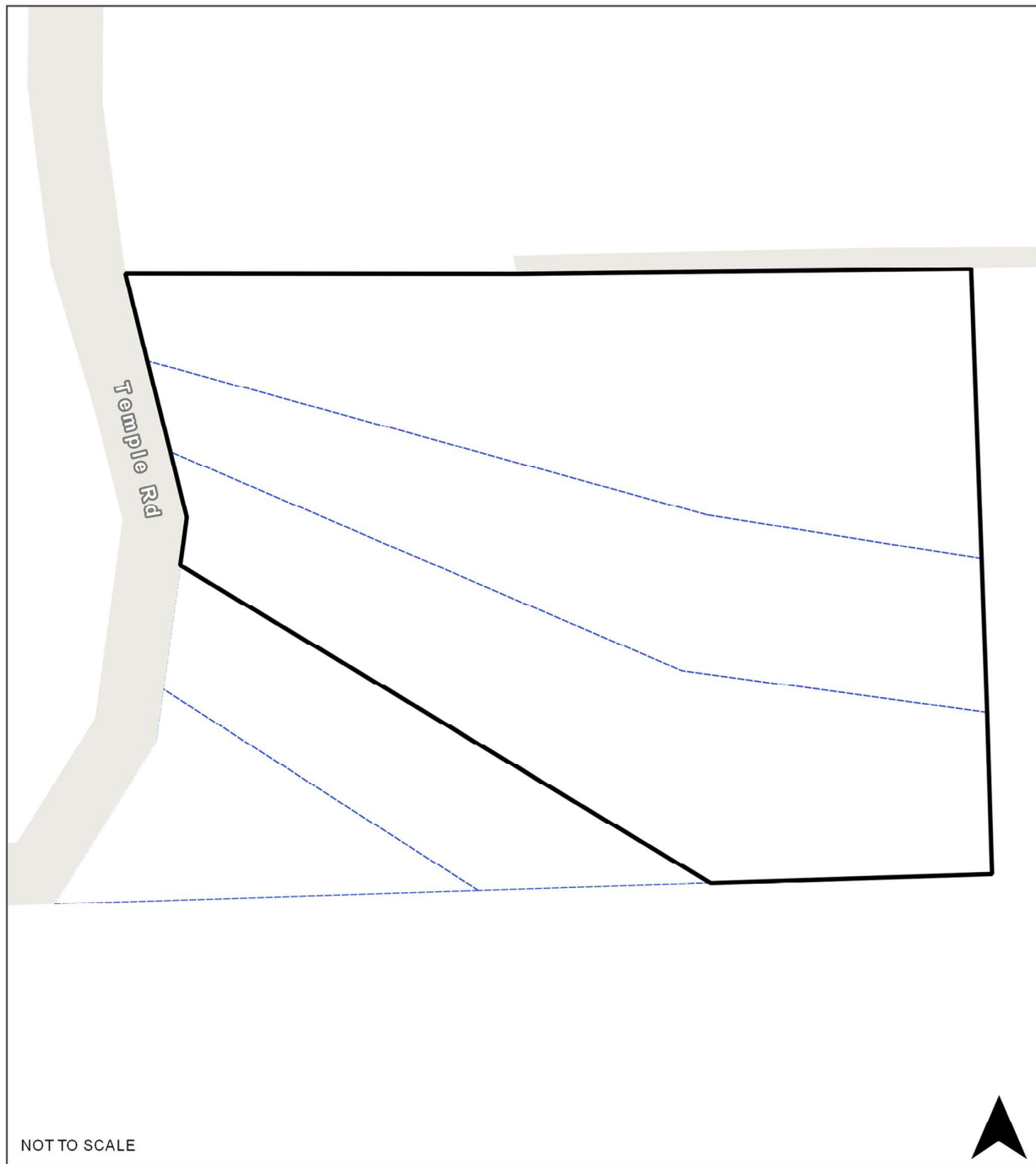
**RO73 Oakdale Road/Ferndale Road, Upper Ferntree Gully**





**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	The road may be closed only if public access remains open on the land title, such as through a carriageway easement

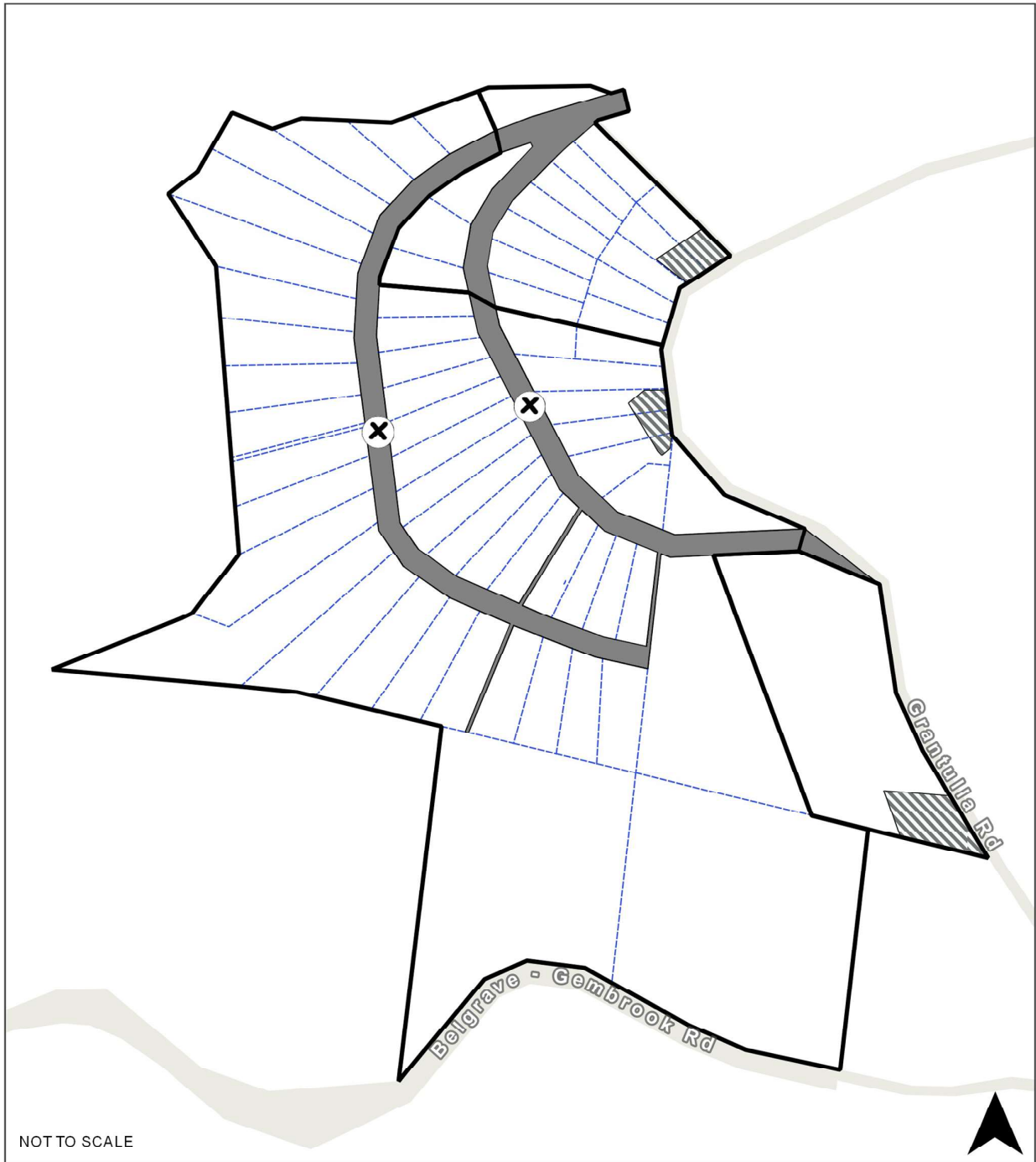
RO76 Temple Road/Ronald Avenue, Selby







Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

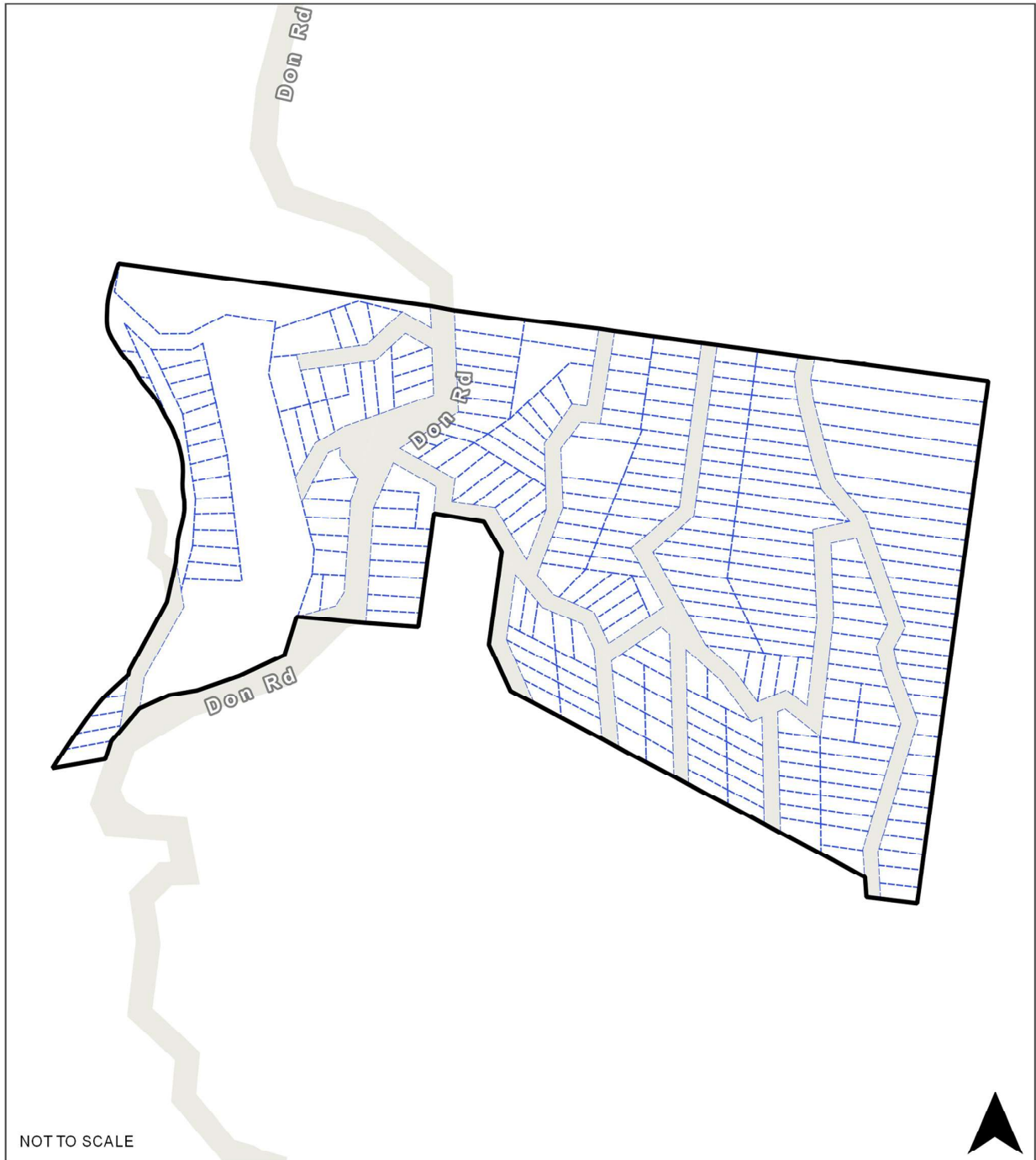
**RO79 Belgrave Gembrook Road/Margaret Crescent, Kallista**





**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Closed road
	Denotes designated 'building envelope' (generally not less than 40m x 40m)

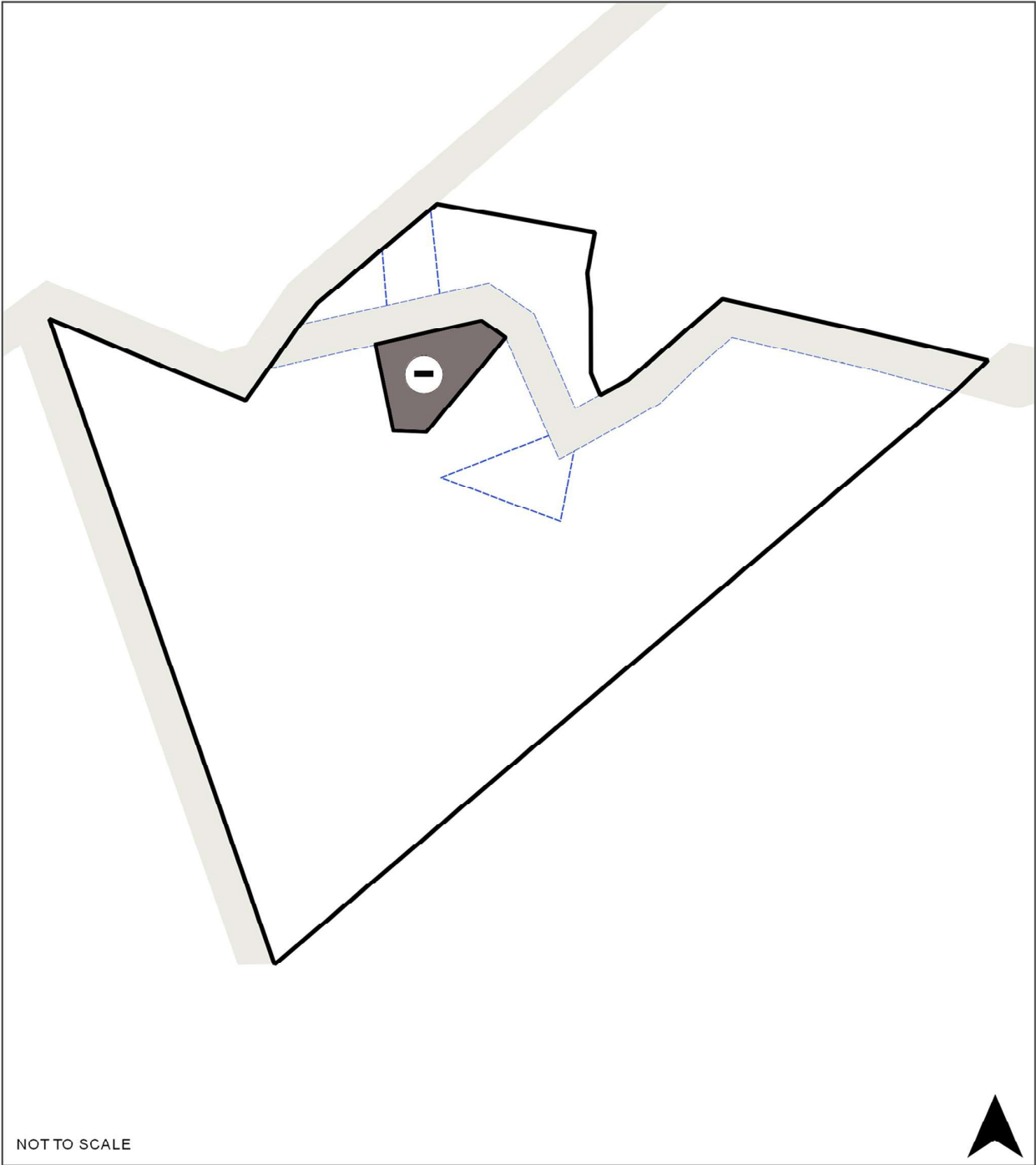
R081 Ben Cairn Estate, Don Valley






Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO83 Douglas Avenue, Warburton

