

11 April 2023

Form 2

## NOTICE OF AN APPLICATION FOR PLANNING PERMIT

The land affected by the application is located at:	<b>618 Timbarra Road BUCHAN CA 5E Sec C</b>
The application is for a permit to:	<b>Use and works on the land for Extractive Industry (Quarry)</b>
The applicant for the permit is:	<b>Jansons Concrete &amp; Haulage</b>
The application reference number is:	<b>90/2023/P</b>
You may look at the application and any documents that support the application on the website of the responsible authority.	<b>(Intentionally blank)</b>

This can be done anytime by visiting the following website:

<https://www.eastgippsland.vic.gov.au/building-and-development/advertised-planning-permit-applications>

Any person who may be affected by the granting of the permit may object or make other submissions to the responsible authority.

An objection must

- ♦ be sent to the Responsible Authority in writing,
- ♦ include the reasons for the objection, and
- ♦ state how the objector would be affected.

The Responsible Authority will not decide on the application before:	Subject to applicant carrying out notice
--	--

**If you object, the Responsible Authority will tell you its decision.**

Please note submissions received will be made available for inspection and may be made available to other parties in accordance with the Planning & Environment Act 1987. If you have concerns about this, please contact the East Gippsland Shire Council's Planning Office.

**Printed 11/04/2023  
Page 1 of 28**

## Register Search Statement - Volume 08257 Folio 534

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

-----  
VOLUME 08257 FOLIO 534Security no : 124046643502U  
Produced 19/07/2013 01:05 pmLAND DESCRIPTION  
-----

Lots 1 and 2 on Title Plan 326891E (formerly known as part of Crown Allotment 8B Section C, Crown Allotment 8C Section C Parish of Buchan).  
PARENT TITLE Volume 05984 Folio 787  
Created by instrument A932915 25/03/1960

REGISTERED PROPRIETOR  
-----

Estate Fee Simple  
Joint Proprietors

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 set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION  
-----

SEE TP326891E FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS  
-----

NIL

DOCUMENT END

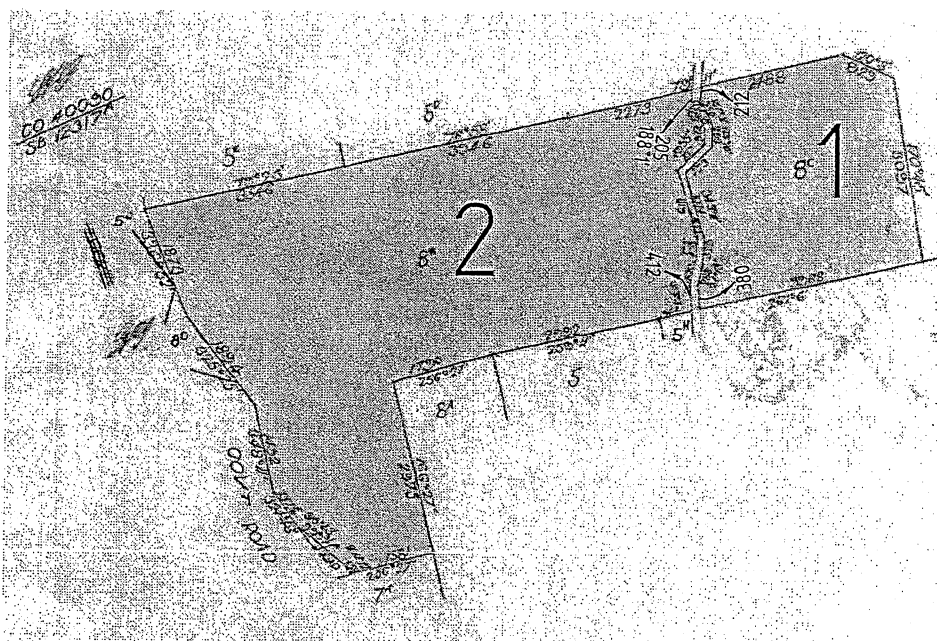
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delivered by LANDATA®. Land Victoria timestamp 19/07/2013 13:05 Page 1 of 1  
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TITLE PLAN		EDITION 1	TP 326891E
Location of Land Parish: BUCHAN Township: Section: C Crown Allotment: 8C, 8B(PT) Crown Portion:  Last Plan Reference: Derived From: VOL 8257 FOL 534 Depth Limitation: 50 FEET		Notations  ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN	

Description of Land / Easement Information

THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT  
 COMPILED: 22/02/2000  
 VERIFIED: MP



TOTAL AREA = 512A 2R 36P

TABLE OF PARCEL IDENTIFIERS

WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962.

PARCEL 1 = CA 8C

PARCEL 2 = CA 8B (PT)

## Register Search Statement - Volume 05984 Folio 785

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

VOLUME 05984 FOLIO 785

Security no : 124046643499X

Produced 19/07/2013 01:05 pm

CROWN GRANT

## LAND DESCRIPTION

Crown Allotment 5D Section C Parish of Buchan.

