

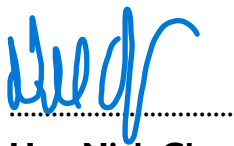
Section 73(10) of the *Planning, Development and Infrastructure Act 2016*

McEvoy Road Code Amendment

T & J Viney Property Pty Ltd

THE AMENDMENT

Adopted by:



Hon Nick Champion MP

Minister for Planning

12/1/24

McEvoy Road Code Amendment

Preamble

The amendment instructions below reflect the proposed changes to the Planning and Design Code as outlined in the Draft Code Amendment released for public engagement. No changes were made to the Draft Amendment by the Designated Entity as a result of public engagement (outlined in the Engagement Report furnished to the Minister for Planning by the Designated Entity under section 73(7) of the *Planning, Development and Infrastructure Act 2016* [the Act]).

Amendment Instructions

The following amendment instructions (at the time of drafting) relate to the Planning and Design Code, version 2023.17 published on 23 November 2023. Where amendments to the Planning and Design Code have been published after this date, consequential changes to the following amendment instructions will be made as necessary to give effect to this Code Amendment. The Minister specifies under section 73(12)(c) of the Act that this Code Amendment will take effect on the day that it is deployed into both the electronic Planning and Design Code and the South Australian Property and Planning Atlas.

Instructions

Amend the Code as follows:




1. Spatially apply the Master Planned Township Zone (in place of the Deferred Urban Zone) to the 'area affected' bounded by the blue line in Map A contained in Attachment A.
2. Spatially apply the Emerging Township Activity Centre Subzone to the 'area affected' bounded by the blue line in Map B contained in Attachment B.
3. Spatially apply the following Overlay to the 'area affected' bounded by the blue line in Map C contained in Attachment C:
 - Affordable Housing Overlay.
4. Spatially apply the following Overlay to the 'area affected' bounded by the blue line in Map D contained in Attachment D:
 - Noise and Air Emissions Overlay
5. Spatially remove the following Overlay from the 'area affected' bounded by the blue line in Map E contained in Attachment E:
 - Hazards (Bushfire – General) Overlay
6. Spatially apply the following Overlay to the 'area affected' bounded by the blue line in Map F contained in Attachment F:
 - Hazards (Bushfire – Urban Interface) Overlay
7. In Part 12 – Concept Plans, under the section relating to Playford, replace 'Concept Plan 22 Virginia Infrastructure' with new 'Concept Plan 22 Virginia Infrastructure' contained in Attachment G.
8. In Part 13 – Table of Amendments, update the publication date, Code version number, amendment type and summary of amendments within the 'Table of Planning and Design Code Amendments' to reflect the publication of this Code Amendment.

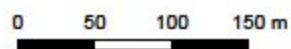
ATTACHMENT A
Map A



Proposed Master planned township zone

McEvoy Road Virginia

-  Parcel Boundaries
-  Master Planned Township
-  Affected Area



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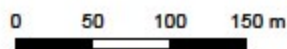
Note: The above map is a printed representation of amendments that are proposed to the spatial layers of the SA planning database if the McEvoy Road Code Amendment is adopted by the Minister for Planning under section 73(10) of the *Planning, Development and Infrastructure Act 2016* (the Act).

ATTACHMENT B
Map B



Proposed Emerging township activity centre McEvoy Road Virginia subzone

-  Parcel Boundaries
-  Emerging Township Activity Centre
-  Affected Area



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ATTACHMENT C
Map C



Proposed Affordable housing overlay

McEvoy Road Virginia

- Parcel Boundaries
- Affordable Housing
- Affected Area

0 50 100 150 m



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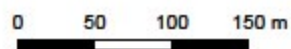
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ATTACHMENT D
Map D



Proposed Noise and air emissions overlay McEvoy Road Virginia

- Parcel Boundaries
- Noise and Air Emissions
- Affected Area



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

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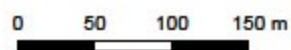
ATTACHMENT E
Map E



Proposed removal of Hazards (bushfire - general) overlay

McEvoy Road Virginia

-  Parcel Boundaries
-  Hazards (Bushfire - General)
-  Affected Area



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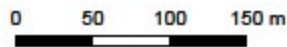
ATTACHMENT F
Map F



Proposed Hazards (bushfire - urban interface) overlay

McEvoy Road Virginia

-  Parcel Boundaries
-  Hazards (Bushfire - Urban Interface)
-  Affected Area



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ATTACHMENT G
Map G



- Concept Plan Boundary
- Area not covered by Infrastructure Precinct
- Infrastructure Precincts
- Sub Precinct
- Intersection Treatment
- Stormwater Flow
- Stormwater Detention Basin/Wetland
- New Connector/Link Road
- Noise Barrier

Concept Plan 22
VIRGINIA
INFRASTRUCTURE

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