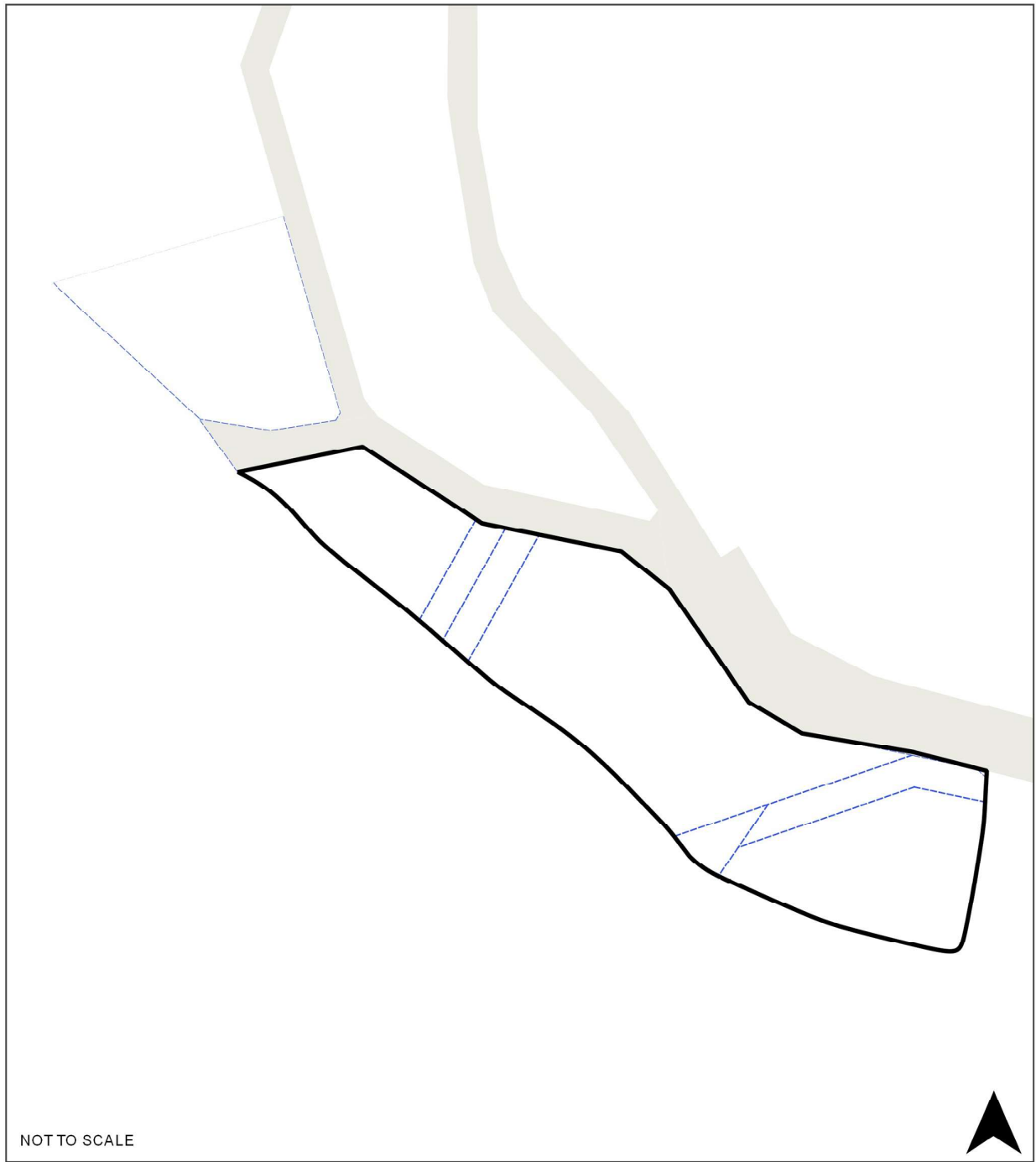


Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Land not in restructure lot



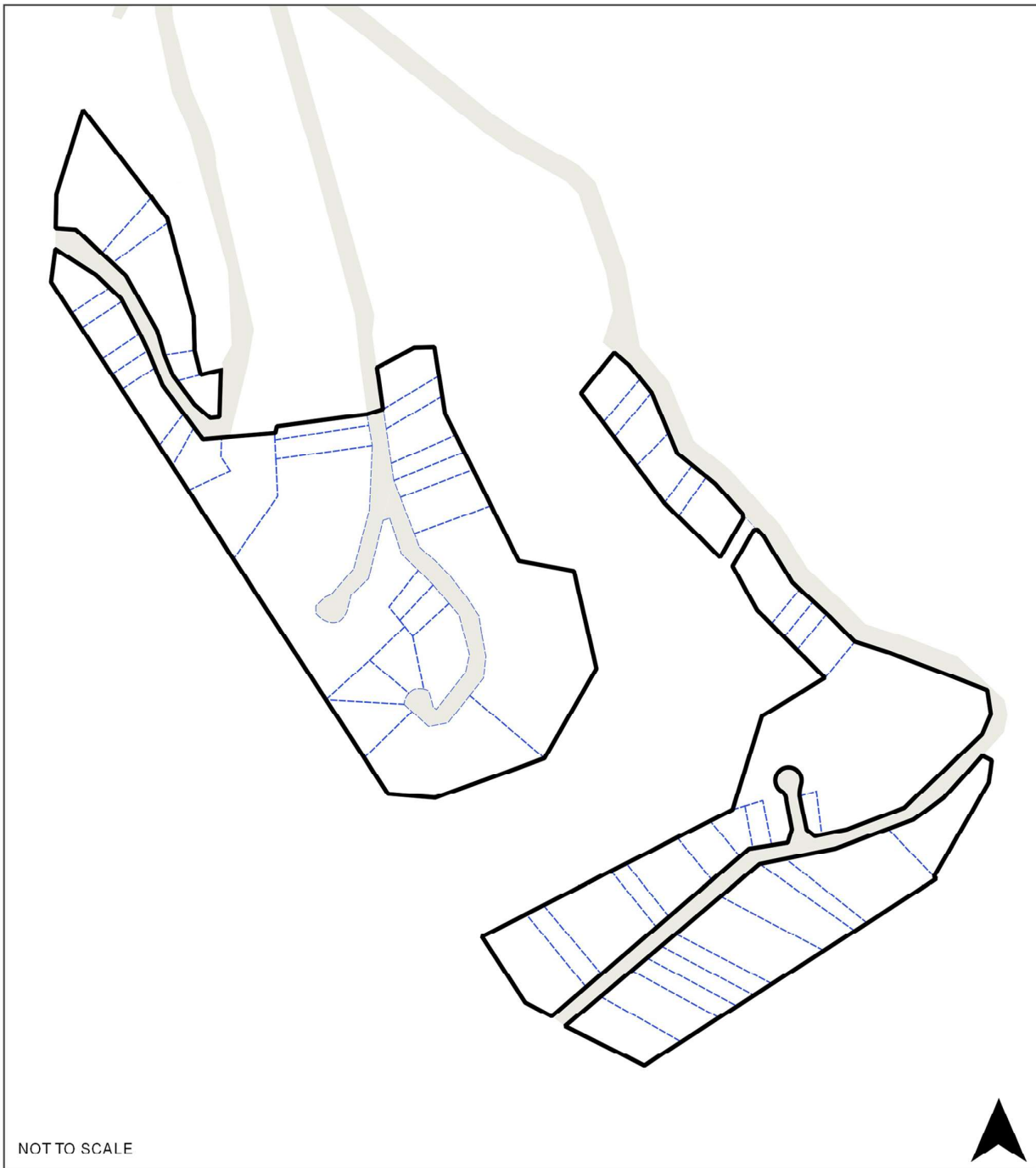
R084 Armstrong Creek Road, Reefton





**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

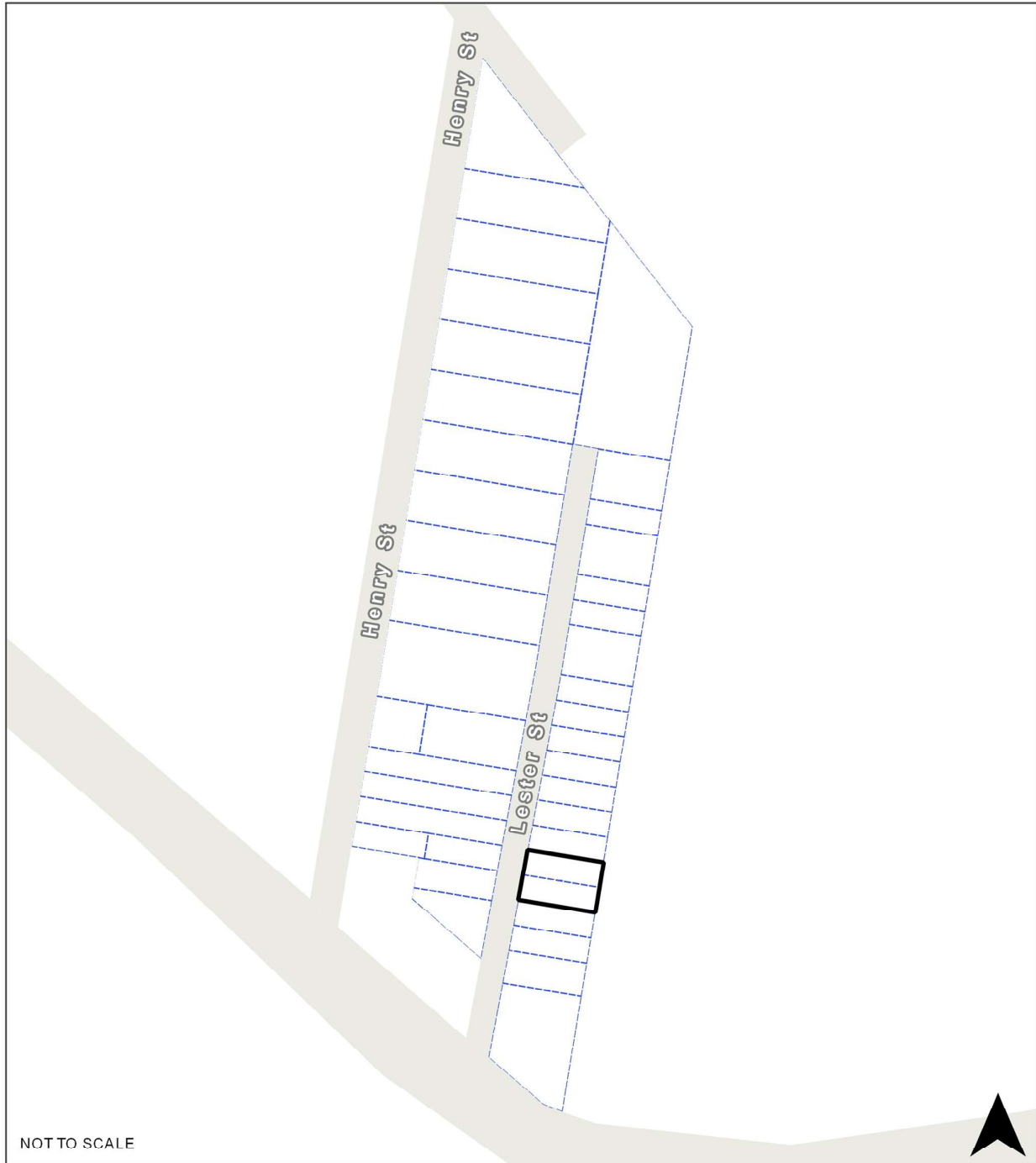
RO85 Reefton Estate (South), McMahons Creek





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

**RO86 Lester Street, Woori Yallock**






**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

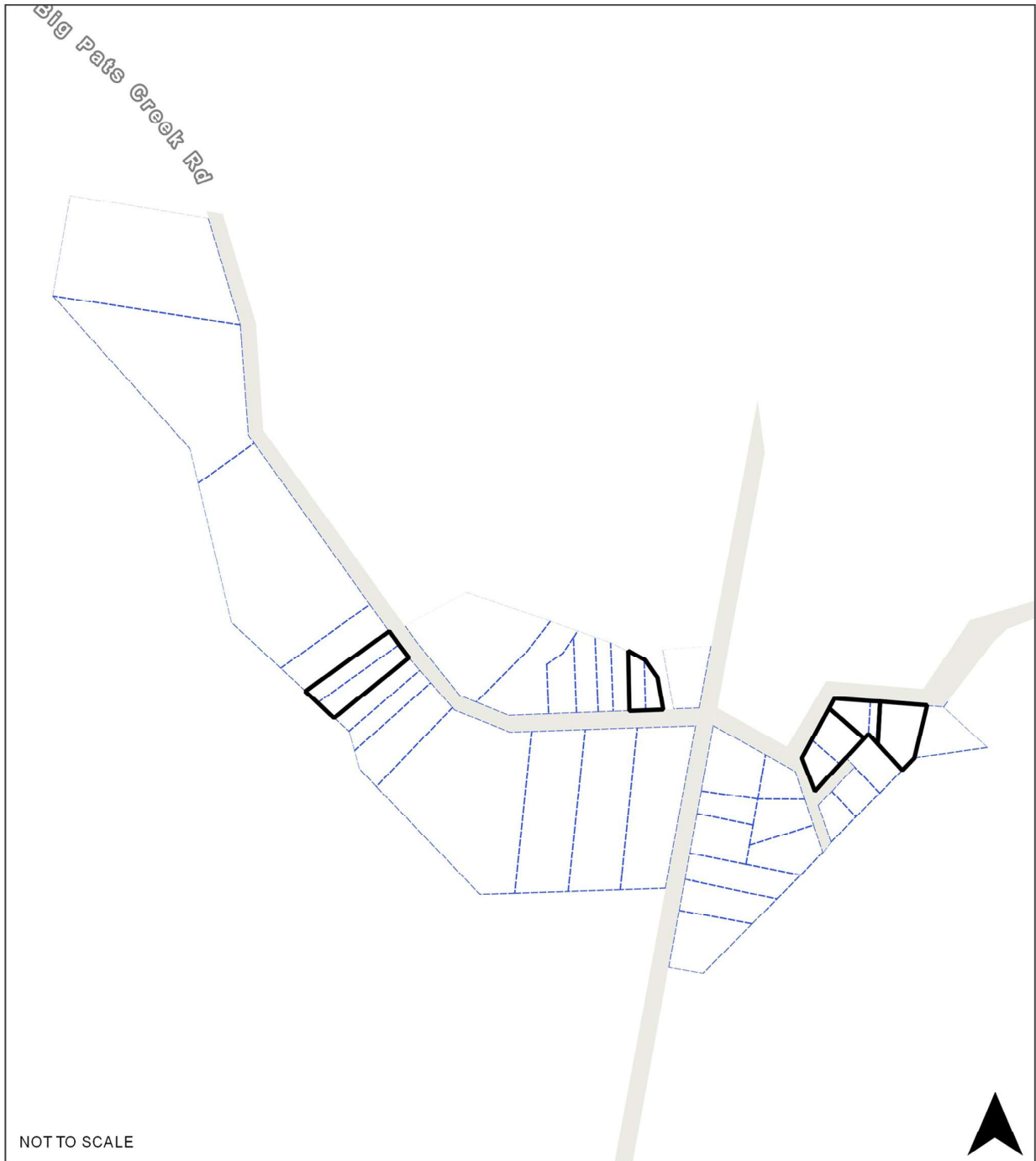
R087 Station Street, Wesburn





**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	This is a single restructure lot bisected by the Yarra Valley Conduit Track.

R088 Big Pats Creek Road, Big Pats Creek






**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO90 Riverside Drive East, East Warburton





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Closed road

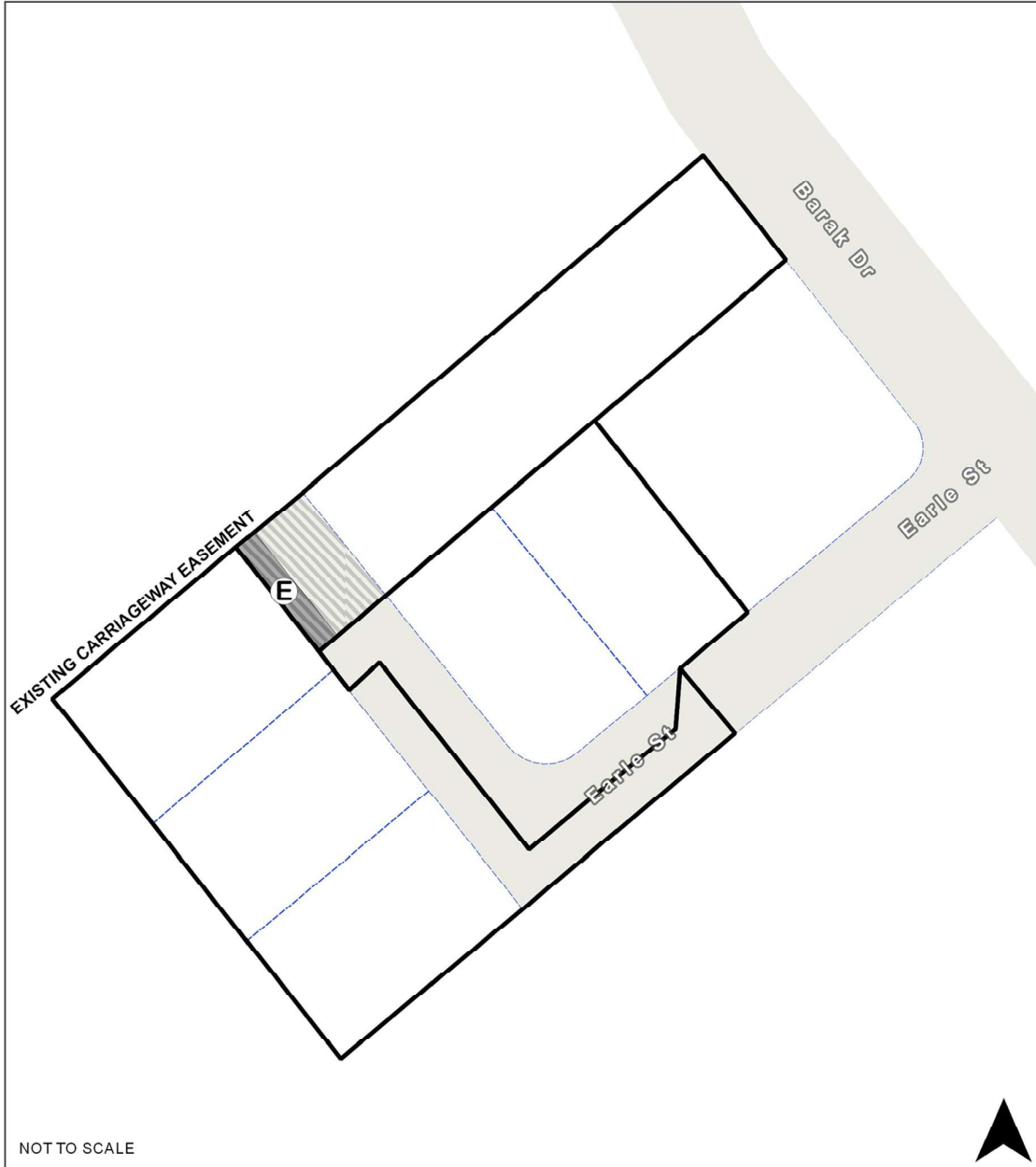
**RO91 Leith Road/Hall Road, McMahons Creek**