## REGISTERED PROPRIETOR

Estate Fee Simple

Joint Proprietors

CLIFFORD CHRISTOPHER WHEELER

MARY PATRICIA WHEELER both of RMB 4270 BUCHAN STH 3885

V766799G 26/11/1998

## ENCUMBRANCES, CAVEATS AND NOTICES

Any crown grant reservations exceptions conditions limitations and powers noted on the plan or imaged folio set out under DIAGRAM LOCATION below. For details of any other encumbrances see the plan or imaged folio set out under DIAGRAM LOCATION below.

## DIAGRAM LOCATION

SEE TP362989G 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: "CLOVER BROOK PARK" 618 TIMBARRA ROAD BUCHAN VIC 3885

DOCUMENT END

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TITLE PLAN

TP 362989G

## LAND DESCRIPTION INCLUDING RESERVATIONS EXCEPTIONS CONDITIONS AND POWERS SHOWN ON THE CROWN GRANT

containing *one hundred and fifty four acres two roods and thirty one perches more or less being Allotment 146<sup>D</sup> of Section 1 in the Parish of Buckram County of Victoria*

ALL THAT PIECE OF LAND in the said State

delimited with the measurements and abatials thereof in the map drawn in the margin of these presents and therein colored yellow. Provided nevertheless that the grantee shall be entitled to sink wells for water and to the use and enjoyment of any wells or springs of water upon or within the boundaries of the said land for any and for all purposes as though he held the land without limitation as to depth. Exercising nevertheless unto Us Our heirs and successors all gold and silver and minerals as defined in the Mines Act 1928 in upon or under or within the boundaries of the land hereby granted. And also reserving to Us Our heirs and successors free liberty and authority for Us Our heirs and successors and Our and their licensees agents and servants at any time or times hereafter to enter upon the said land and to search and mine therein for gold silver and minerals as aforesaid and to extract and remove therefrom any such gold silver and minerals and to search for and work dispose of and carry away the said gold silver and minerals lying in upon or under the land hereby granted and for the purposes aforesaid to sink shafts make drives erect machinery and to carry on any works and do any other things which may be necessary or usual in mining and with all other incidents that are necessary to be used for the getting of the said gold silver and minerals and the working of all mines seams lodes and deposits containing such gold silver and minerals in upon or under the land hereby granted.

Provided always that the said land is and shall be subject to be resumed for mining purposes under Section 368 of the Land Act 1928.

And provided also that the said land is and shall be subject to the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the Mines Act 1928 or any corresponding previous enactment to enter therein and to mine for gold silver or minerals within the meaning of the said Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those to which such person would for the time being be entitled to mine for gold and silver in and upon Crown lands. Provided that compensation shall be paid to the said

### GRANTEE

his heirs executors administrators assigns or licensees by such person for surface damage to be done to such land by reason of mining thereon such compensation to be determined as provided for the time being by law and the payment thereof to be a condition precedent to such right of entry.

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

VOLUME 05984 FOLIO 786

Security no : 124046643500W

Produced 19/07/2013 01:05 pm

CROWN GRANT

## LAND DESCRIPTION

Crown Allotment 5E Section C Parish of Buchan.

## REGISTERED PROPRIETOR

Estate Fee Simple

Joint Proprietors

CLIFFORD CHRISTOPHER WHEELER

MARY PATRICIA WHEELER both of RMB 4270 BUCHAN STH 3885

V766799G 26/11/1998

## ENCUMBRANCES, CAVEATS AND NOTICES

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## DIAGRAM LOCATION

SEE TP356301L 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)