**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

**RO93 Earle Street, Launching Place**

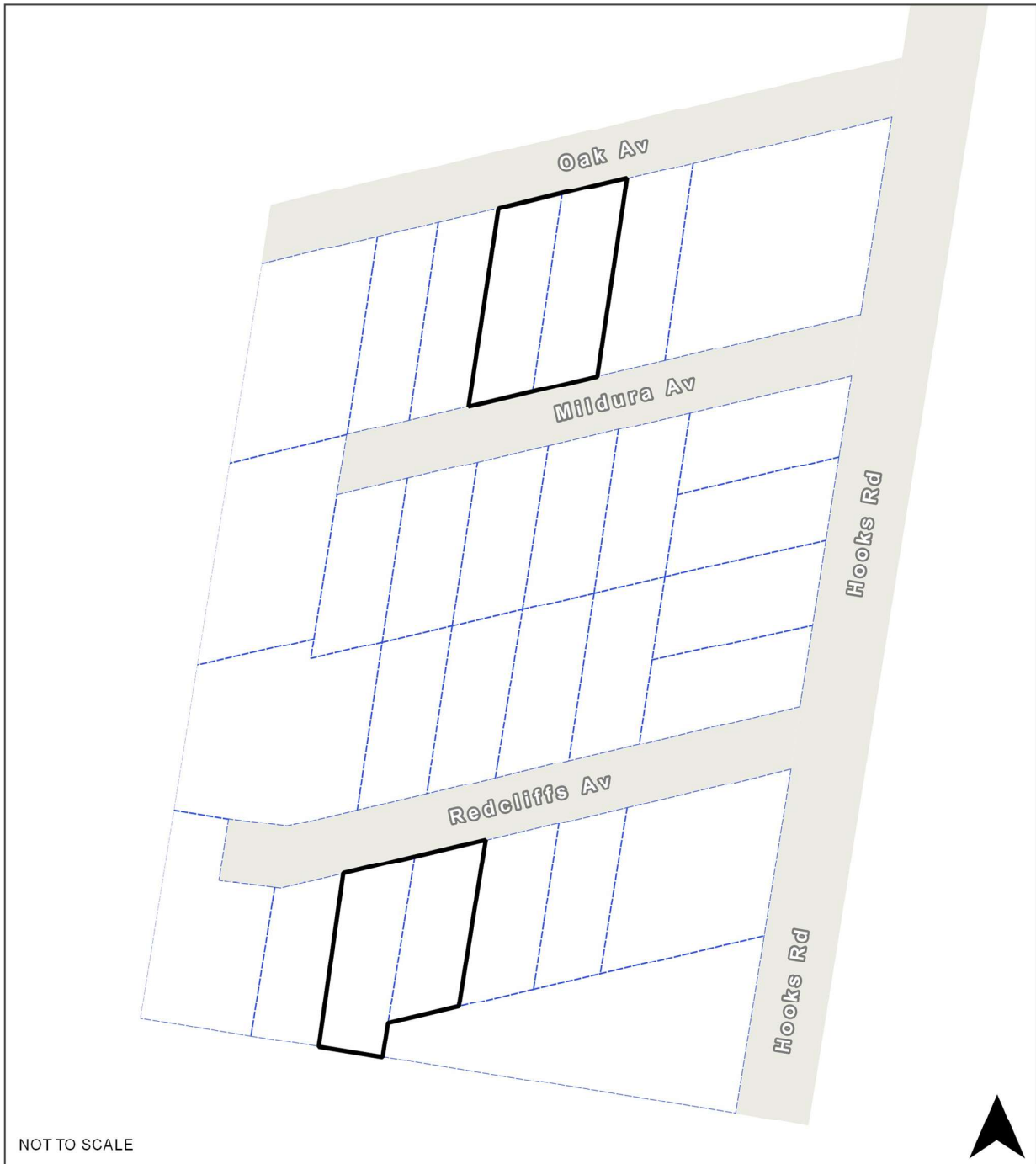


**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	A carriageway easement to be provided to benefit the owner/resident of 135 Barak Drive, Launching Place (PC377202) in gaining access to Corbetts Road via an existing carriageway easement through 139 Barak Drive, Launching Place (Sec A Ca 2 Pwoori Yallock) and 50 Corbetts Road, Launching Place (Sec A Ca 3 Pwoori Yallock).
	Closed road





**RO96 Hooks Road/Mildura Avenue, Warburton**

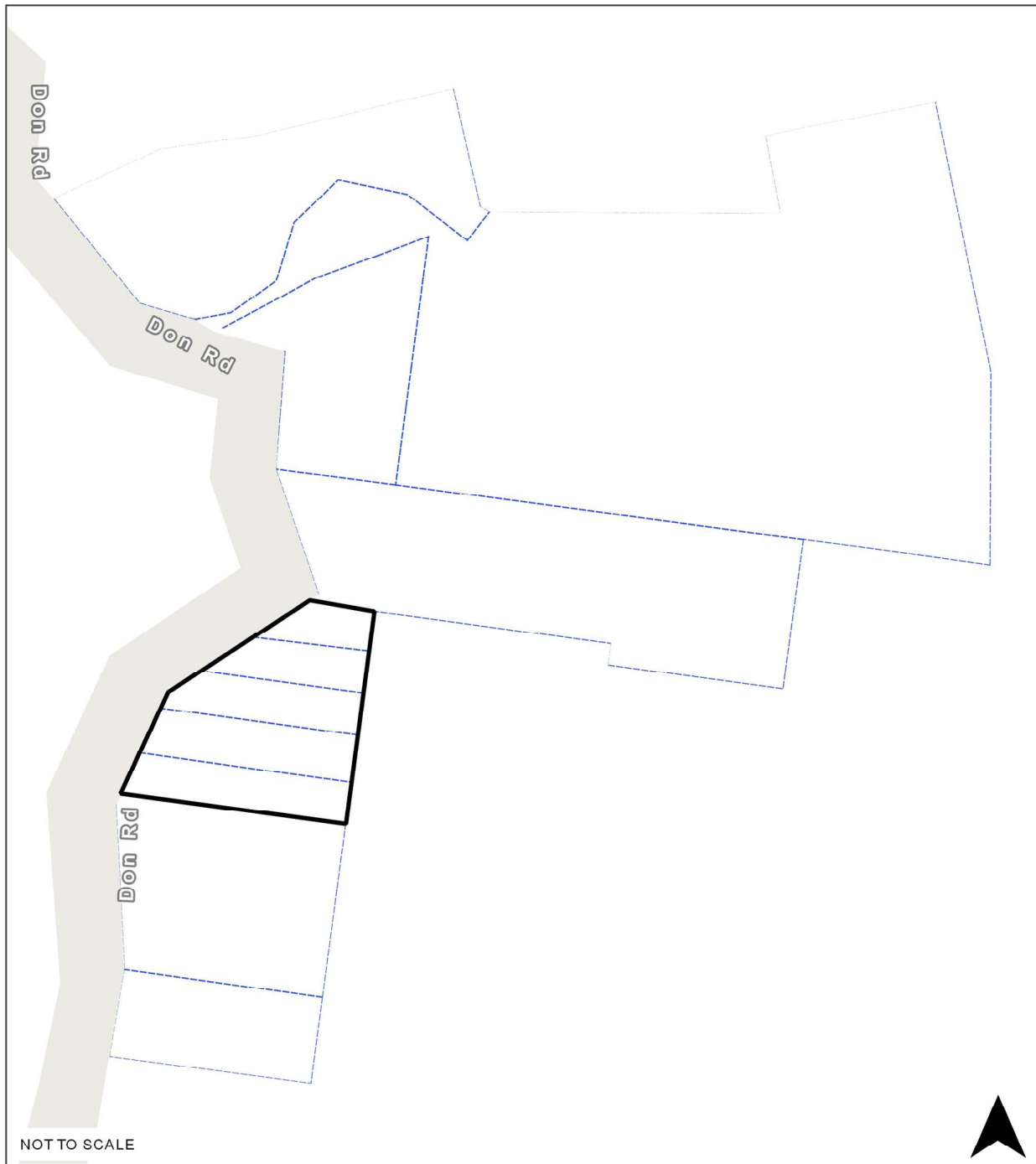


NOT TO SCALE



**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

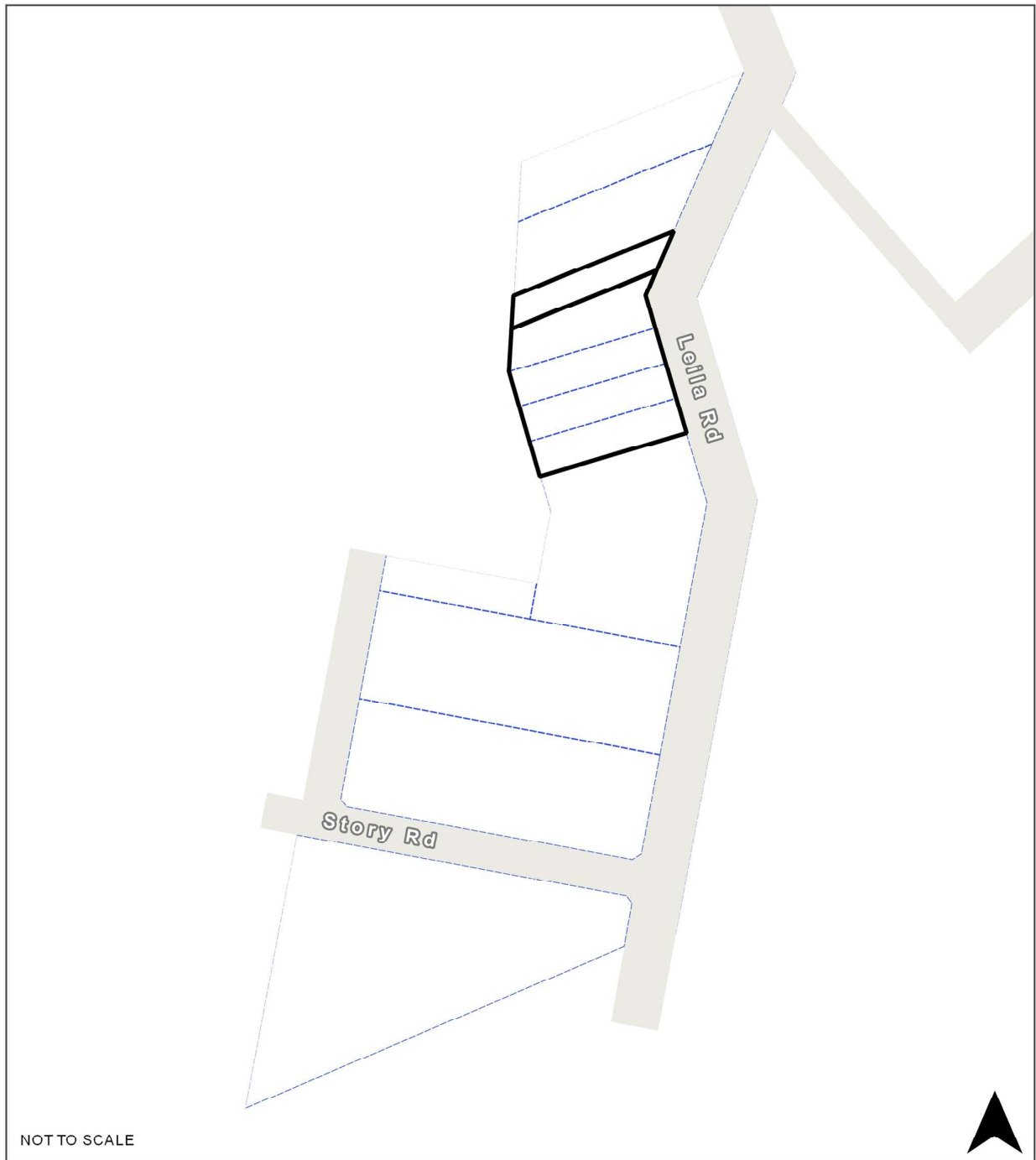
**RO97 Don Road, Don Valley**



**Map Legend**



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO98 Story Road, Warburton

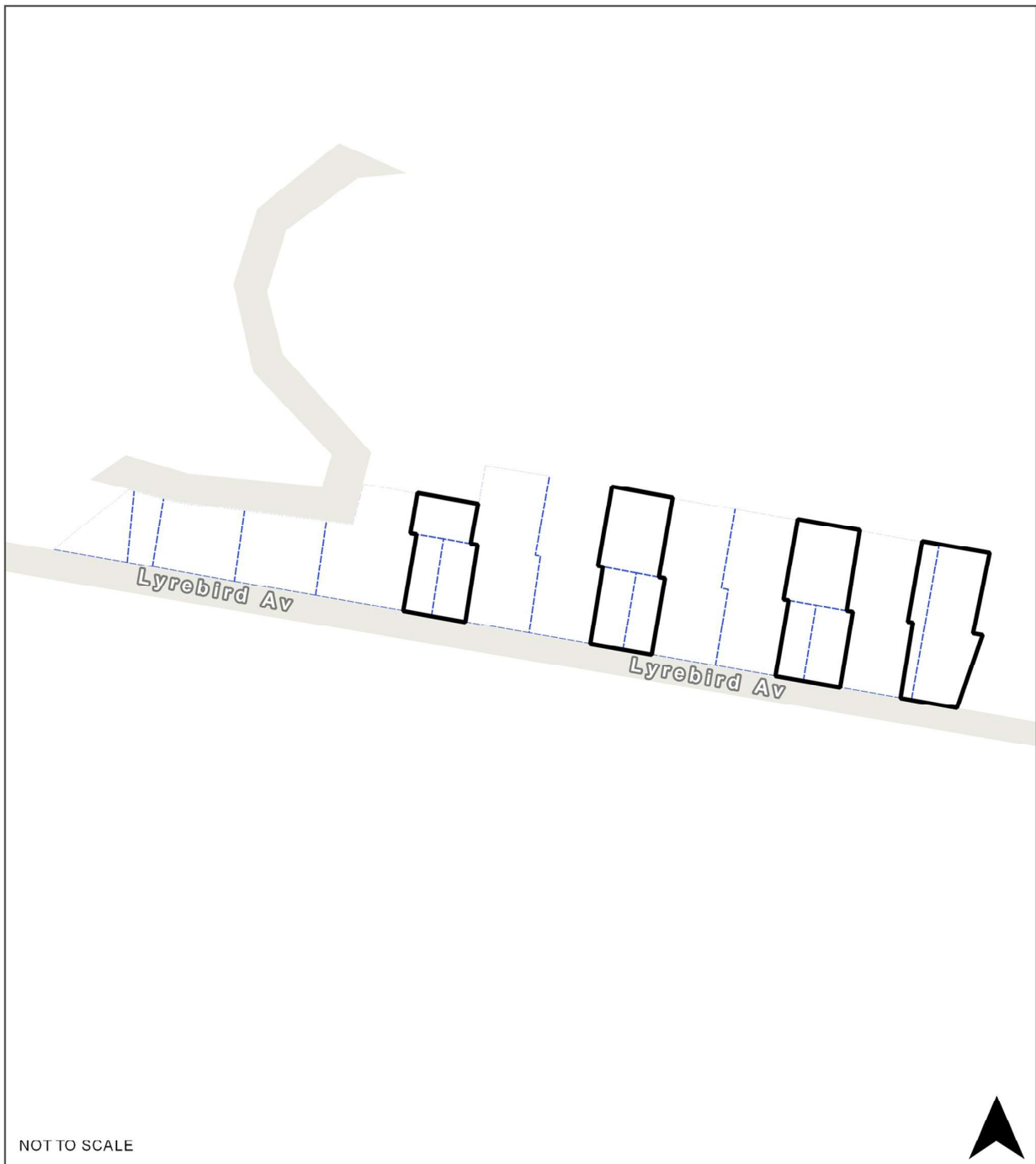


NOT TO SCALE



Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

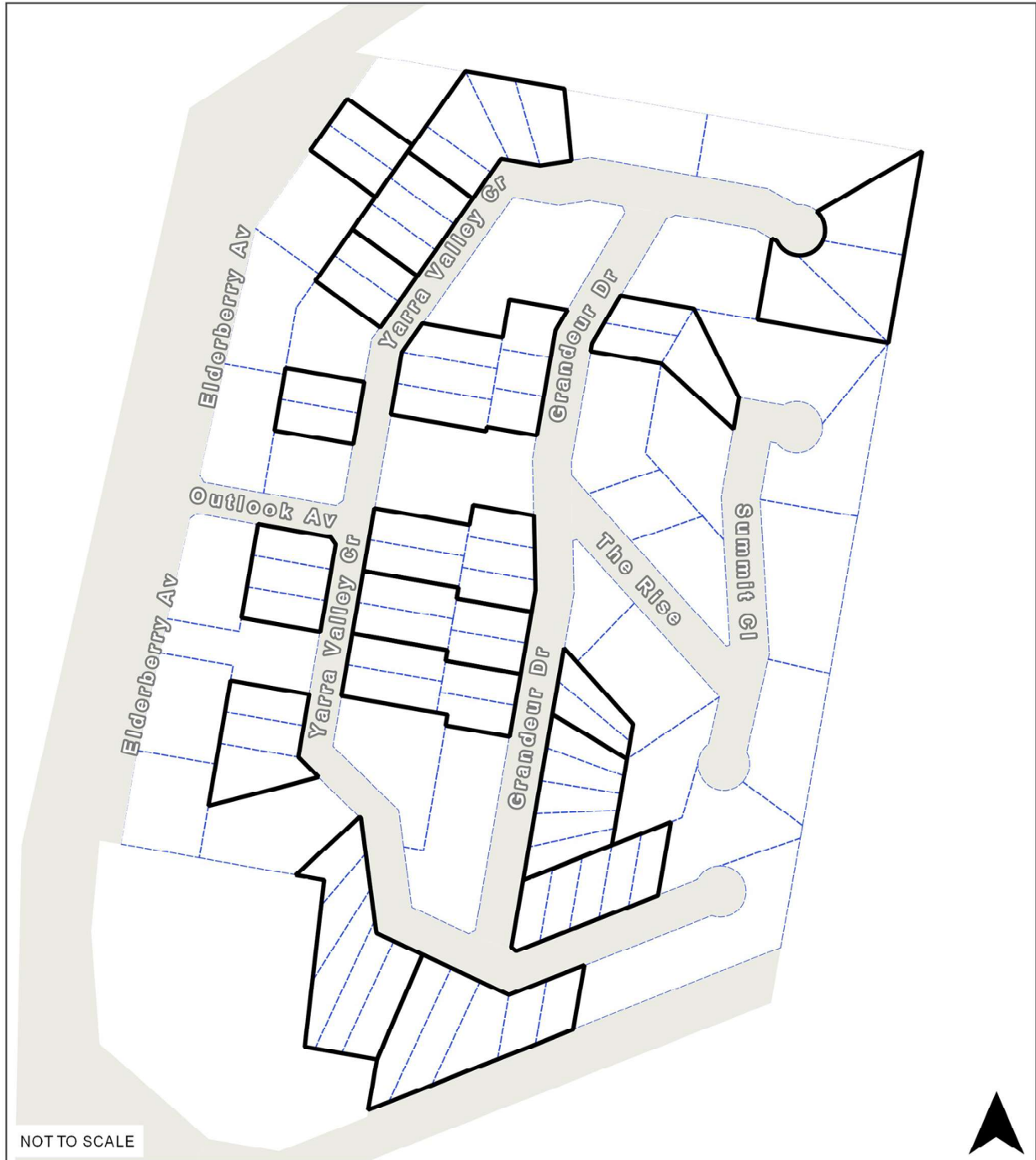
RO99 Lyrebird Avenue, East Warburton





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

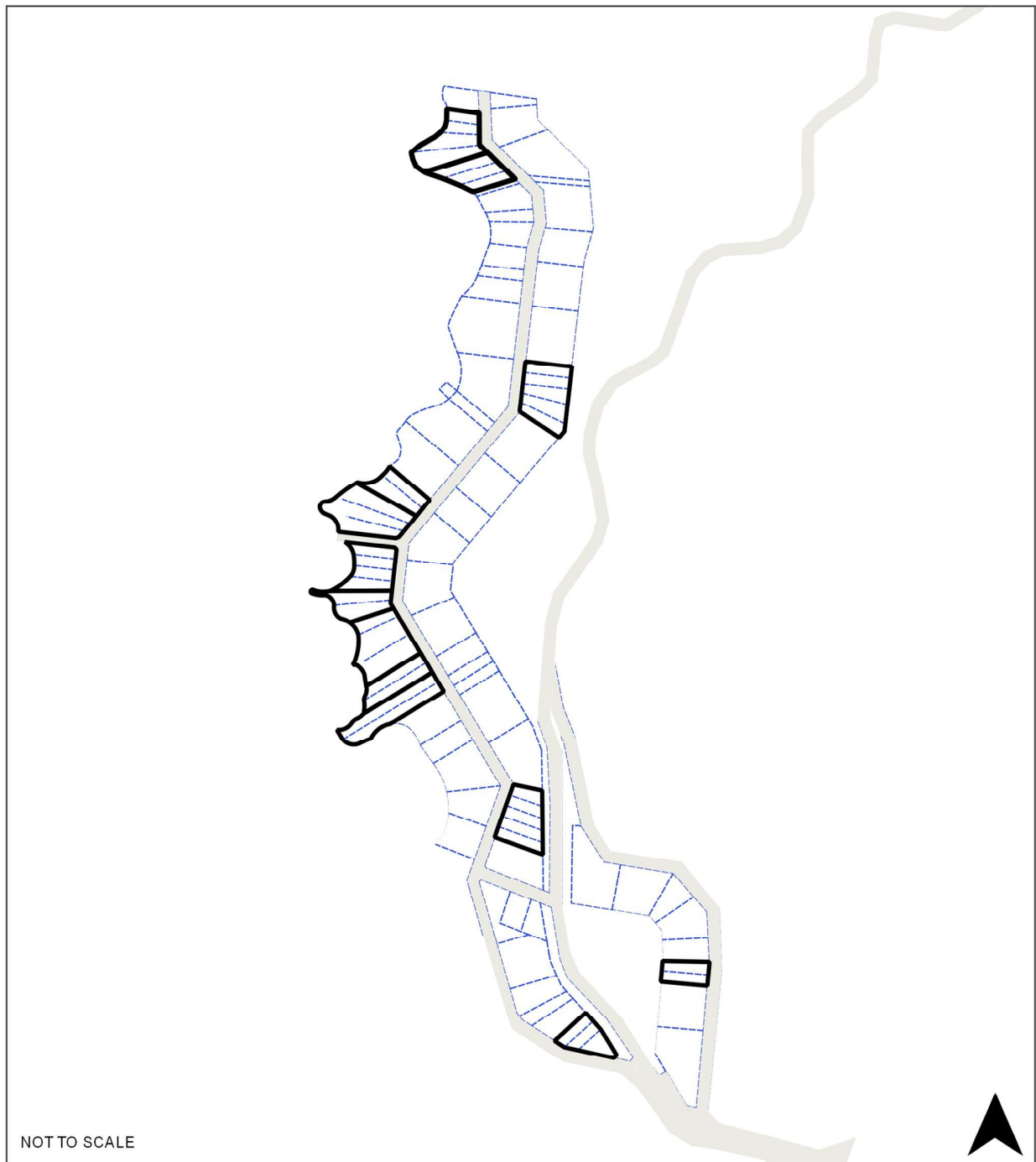
RO100 Elderberry Avenue, East Warburton





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

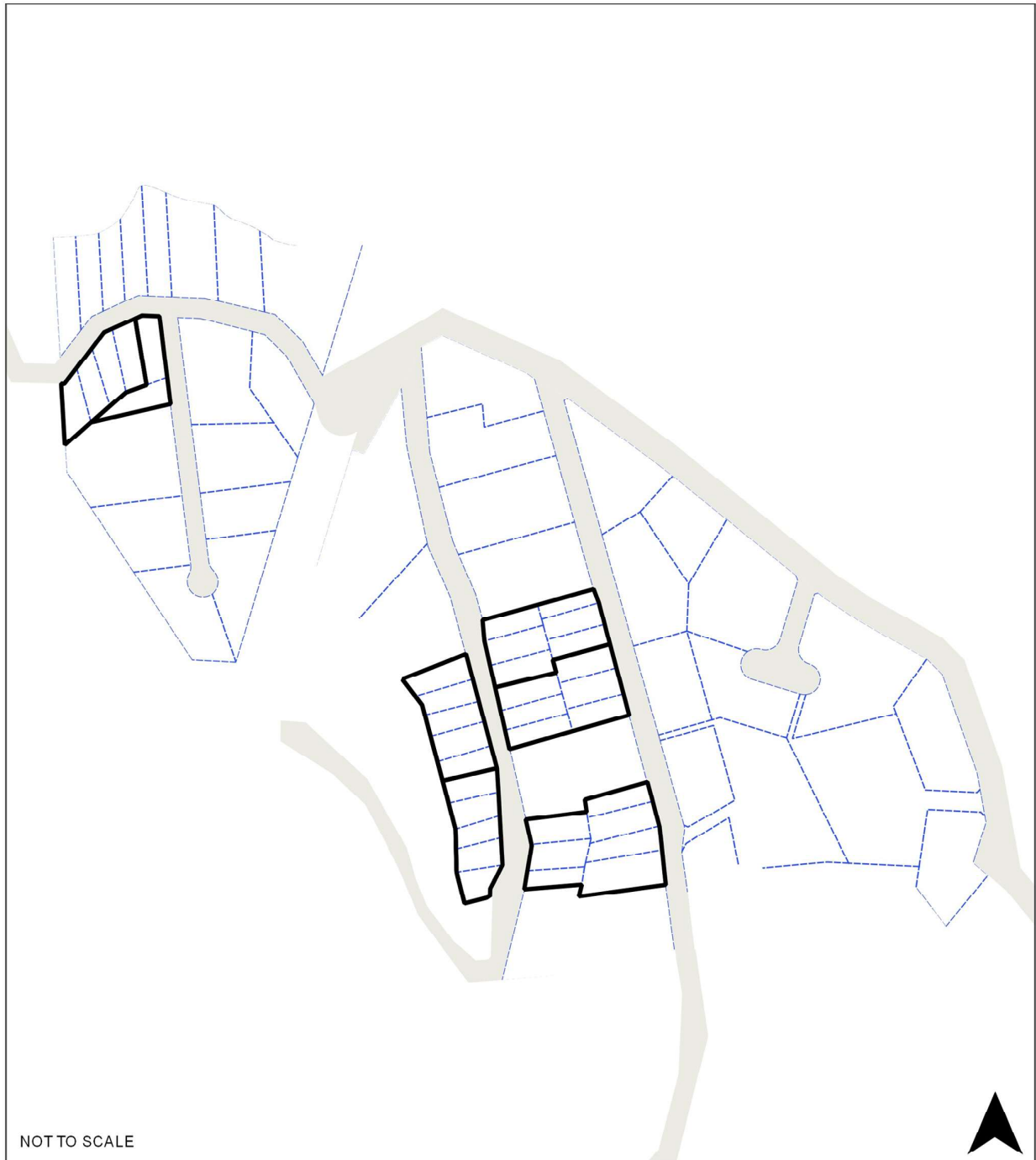
RO101 Fishermans Drive, Armstrong Creek





**Map Legend**

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

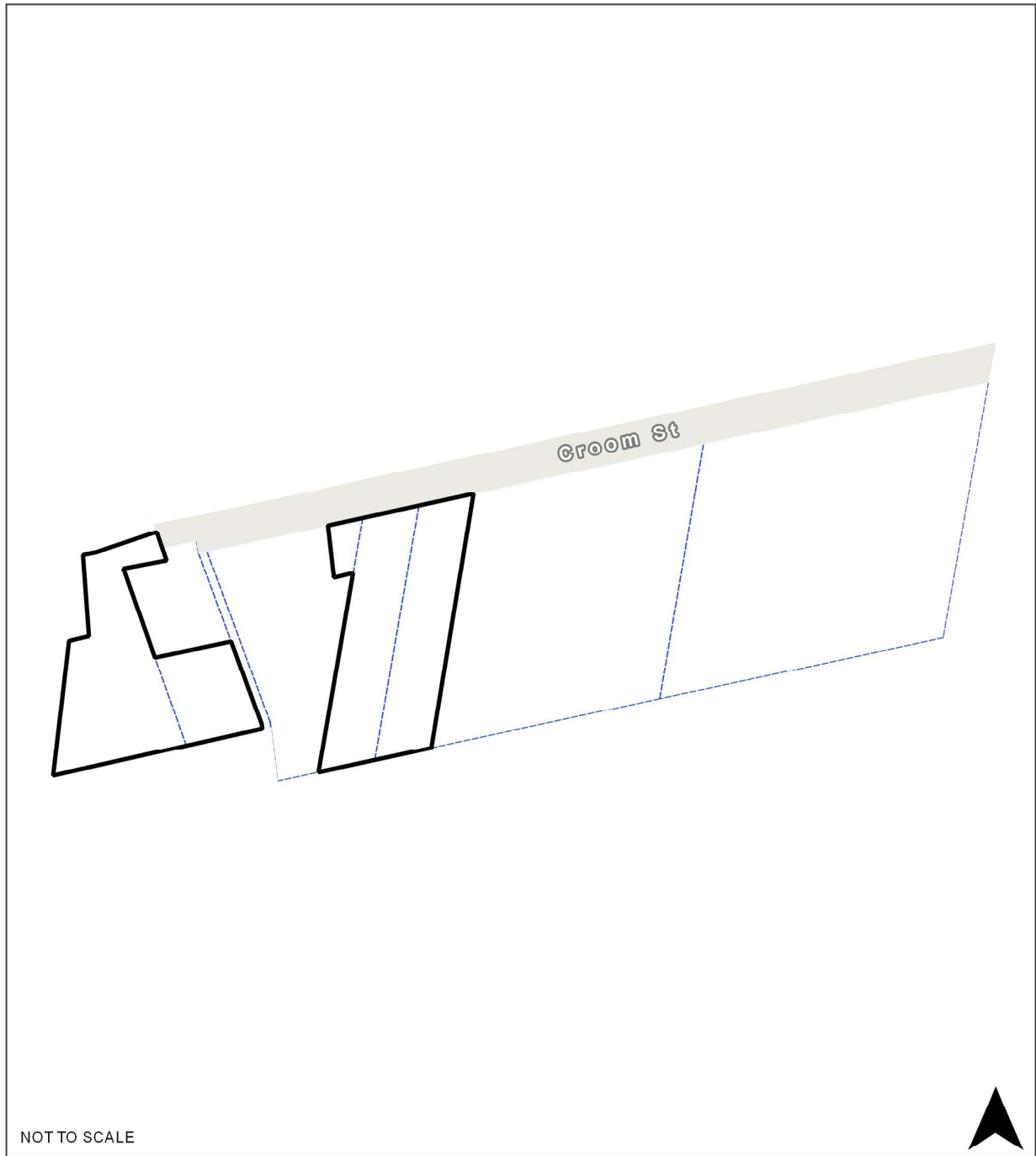
RO102 Reefton Estate (North), McMahons Creek





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO103 Warburton Heights Estate, Warburton

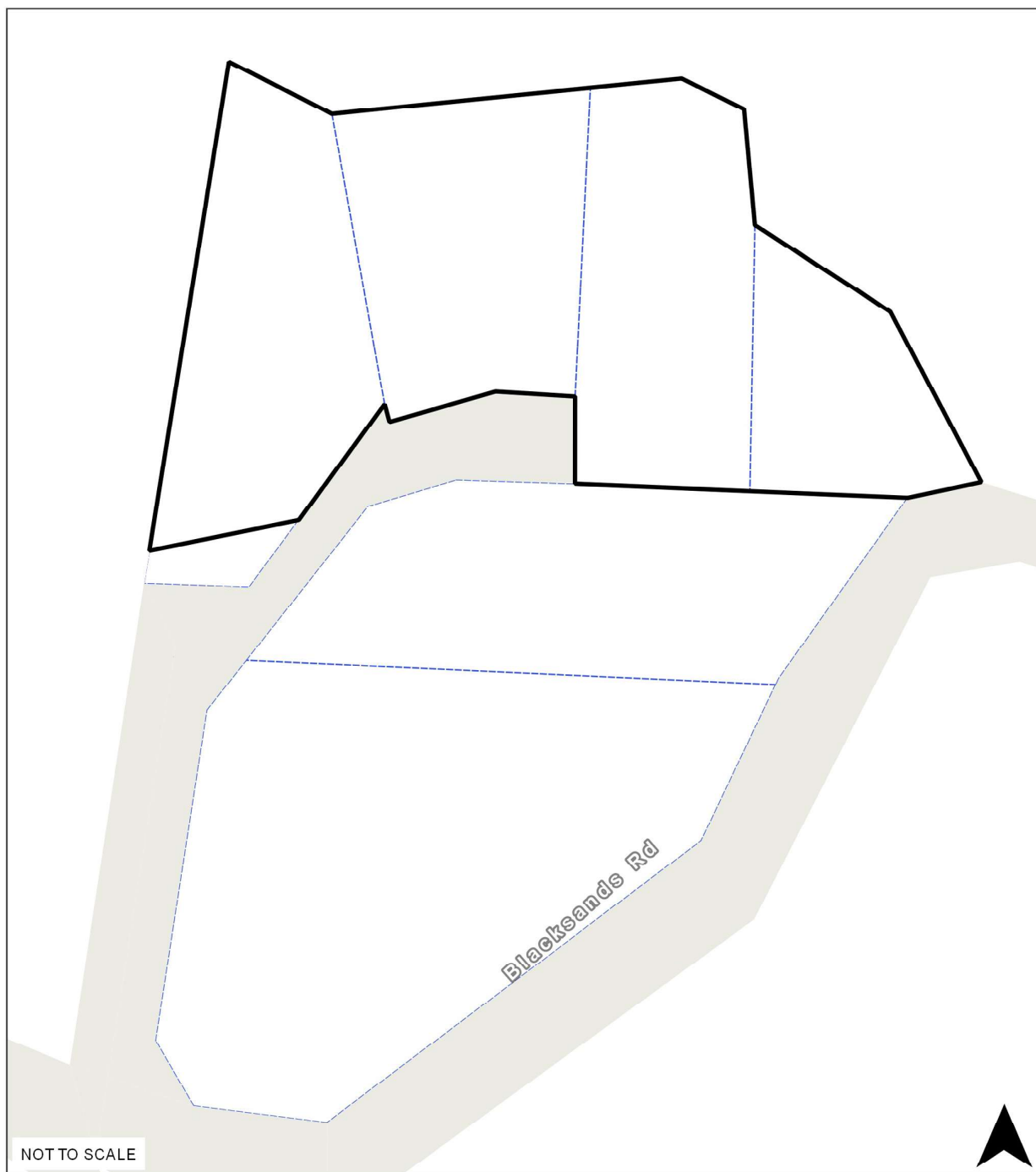


Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary



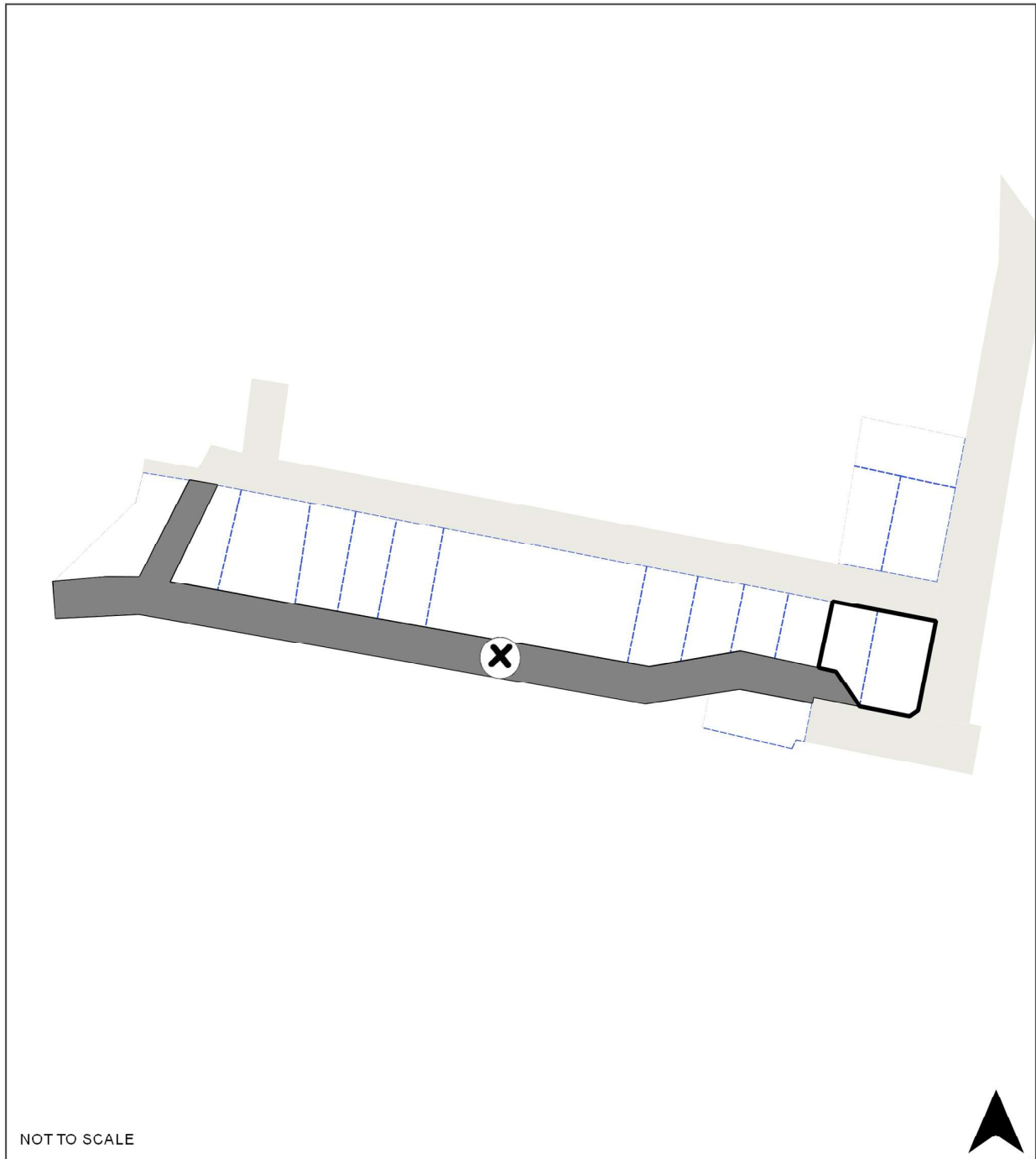
RO105 Blacksands Road, Yarra State Forest