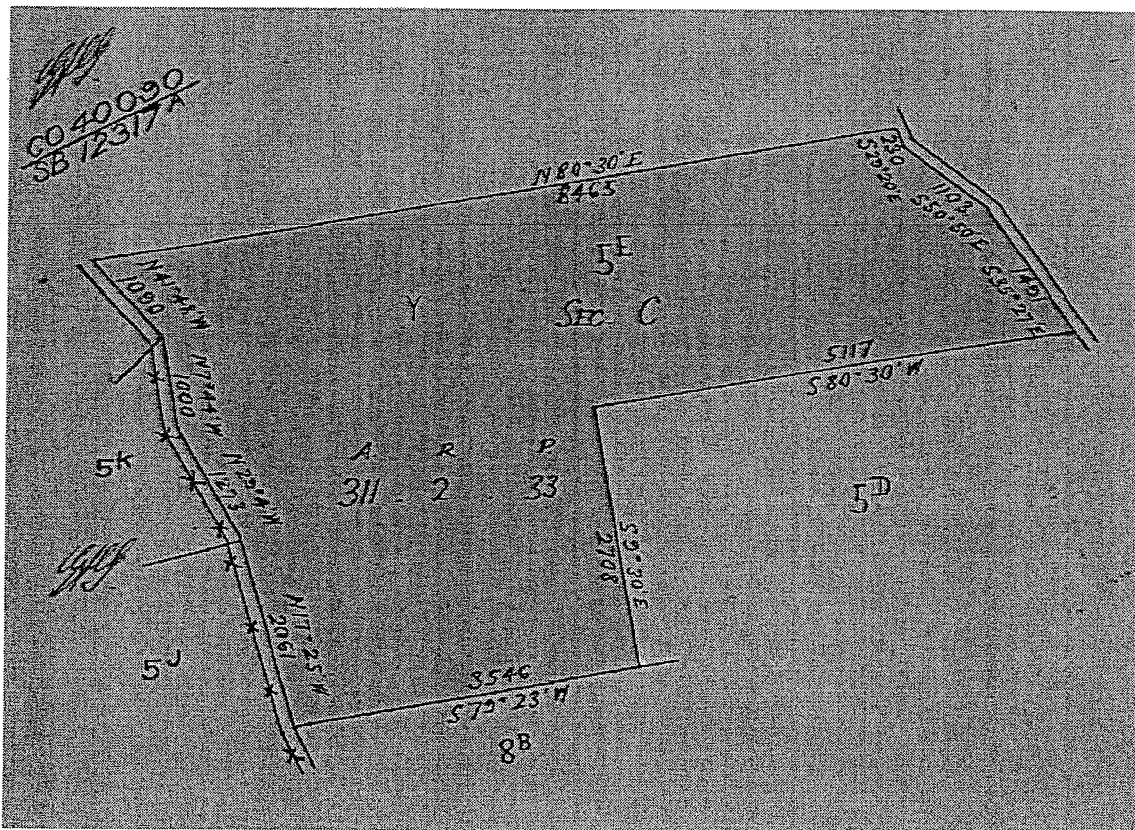
Street Address: "CLOVER BROOK PARK" 618 TIMBARRA ROAD BUCHAN VIC 3885

DOCUMENT END

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COLOUR CODE:  
Y = YELLOW





TITLE PLAN

TP 356301L

# LAND DESCRIPTION INCLUDING RESERVATIONS EXCEPTIONS CONDITIONS AND POWERS SHOWN ON THE CROWN GRANT

containing *Three hundred and eleven acres four roods and thirty three perches more or less being Allotment five E of Section C in the Parish of Puckoon County of Tasm.*

III THAT PIECE OF LAND in the said State delineated with the measurements and subtotals thereof in the map drawn in the margin of these presents and therein colored yellow PROVIDED nevertheless that the grantee shall be entitled to sink wells for water and to the use and enjoyment of any wells or springs of water upon or within the boundaries of the said land for any and for all purposes as though he held the land without limitation as to depth EXCEPTING nevertheless unto Us Our heirs and successors all gold and silver and minerals as defined in the *Mines Act 1928* in upon or under or within the boundaries of the land hereby granted AND ALSO reserving to Us Our heirs and successors free liberty and authority for Us Our heirs and successors and Our and their licensees agents and servants at any time or times hereafter to enter upon the said land and to search and mine therein for gold silver and minerals as aforesaid and to extract and remove therefrom any such gold silver and minerals and to search for and work dispose of and carry away the said gold silver and minerals lying in upon or under the land hereby granted and for the purpose aforesaid to sink shafts make drives erect machinery and to carry on any works and do any other things which may be necessary or usual in mining and with all other incidents that are necessary to be used for the getting of the said gold silver and minerals and the working of all mines seams lodes and deposits containing such gold silver and minerals in upon or under the land hereby granted

PROVIDED ALWAYS that the said land is and shall be subject to be resumed for mining purposes under Section 168 of the *Land Act 1928*

AND PROVIDED also that the said land is and shall be subject to the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act 1928* or any corresponding previous enactment to enter therein and to mine for gold silver or minerals within the meaning of the said Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those to which such person would for the time being be entitled to mine for gold and silver in and upon Crown lands PROVIDED that compensation shall be paid to the said

GRANTEE

his heirs executors administrators assigns or transferees by such person for surface damage to be done to such land by reason of mining thereon such compensation to be determined as provided for the time being by law and the payment thereof to be a condition precedent to such right of entry.



## Register Search Statement - Volume 8669 Folio 156

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

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VOLUME 08669 FOLIO 156Security no : 124046643498Y  
Produced 19/07/2013 01:05 pm

CROWN GRANT

LAND DESCRIPTION  
-----

Crown Allotments 5J and 8D Section C Parish of Buchan.

REGISTERED PROPRIETOR  
-----

Estate Fee Simple

Joint Proprietors

CLIFFORD CHRISTOPHER WHEELER

MARY PATRICIA WHEELER both of RMB 4270 BUCHAN STH 3885

V766799G 26/11/1998

ENCUMBRANCES, CAVEATS AND NOTICES  
-----

Any crown grant reservations exceptions conditions limitations and powers noted on the plan or imaged folio set out under DIAGRAM LOCATION below. For details of any other encumbrances see the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION  
-----

SEE TP585344M FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS  
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NIL