Map Legend




Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO106 Yarra Street, Powelltown

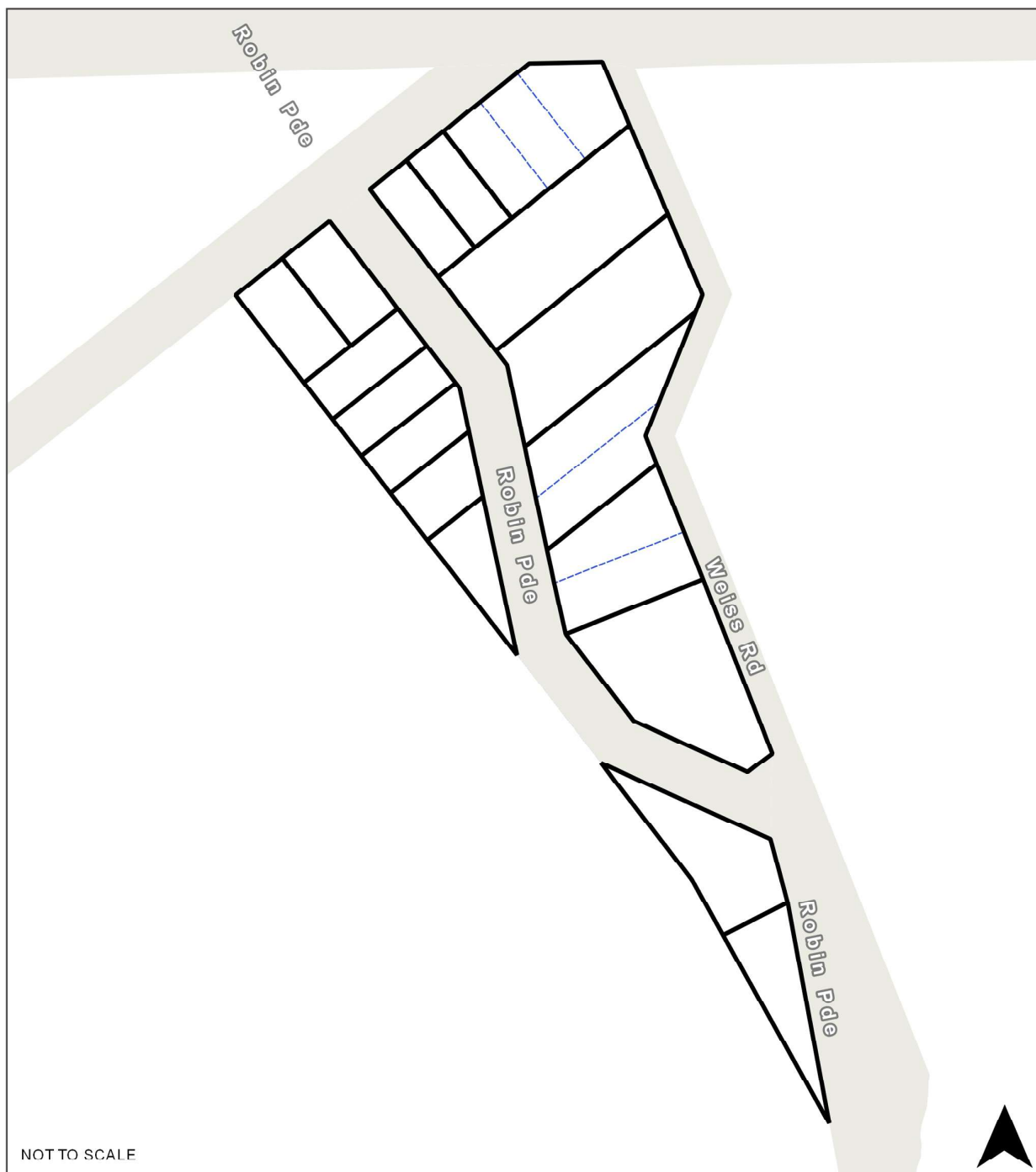


NOT TO SCALE



Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Closed road

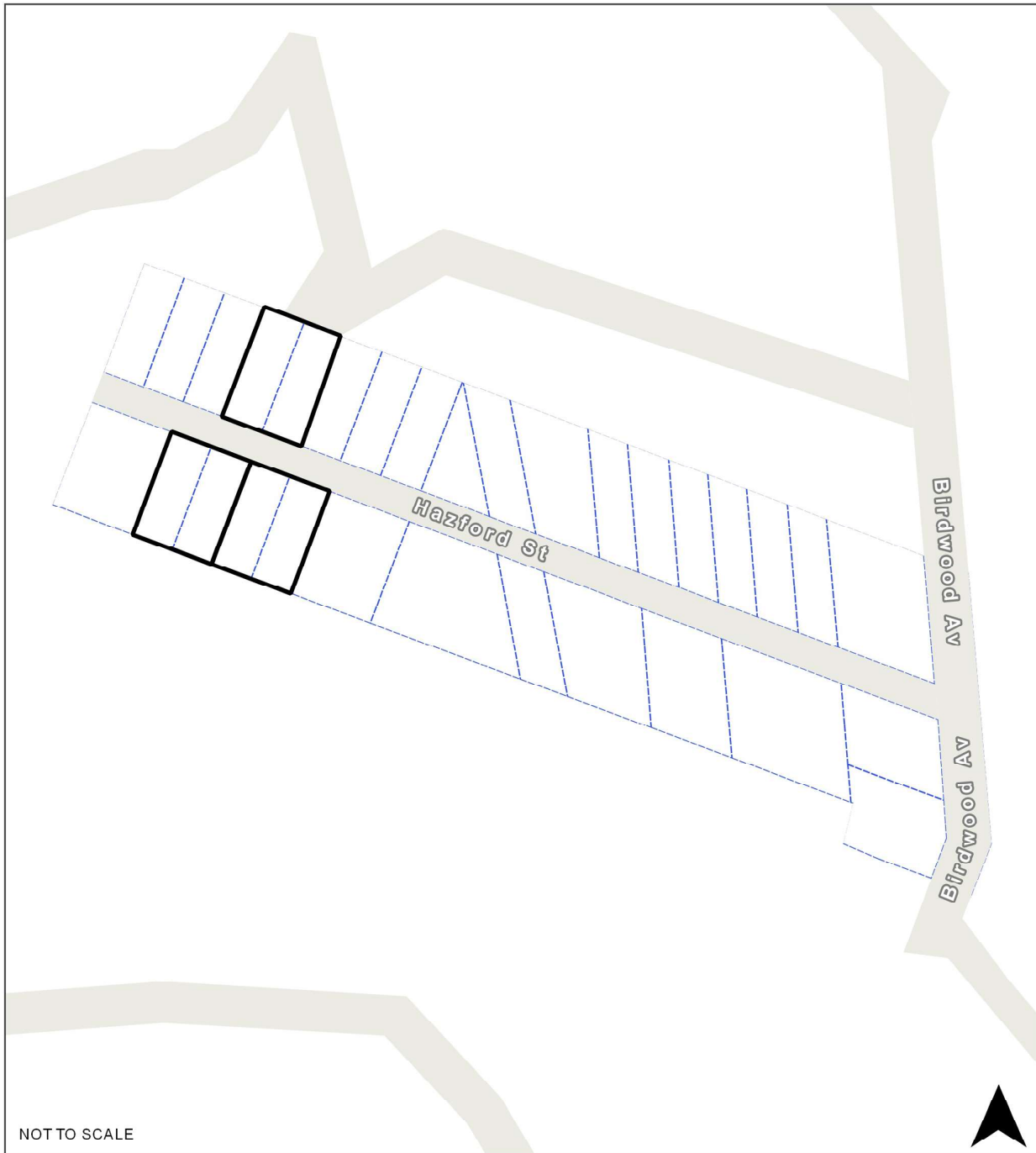
RO107 Robin Parade/Weiss Road, Healesville





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

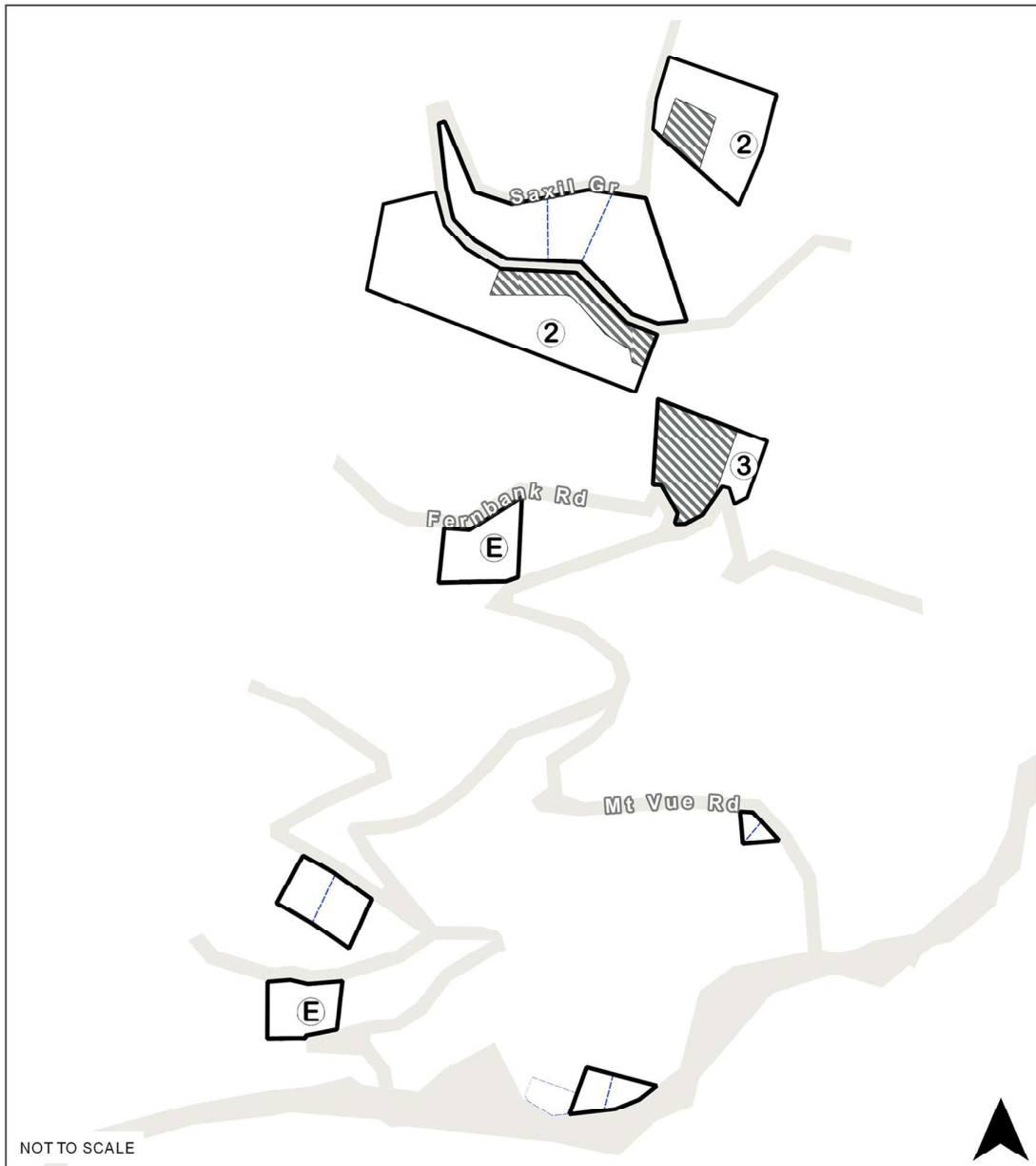
RO108 Kalamunda Terrace (Part A), Healesville









Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

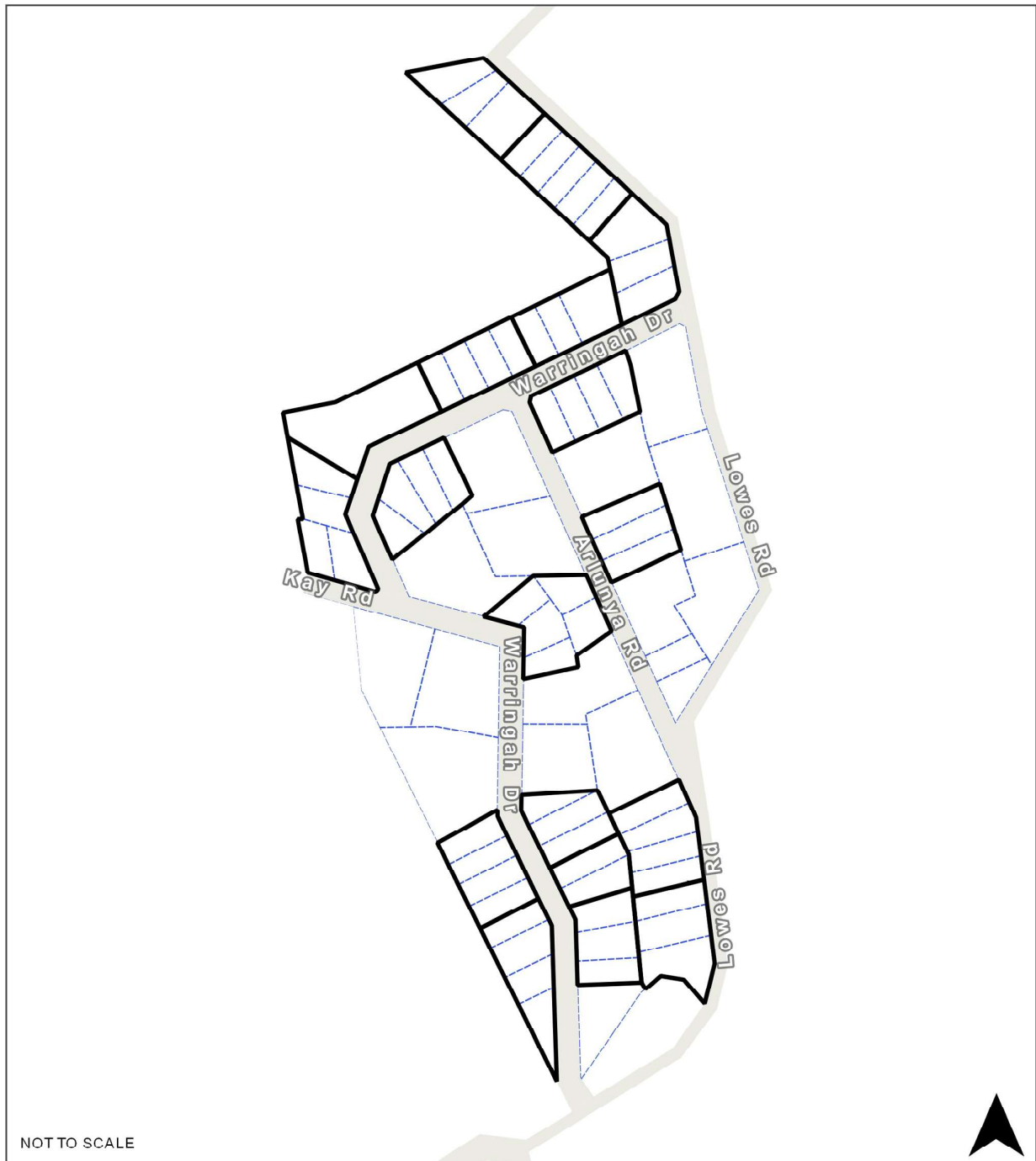
RO109 Kalamunda Terrace (Part B), Healesville





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Building Envelope (generally not less than 40m x 40m)
	Two dwellings may be used and developed within the boundary of the Restructure Lot.
	Three dwellings may be used and developed within the boundary of the Restructure Lot.
	No development must take place on the allotment until carriageway easements or drainage easements, or both, have been created to the satisfaction of the Responsible Authority.