DOCUMENT END

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TITLE PLAN		EDITION 1	TP 585344M
<p>Location of Land</p> <p>Parish: BUCHAN</p> <p>Township:</p> <p>Section: C</p> <p>Crown Allotment: 5J, 8D</p> <p>Crown Portion:</p> <p>Last Plan Reference:</p> <p>Derived From: VOL 8669 FOL 156</p> <p>Depth Limitation: 50 FEET</p>		<p>Notations</p> <p>SUBJECT TO THE RESERVATIONS EXCEPTIONS CONDITIONS AND POWERS CONTAINED IN CROWN GRANT VOL. 8669 FOL. 156 AND NOTED ON SHEET 2 OF THIS PLAN</p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>	
Description of Land / Easement Information		<p>THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT</p> <p>COMPILED: 31/07/2000</p> <p>VERIFIED: EWA</p> <p>COLOUR CODE Y = YELLOW</p>	
<p>LENGTHS ARE IN LINKS</p> <p>Metres = 0.3048 x Feet</p> <p>Metres = 0.201168 x Links</p>		<p>Sheet 1 of 2 sheets</p>	

TITLE PLAN

TP 585344M

# LAND DESCRIPTION INCLUDING RESERVATIONS EXCEPTIONS CONDITIONS AND POWERS SHOWN ON THE CROWN GRANT

All that piece of land in the State containing twenty-two acres three roods and thirty-three perches more or less being Allotments five and eight Section C in the Parish of Buchan County of Tanbo

delineated and colored yellow in the map in the margin hereof TOGETHER with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this Grant had been made without any limitation as to depth PROVIDED that this Grant is made subject to—

- (a) the reservation to Us Our heirs and successors of—
  - (i) all gold silver uranium thorium and minerals within the meaning of the *Mines Act* 1958 and petroleum within the meaning of the *Petroleum Act* 1958 (hereinafter called "the reserved minerals");
  - (ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;
  - (iii) rights for access and for pipe-lines works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;
- (b) the right to resume the said land for mining purposes pursuant to section 205 of the *Land Act* 1958;
- (c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the *Mines Act* 1958 or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as these under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that compensation as prescribed by Part II. of that Act is paid for surface damage to be done to the said land by reason of mining thereon.

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

VOLUME 08669 FOLIO 155

Security no : 124058240177N

Produced 11/12/2015 02:12 pm

CROWN GRANT

LAND DESCRIPTION

Crown Allotment 5K Section C Parish of Buchan.

REGISTERED PROPRIETOR

Estate Fee Simple

Joint Proprietors

CLIFFORD CHRISTOPHER WHEELER

MARY PATRICIA WHEELER both of RMB 4270 BUCHAN STH 3885

V766799G 26/11/1998

ENCUMBRANCES, CAVEATS AND NOTICES

Any crown grant reservations exceptions conditions limitations and powers noted on the plan or imaged folio set out under DIAGRAM LOCATION below.  
For details of any other encumbrances see the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP357992X 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: "CLOVER BROOK PARK" 618 TIMBARRA ROAD BUCHAN VIC 3885

DOCUMENT END

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TITLE PLAN		EDITION 1	TP 357992X
<b>Location of Land</b> Parish: BUCHAN Township: Section: C Crown Allotment: 5K Crown Portion:  Last Plan Reference: Derived From: VOL. 8669 FOL. 155 Depth Limitation: 50 FEET		<b>Notations</b> SUBJECT TO THE RESERVATIONS, EXCEPTIONS, CONDITIONS AND POWERS CONTAINED IN CROWN GRANT VOL. 8669 FOL. 155 AND NOTED ON SHEET 2 OF THIS PLAN.  ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN.	
Description of Land / Easement Information		THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT. COMPILED: 17-03-2000 VERIFIED: MP  COLOUR CODE Y = YELLOW	
LENGTHS ARE IN LINKS Metres = 0.3048 x Feet Metres = 0.201168 x Links		Printed 11/04/2023 Page 14 of 28 Sheet 1 of 2 sheets	