RO110 Lowes Road, Chum Creek






Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

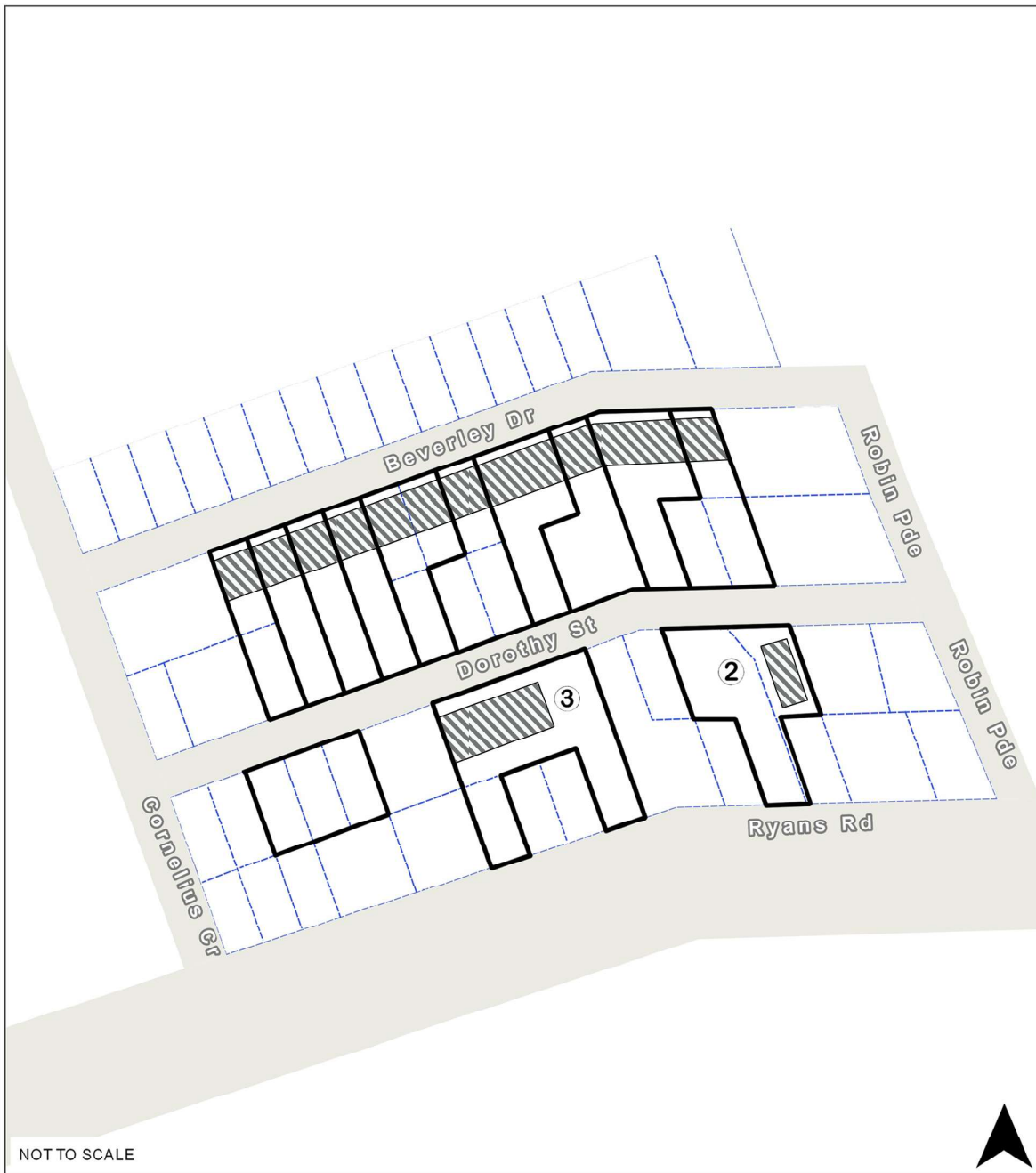
RO111 Baden Powell Drive, Healesville








Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	No development must take place on the allotment until carriageway easements or drainage easements, or both, have been created to the satisfaction off the Responsible Authority.

RO112 Beverley Drive/Dorothy Street, Healesville

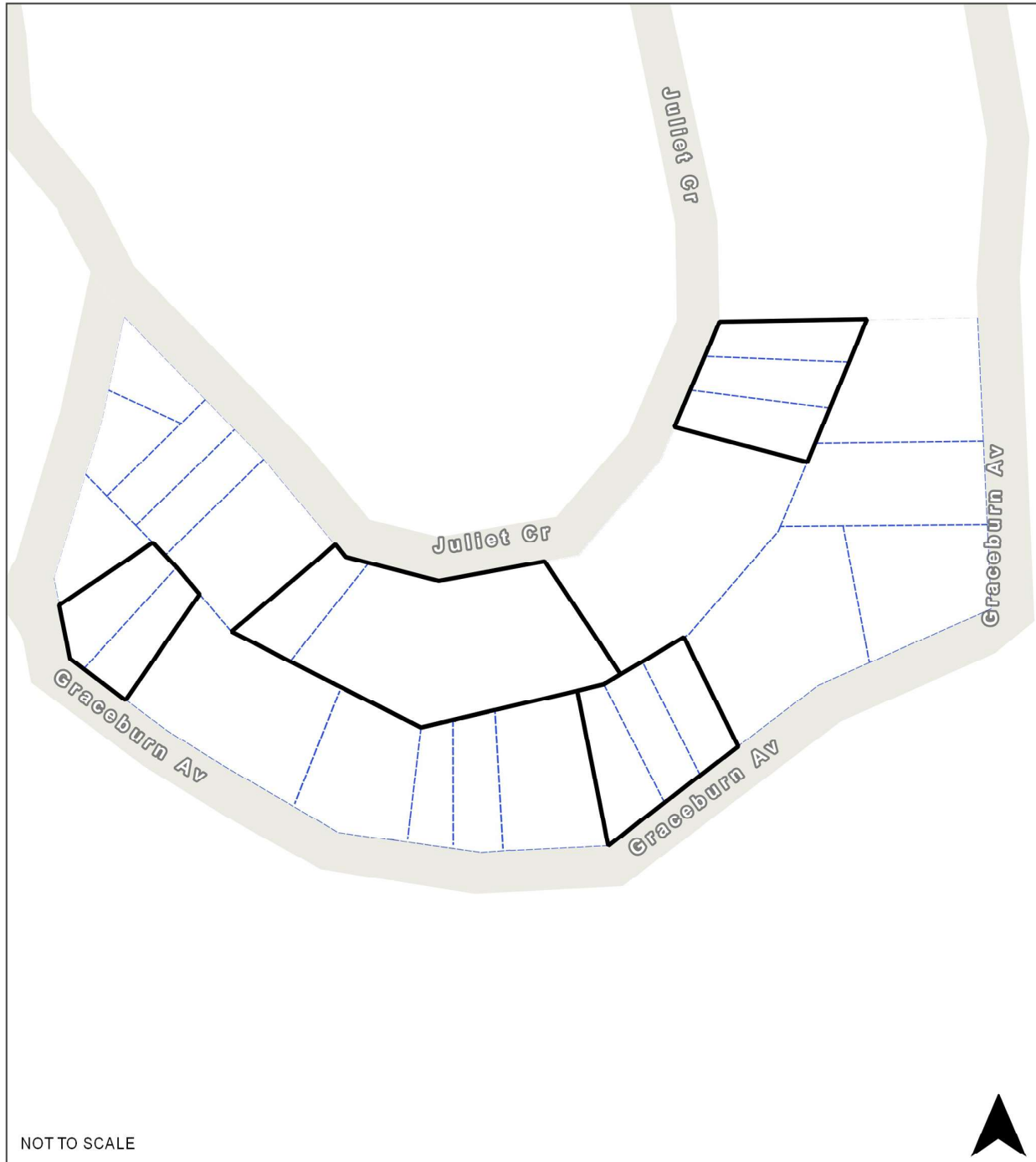


Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Building Envelope (generally not less than 40m x 40m)
	Two dwellings may be used and developed within the boundary of the Restructure Lot.
	Three dwellings may be used and developed within the boundary of the Restructure Lot.



RO113 Juliet Crescent/Graceburn Avenue, Healesville

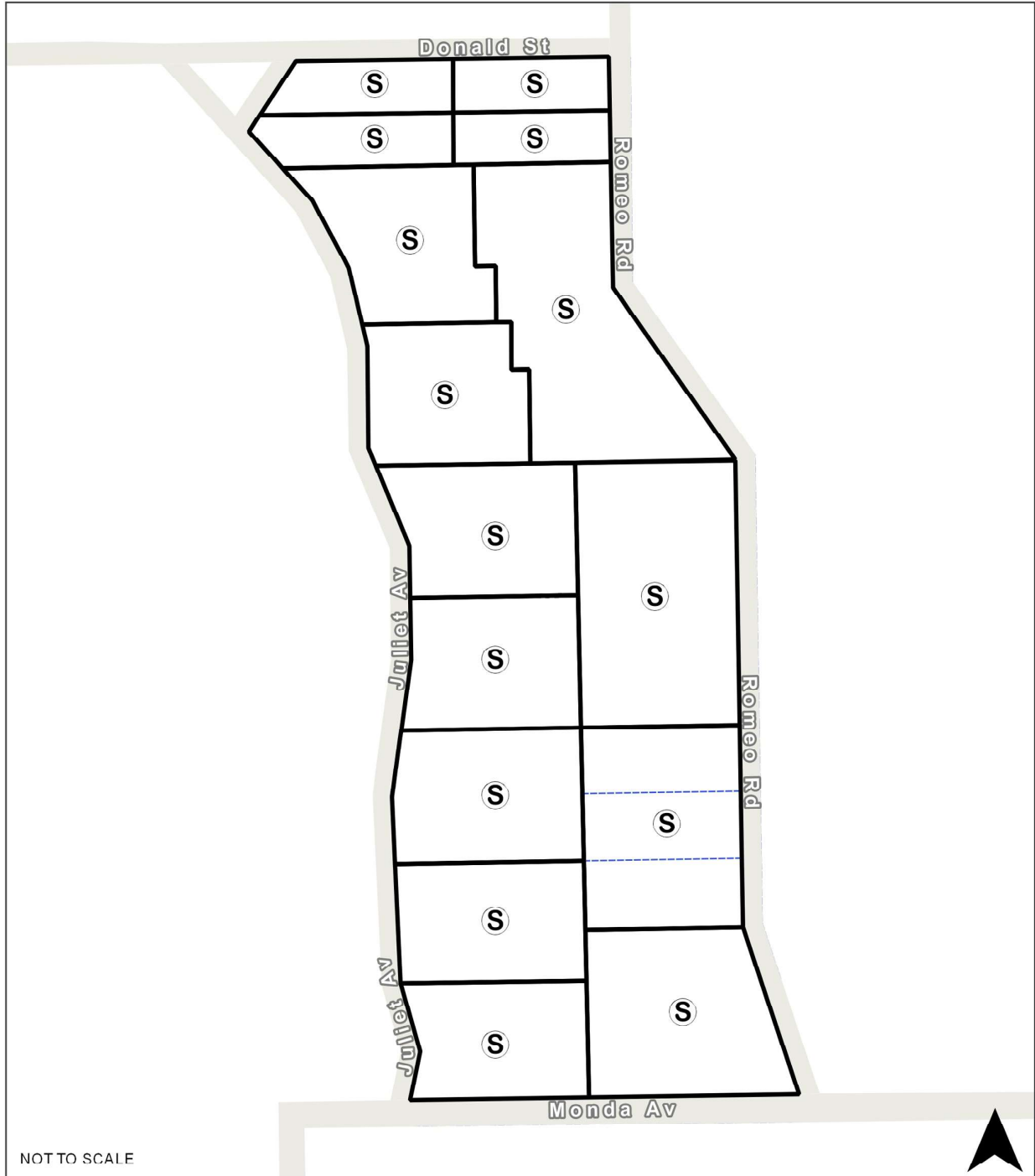


Map Legend




Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

INCORPORATED DOCUMENT FOR THE RESTRUCTURE OVERLAY  
 RESTRUCTURE PLAN FOR OLD & INAPPROPRIATE SUBDIVISIONS IN YARRA RANGES COUNCIL

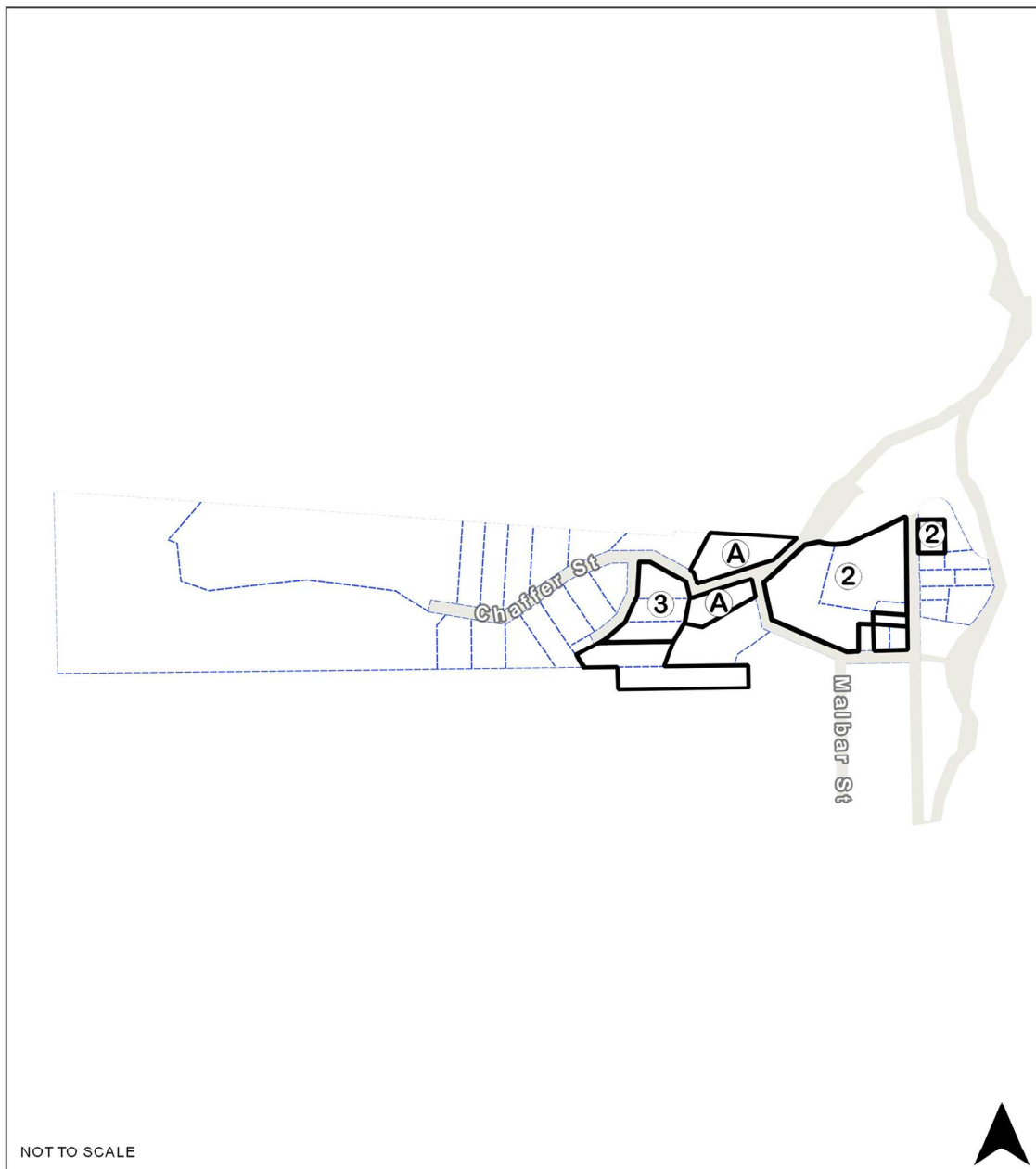
RO115 Romeo Road, Healesville








Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Restructure Lot must not be developed with a site coverage of greater than 10 per cent.

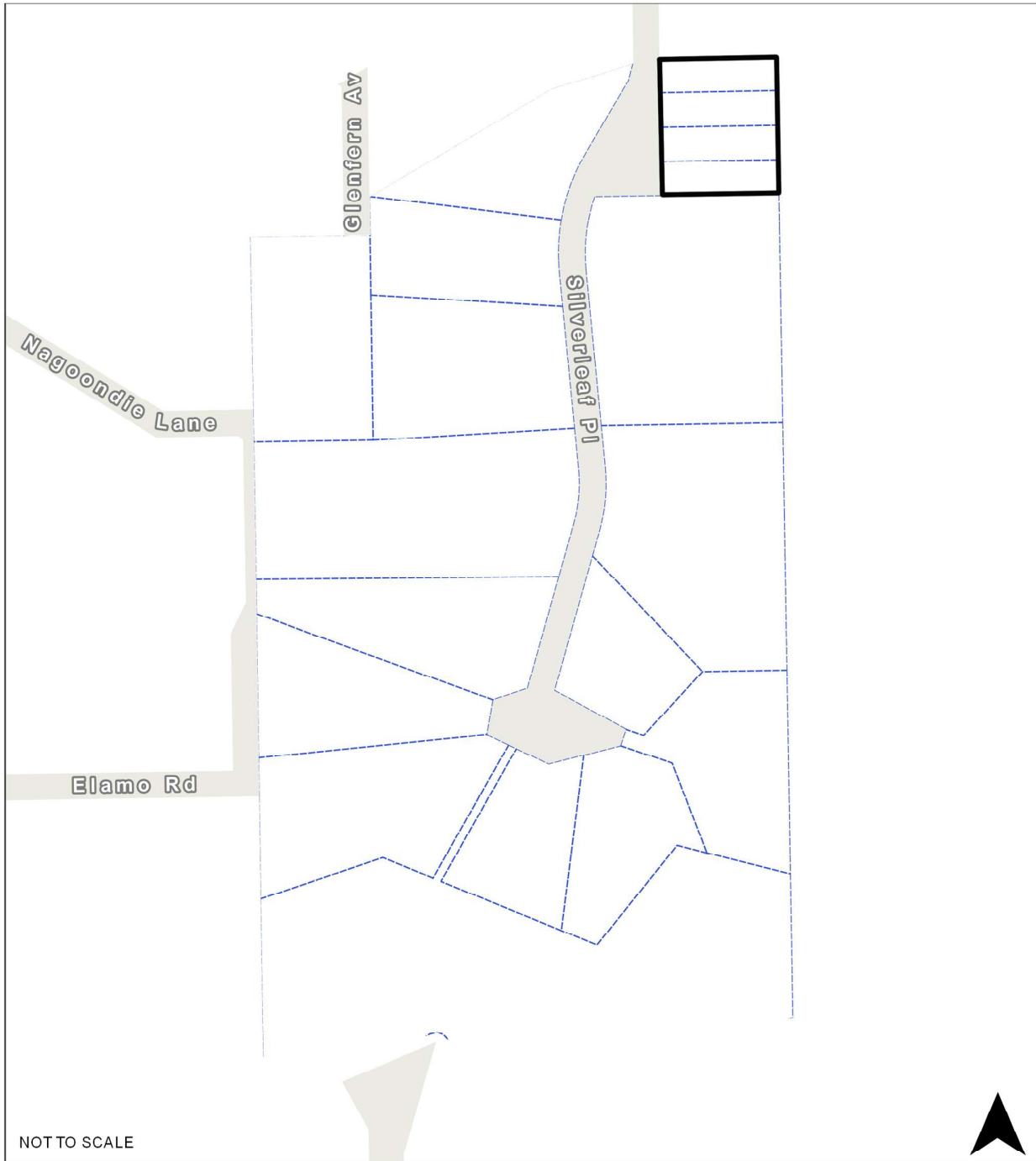
RO116 Mt Lebanon Road, Healesville





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	Two dwellings may be used and developed within the boundary of the Restructure Lot.
	Three dwellings may be used and developed within the boundary of the Restructure Lot.
	Access to be restricted to Mt Lebanon Road and is prohibited from the Private Street on LP8134 (Chaffer Street).

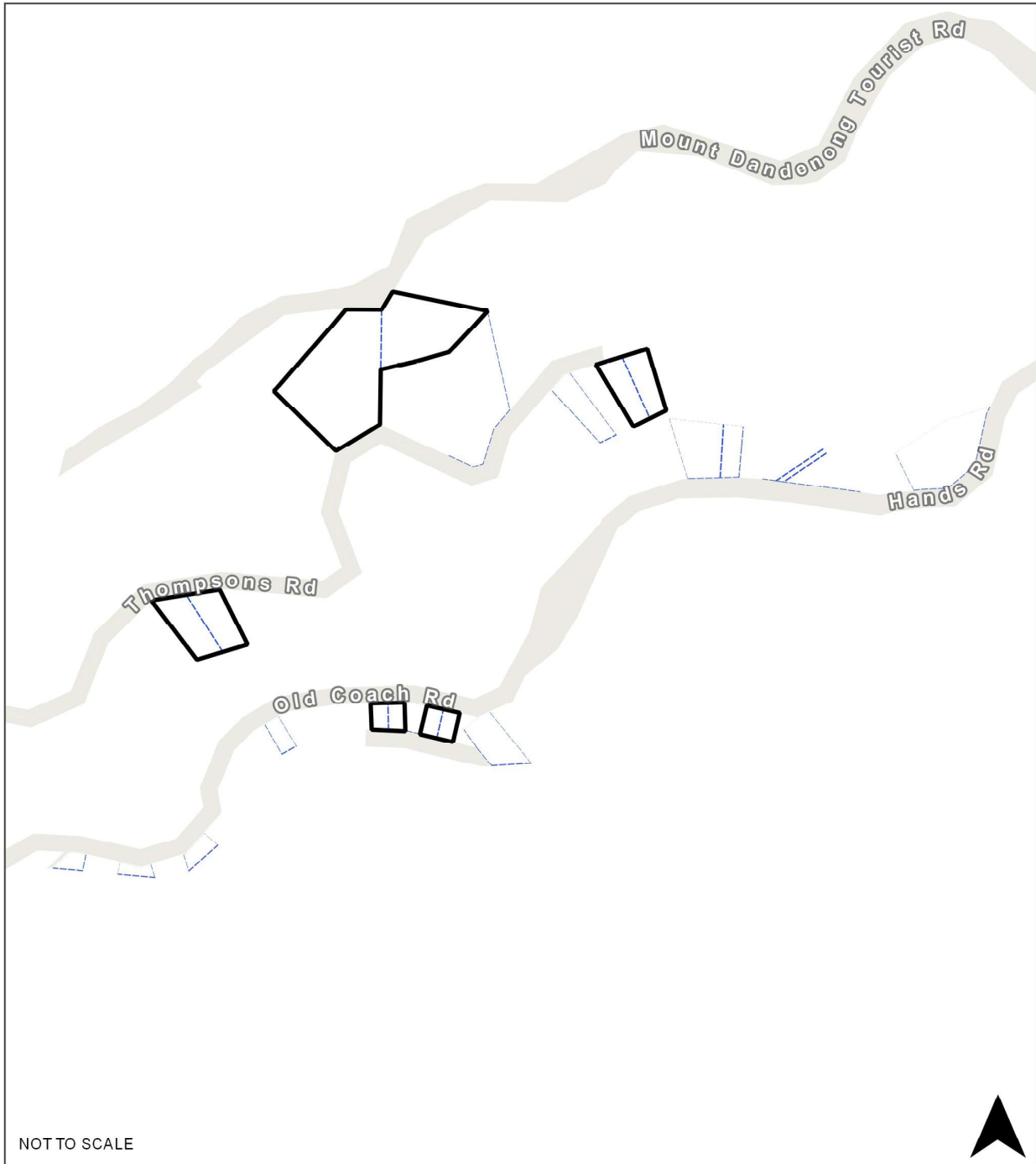
RO119 Old Fernshaw Road, Healesville





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

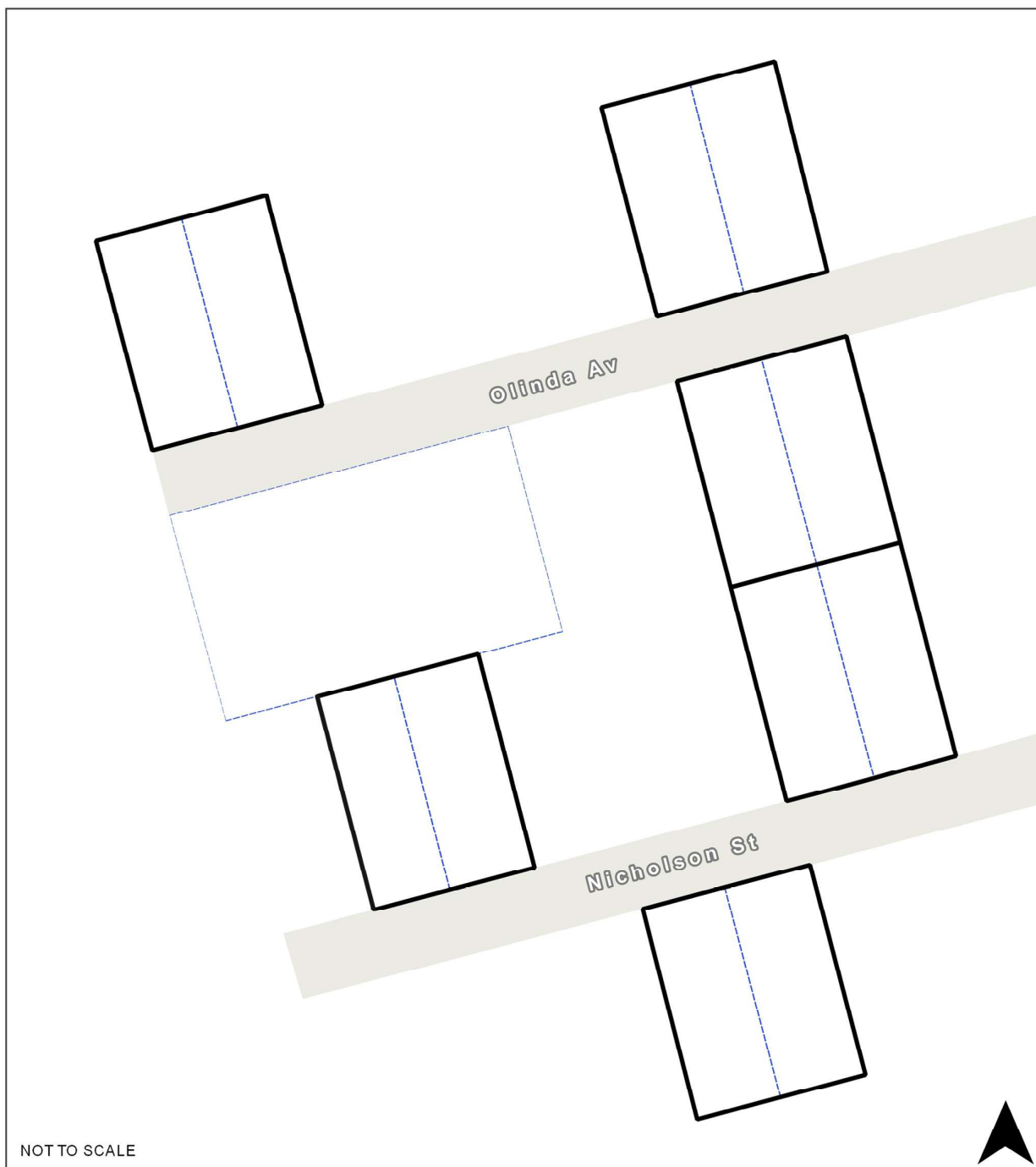
RO120 Thompsons Road, Kalorama



Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO121 Dodds Road, Olinda

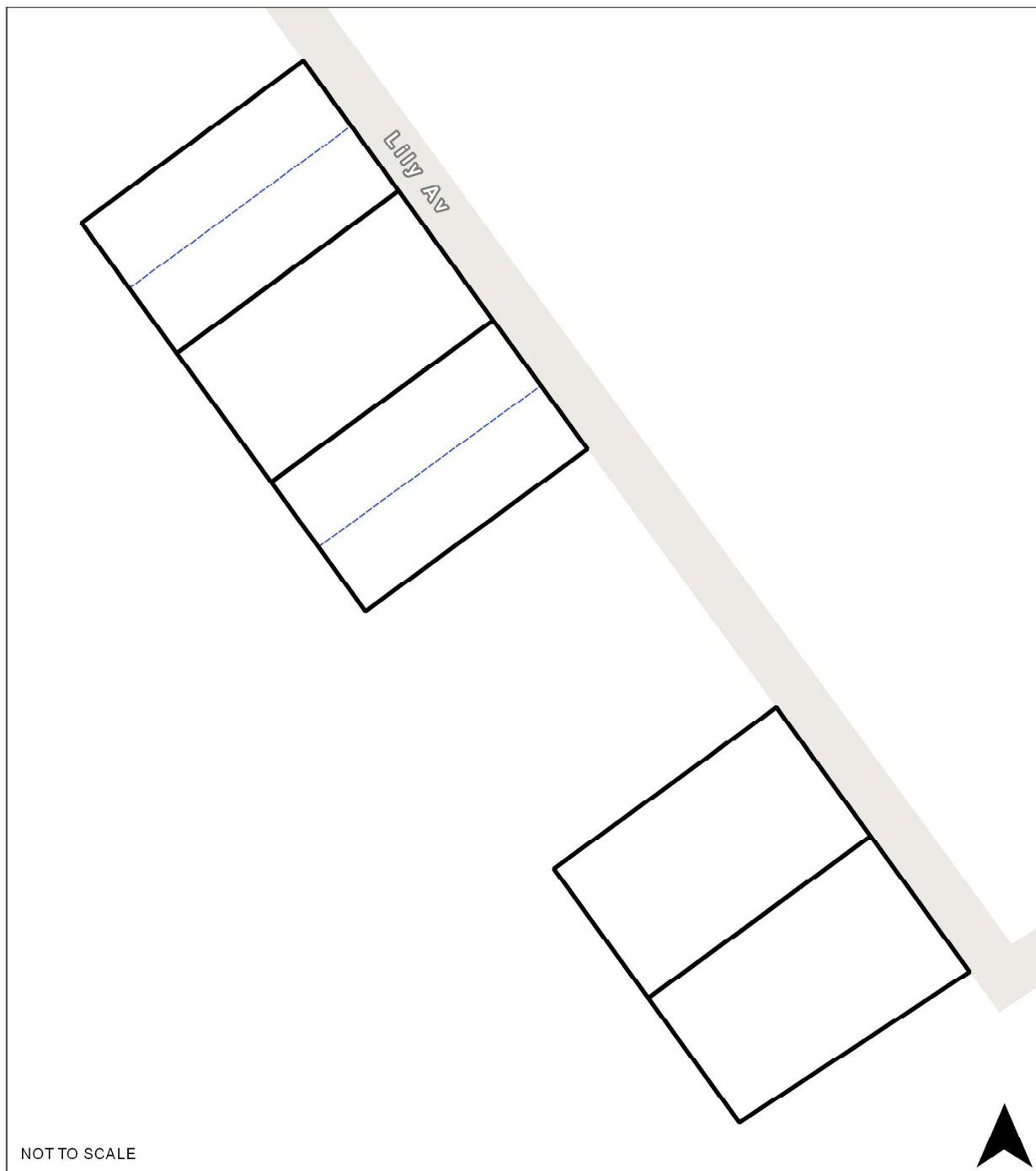


NOT TO SCALE



Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO122 Lily Avenue, Mt Evelyn





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO123 Inverness Road, Kalorama