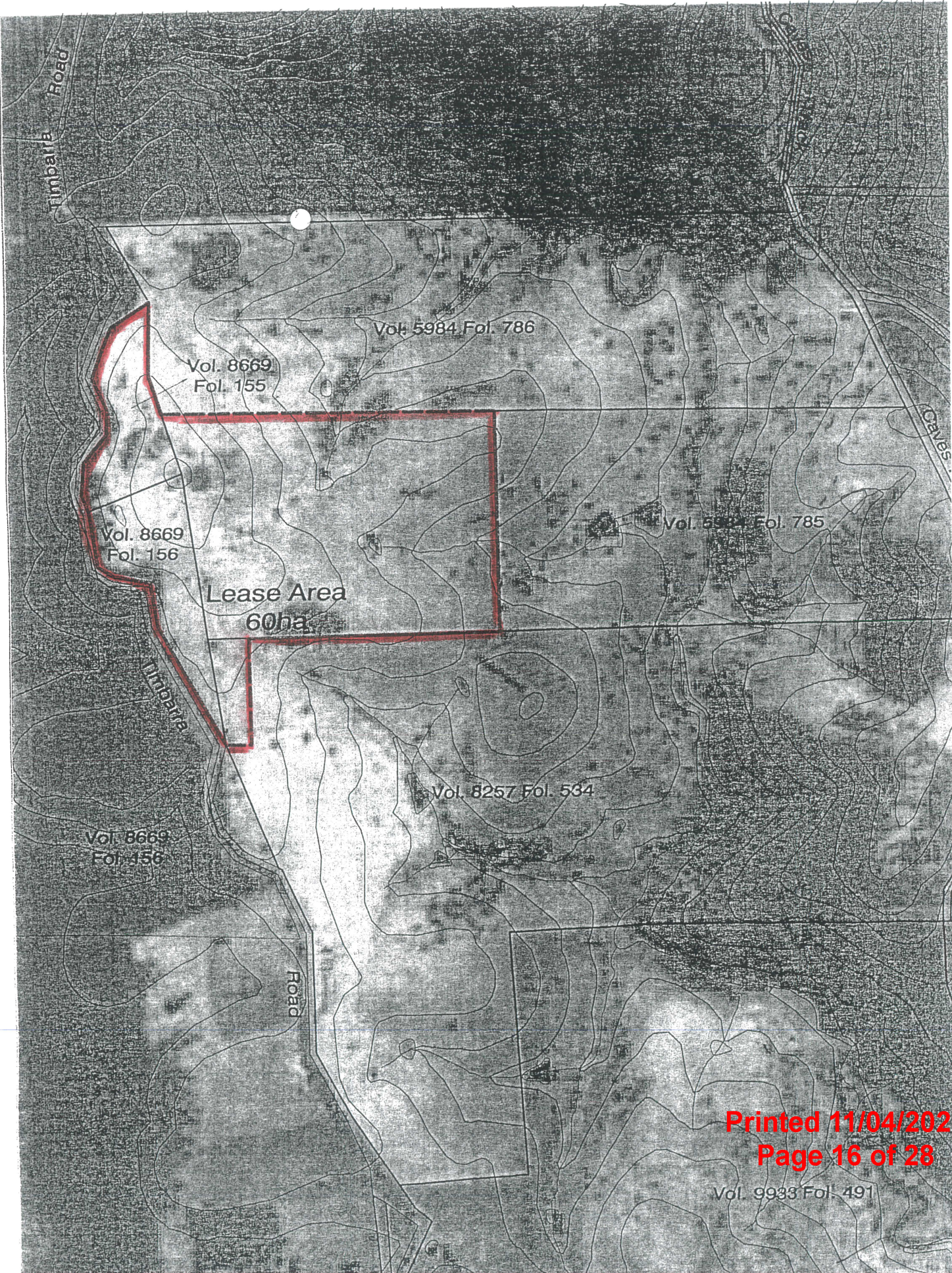


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TITLE PLAN		TP 357992X
<p>LAND DESCRIPTION INCLUDING RESERVATIONS EXCEPTIONS CONDITIONS AND POWERS SHOWN ON THE CROWN GRANT</p>		
<p>All THAT PIECE OF LAND is the said State containing sixteen acres two roods and three perches more or less being Allotment five of Section C in the Parish of Buchanan County of Tambo</p> <p>delimited and colored yellow in the map in the margin hereof together with the right to sink wells for water and to the use for all purposes of any wells and springs now or hereafter upon the said land as though this Grant had been made without any limitation as to depth PROVIDED that this Grant is made subject to—</p> <p>(a) the reservation to Us Our heirs and successors of—</p> <p>(i) all gold silver uranium thorium and minerals within the meaning of the <i>Mines Act 1958</i> and petroleum within the meaning of the <i>Petroleum Act 1958</i> (hereinafter called "the reserved minerals");</p> <p>(ii) rights of access for the purpose of searching for and obtaining the reserved minerals in any part of the said land;</p> <p>(iii) rights for access and for pipe-line works and other purposes necessary for obtaining and conveying on and from the said land any of the reserved minerals which is obtained in any part of the said land;</p> <p>(b) the right to resume the said land for mining purposes pursuant to section 203 of the <i>Land Act 1958</i>;</p> <p>(c) the right of any person being the holder of a miner's right or of a mining lease or mineral lease under the <i>Mines Act 1958</i> or any corresponding previous enactment to enter on the said land and to mine for gold or minerals within the meaning of that Act and to erect and occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those under which such a person has now the right to mine for gold and silver in and upon Crown lands provided that compensation as prescribed by Part II. of that Act is paid for surface damage to be done to the said land by reason of mining thereon.</p>		
LENGTHS ARE IN LINKS	Metres = 0.3048 x Feet Metres = 0.201168 x Links	Sheet 2 of 2 sheets



MGAP4 ZONE 55





# PLANNING PROPERTY REPORT

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From [www.planning.vic.gov.au](http://www.planning.vic.gov.au) at 01 September 2022 07:08 AM

## PROPERTY DETAILS

Crown Description: **Allot. 5E Sec. C PARISH OF BUCHAN**  
 Address: **618 TIMBARRA ROAD BUCHAN 3885**  
 Standard Parcel Identifier (SPI): **5E-C\PP2244**  
 Local Government Area (Council): **EAST GIPPSLAND**  
 Council Property Number: **76231 (Part)**  
 Planning Scheme: **East Gippsland**  
 Directory Reference: **Vicroads 67 D9**