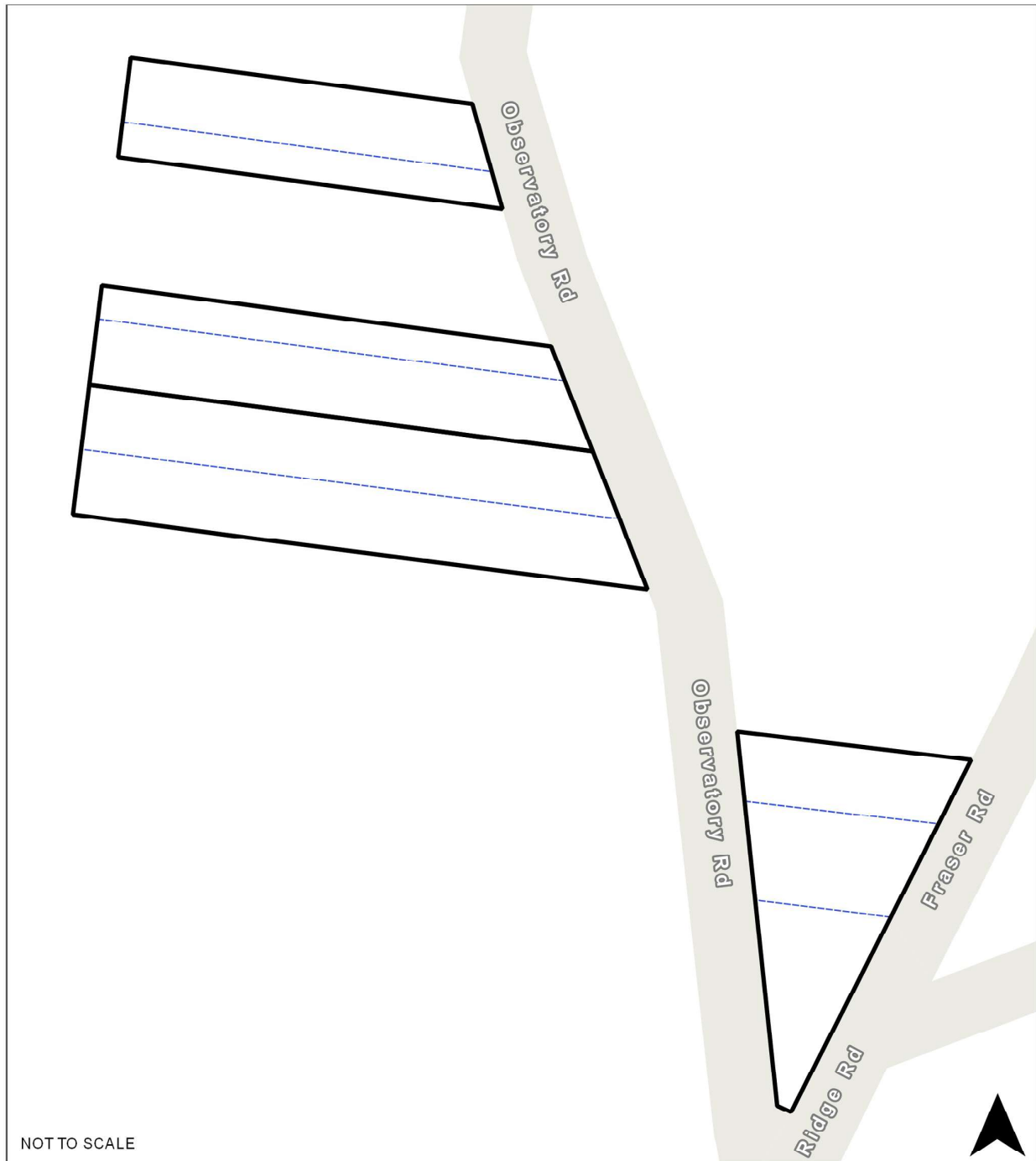


Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary



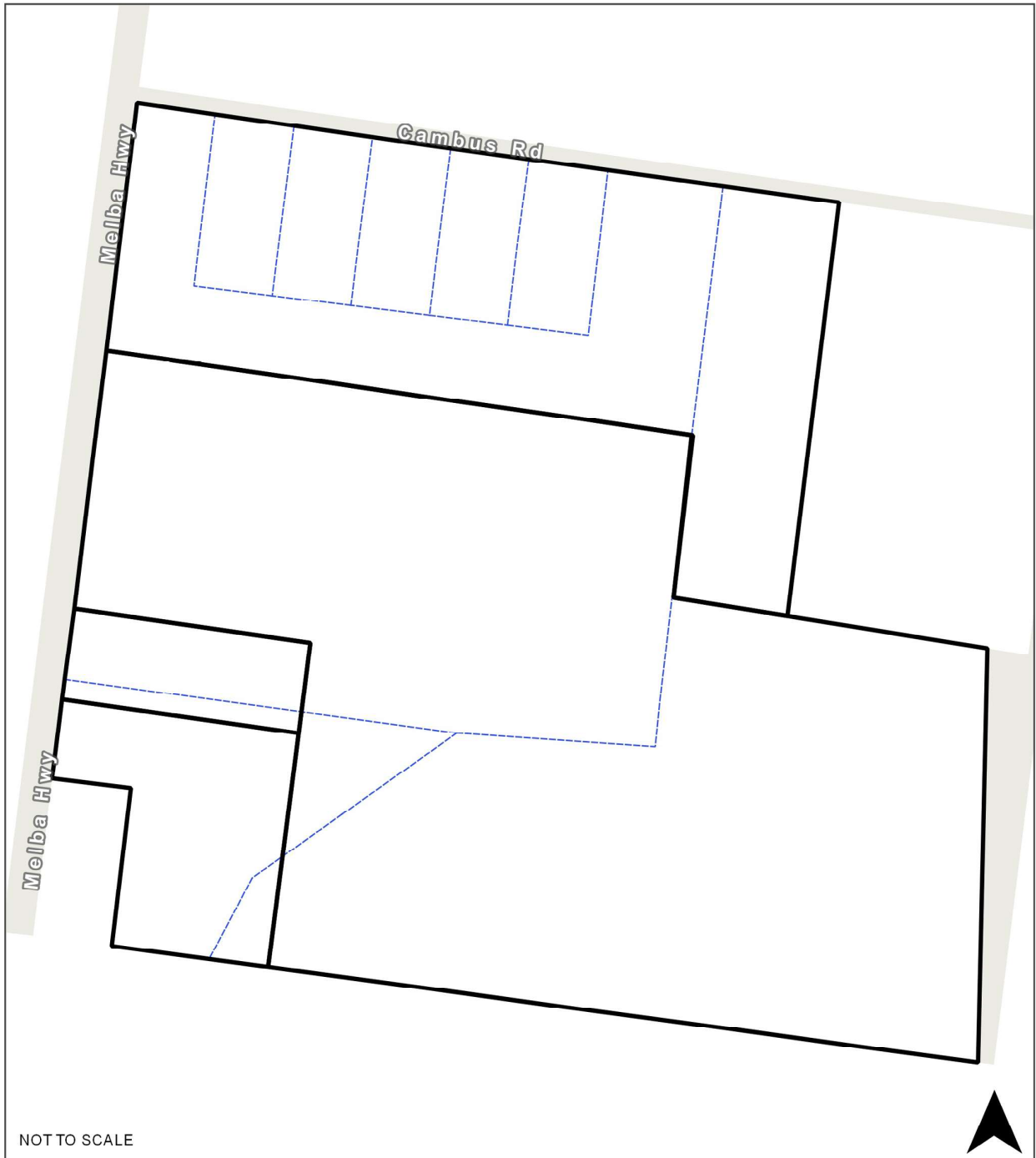
RO126 Observatory Road, Mt Dandenong



Map Legend



Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO127 Melba Highway, Yering

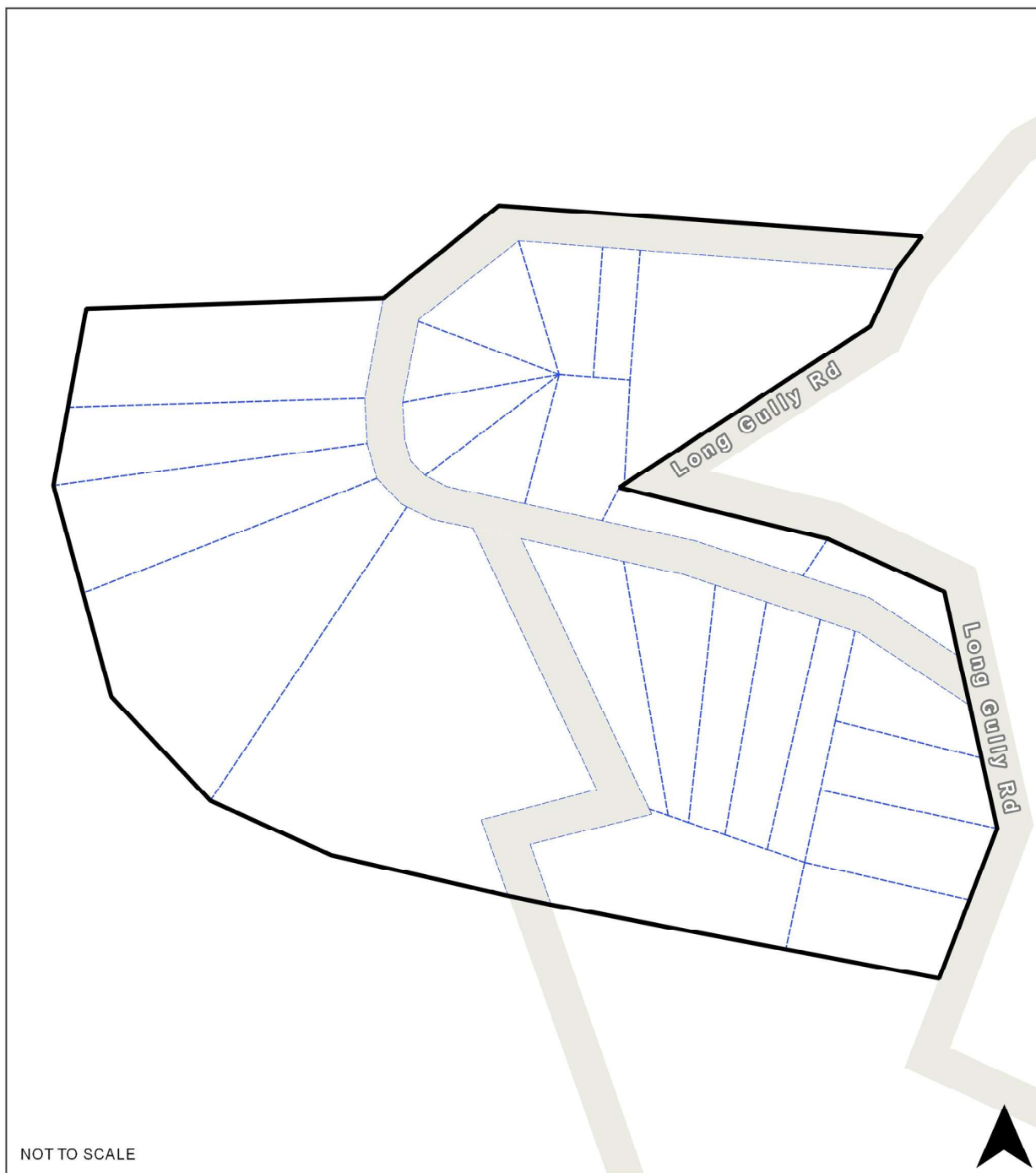


NOT TO SCALE



Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

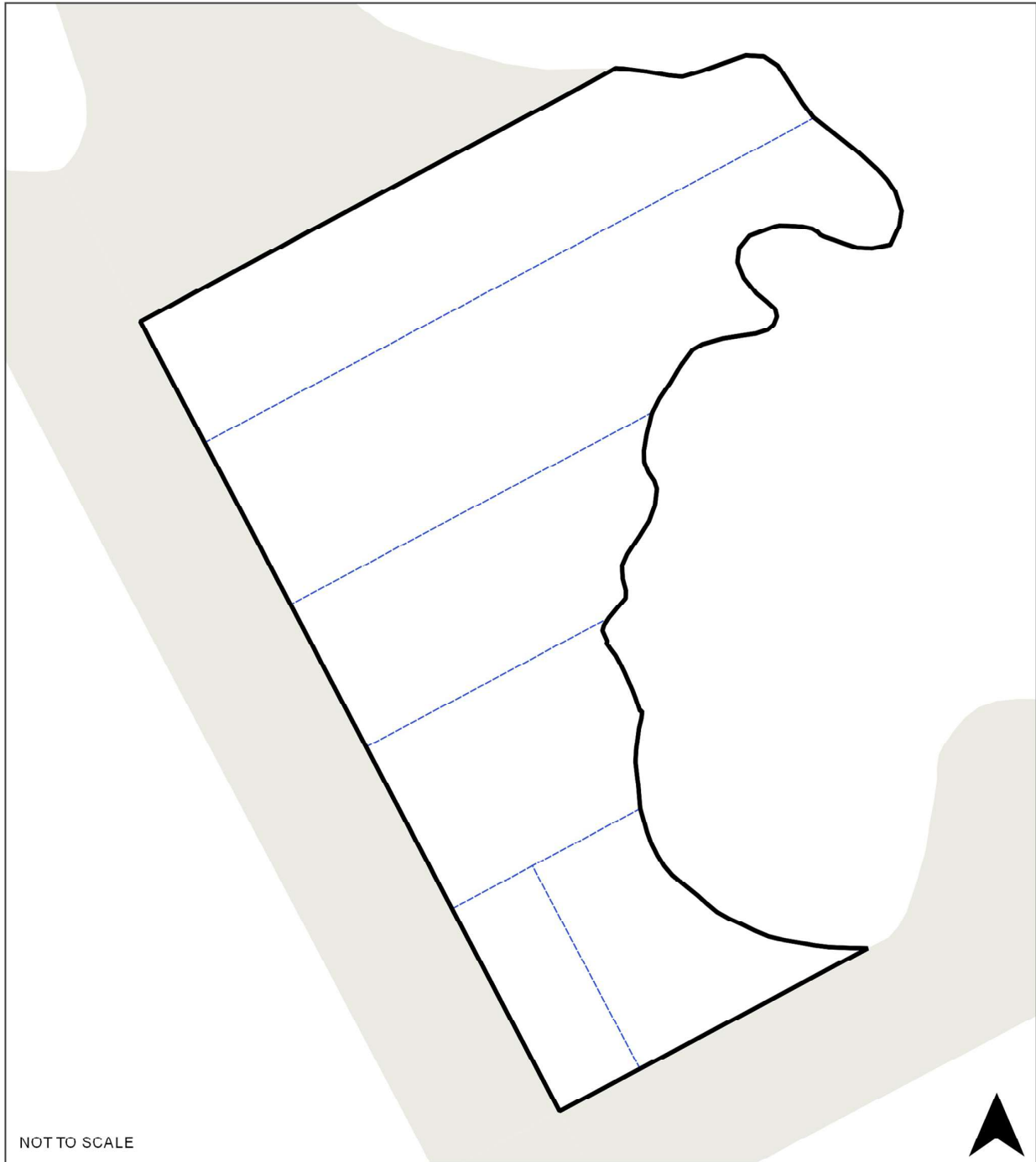
RO128 St Johns Road, Healesville





Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

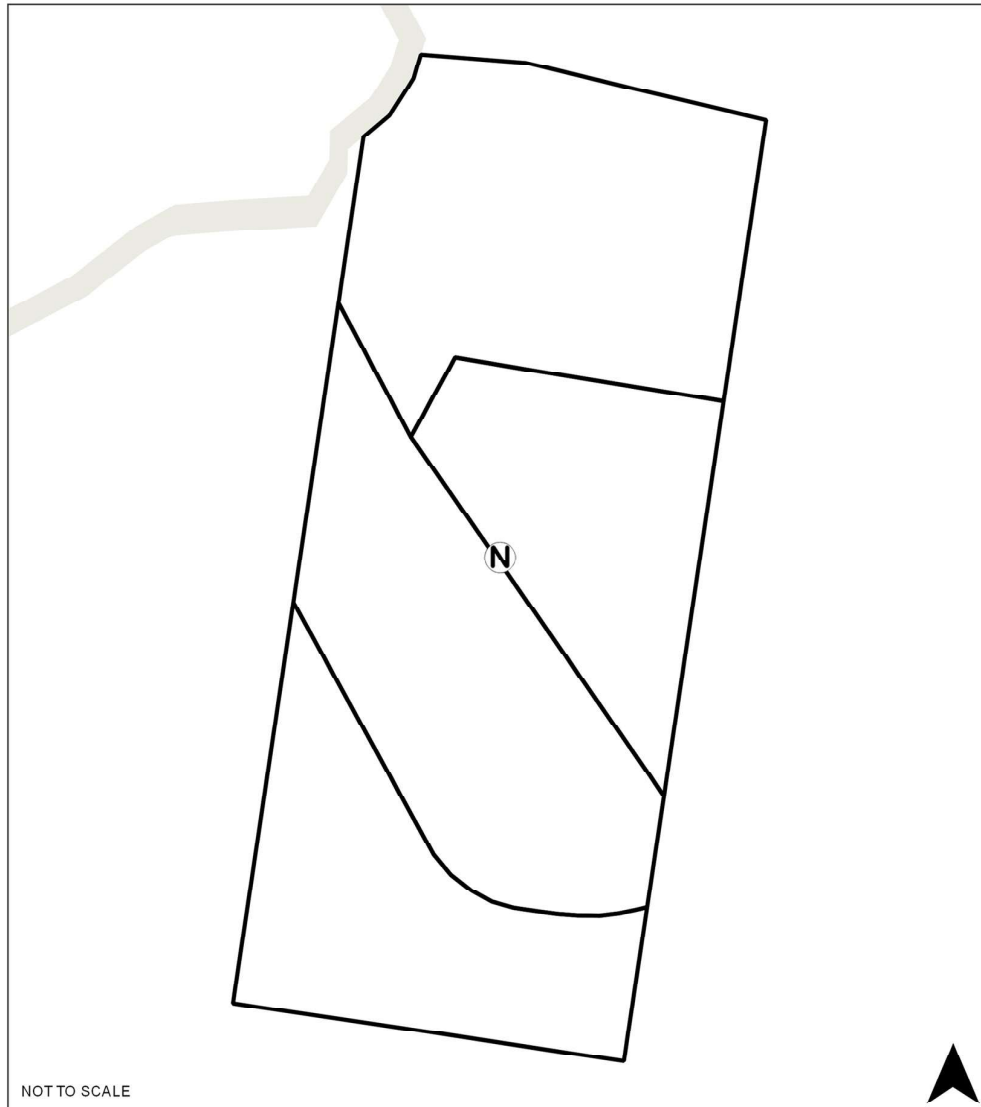
RO131 Wilson Road, Healesville






Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary

RO133 Rymers Road – Hazeldene Road, Gladysdale



Map Legend

Map icon	Meaning
	Restructure lot boundary
	Parcel boundary
	<p>This restructure plan was implemented by Amendment L103 to the Yarra Ranges Planning Scheme on 4 February 1999.</p> <p>The land in this area was settled as a co-operative in 1958. The original restructure control from the former Shire of Upper Yarra was intended to provide separate lots for each lease and house in the co-operative. Ownership of much of the land originally in the restructure plan has neen resolved and that land has consequently been removed from the restructure plan.</p> <p>The restructure plan shows subdivision potential for the land at 65A St Benedicts Drive, Gladysdale (9\CS1740) into four lots despite the provisions of the applicable zone. It was the intention of Amendment L103 to show this subdivision potential.</p>

## **Restructure Plan Attachments**

### **1. List of Planning Scheme Amendments Affecting the Restructure Overlay Since 20 July 2000**

<b>Planning Scheme Amendment</b>	<b>Approval Date</b>	<b>Summary of Restructure Overlay Changes</b>
<b>C2</b>	11/01/2001	Altered RO76 in Temple Road, Selby to increase the number of restructure lots from one to three.
<b>C12</b>	29/11/2001	Deleted RO125, relating to land at 2 Bracken Avenue and 33 Jubilee Road, Montrose.
<b>C46</b>	22/12/2005	Altered site cover requirements for RO117, relating to St Margaret's Estate, Healesville.
<b>C42</b>	03/04/2006	Created C134, relating to 7 and 7A Upper Coonara Road, Olinda. Planning requirements for this land were moved from Clause 52.03 to the Restructure Overlay via this Amendment.
<b>C70</b>	10/07/2008	Corrected an error in RO96 to remove the need for 13 Oak Avenue and 11 Mildura Avenue, Warburton to consolidate titles.
<b>C91</b>	08/10/2009	Removed 18 redundant ROs, numbered 2, 12, 17, 25, 29, 38, 53, 60, 70, 75, 78, 80, 82, 89, 92, 95, 117, 118.
<b>C114</b>	30/06/2011	Deleted RO132 relating to land at 13 Lilydale Road, Healesville.
<b>C107</b>	01/12/2011	Corrected anomalies, included modifications to ROs 4, 26, 27, 35, 40, 51, 69, 83. Removed the RO from some land in ROs 69 and 83.
<b>C109 part 1</b>	30/05/2013	Rationalised RO109, relating to land in the area of Kalamunda Terrace, Healesville.
<b>C153</b>	15/09/2016	Removed 10 redundant ROs, numbered 55, 57, 71, 72, 77, 104, 114, 124, 129, 134.
<b>C177</b>	dd/mm/yyyy	The amendment removes land mapped in the Restructure Overlay, amend the schedule to Clause 45.05 (Restructure Overlay), the related Incorporated Document and its title in Clause 72.04 and rezone land. The amendment revises the approach taken to the regulation of dwellings and other buildings.