[www.eastgippsland.vic.gov.au](http://www.eastgippsland.vic.gov.au)

[Planning Scheme - East Gippsland](#)

This parcel is one of 7 parcels comprising the property. For full parcel details get the free Property report at [Property Reports](#)

## UTILITIES

Rural Water Corporation: **Southern Rural Water**  
 Urban Water Corporation: **East Gippsland Water**  
 Melbourne Water: **Outside drainage boundary**  
 Power Distributor: **AUSNET**

## STATE ELECTORATES

Legislative Council: **EASTERN VICTORIA**  
 Legislative Assembly: **GIPPSLAND EAST**

## OTHER

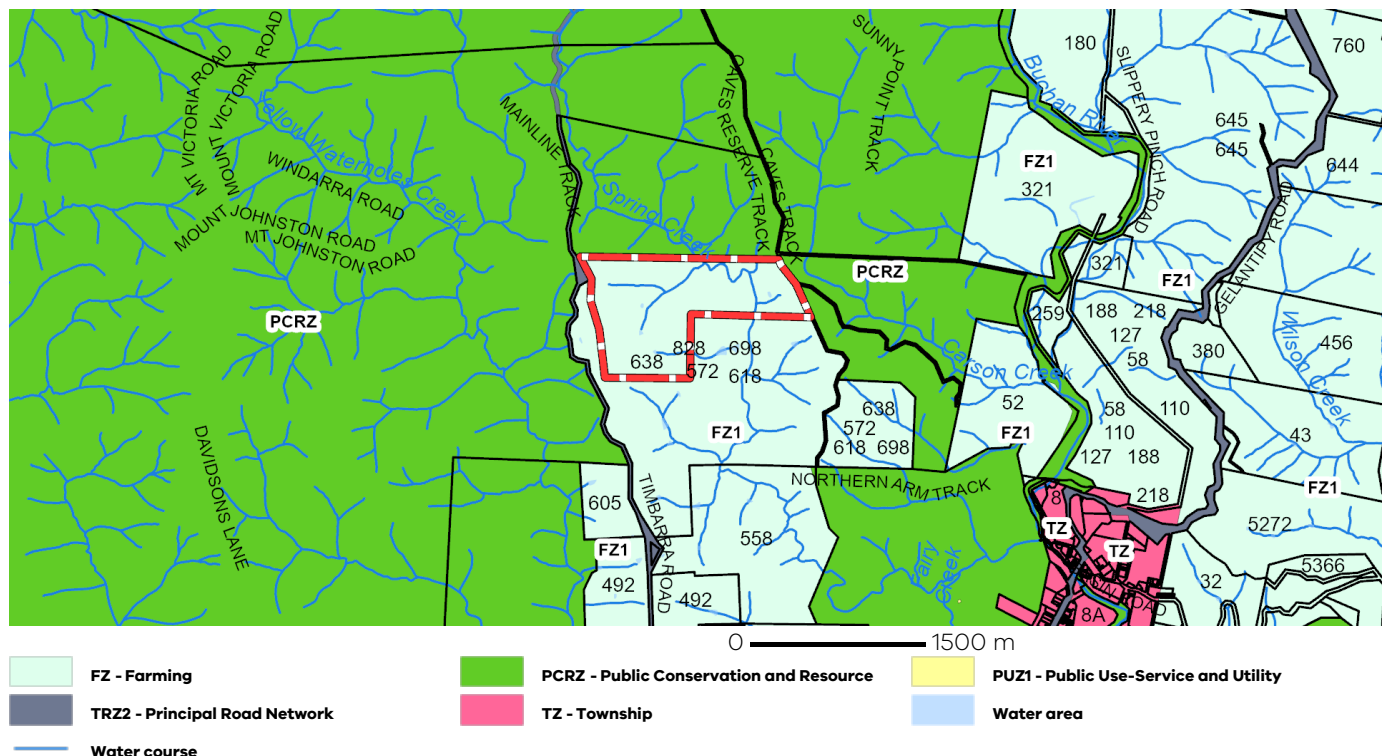
Registered Aboriginal Party: **Gunaikurnai Land and Waters  
 Aboriginal Corporation**

[View location in VicPlan](#)

## Planning Zones

[FARMING ZONE \(FZ\)](#)

[FARMING ZONE - SCHEDULE 1 \(FZ1\)](#)



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

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 Page 17 of 28

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Notwithstanding this disclaimer, a vendor may rely on the information in this report for the purpose of a statement that land is in a bushfire prone area as required by section 32C (b) of the Sale of Land 1962 (Vic).

PLANNING PROPERTY REPORT: Allot. 5E Sec. C PARISH OF BUCHAN

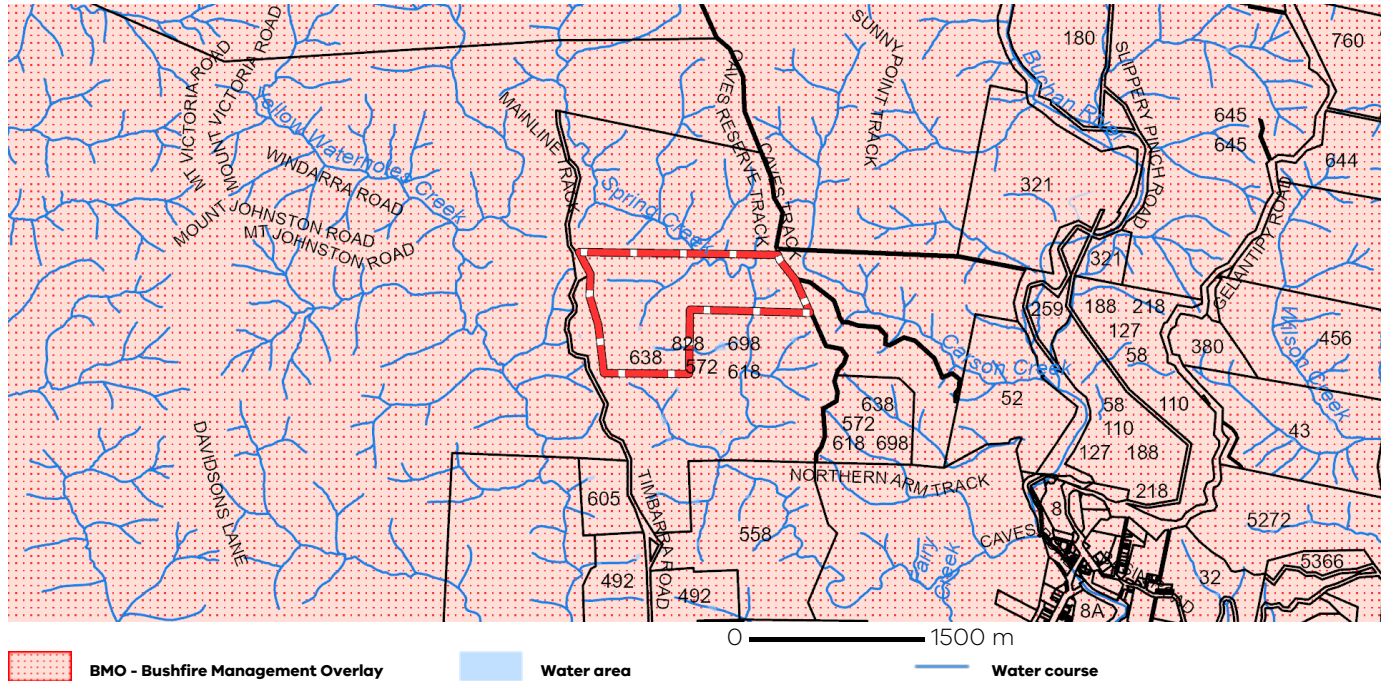
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# PLANNING PROPERTY REPORT

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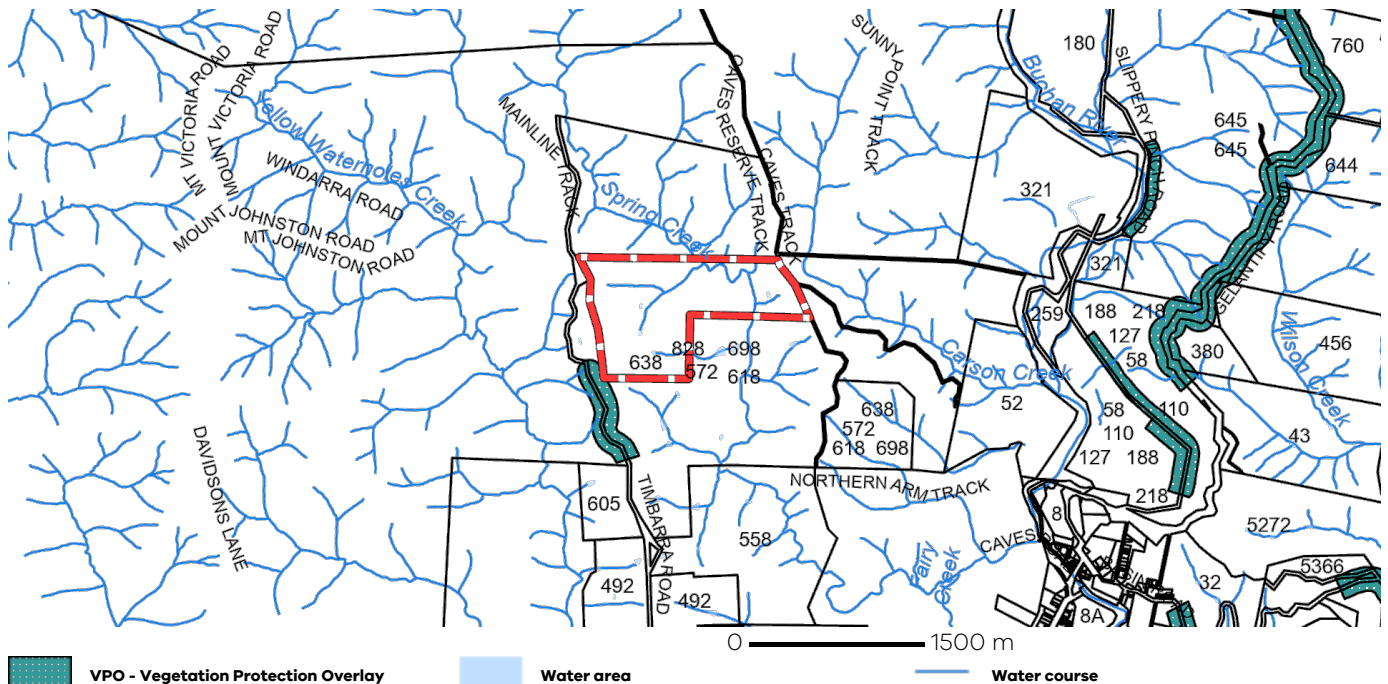
## Planning Overlays

### BUSHFIRE MANAGEMENT OVERLAY (BMO)



### VEGETATION PROTECTION OVERLAY (VPO)

#### VEGETATION PROTECTION OVERLAY - SCHEDULE 1 (VPO1)



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Page 18 of 28

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# PLANNING PROPERTY REPORT

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## Planning Overlays

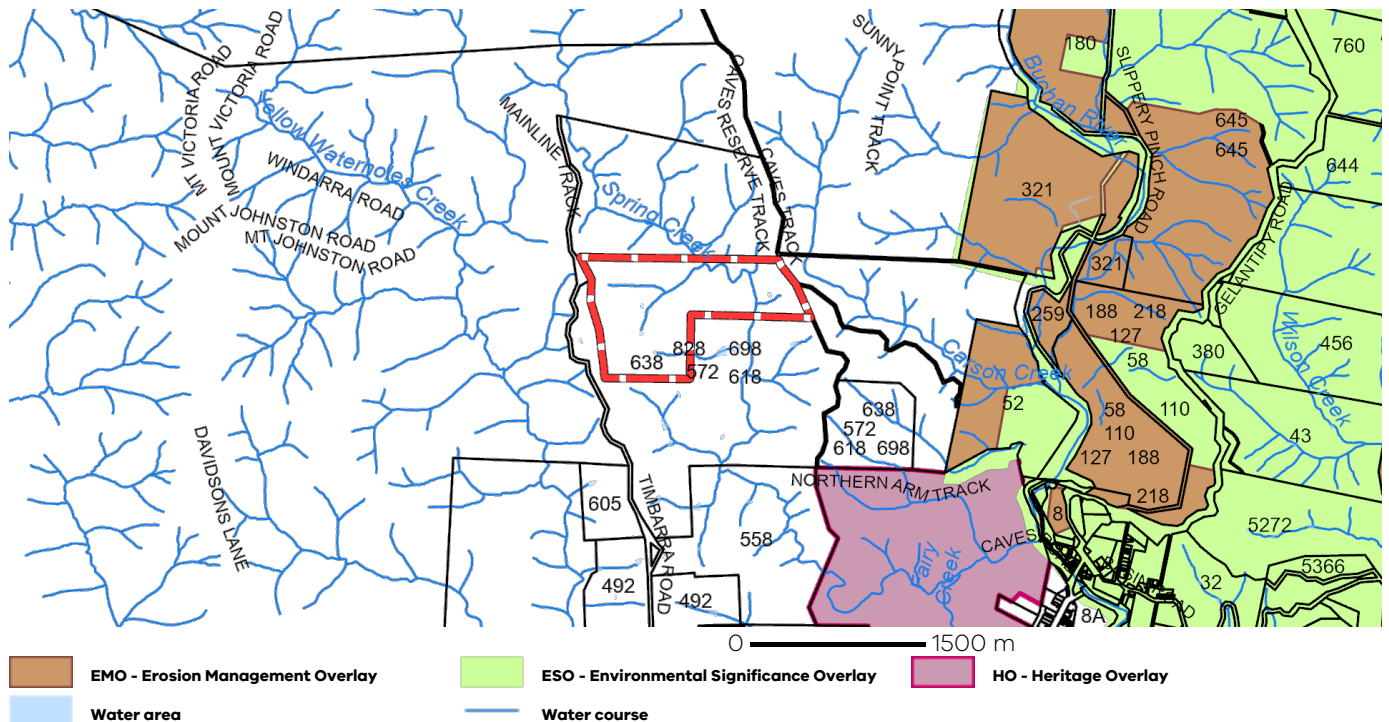
### OTHER OVERLAYS

Other overlays in the vicinity not directly affecting this land

[EROSION MANAGEMENT OVERLAY \(EMO\)](#)

[ENVIRONMENTAL SIGNIFICANCE OVERLAY \(ESO\)](#)

[HERITAGE OVERLAY \(HO\)](#)



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# PLANNING PROPERTY REPORT

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## Areas of Aboriginal Cultural Heritage Sensitivity

All or part of this parcel is an 'area of cultural heritage sensitivity'.

'Areas of cultural heritage sensitivity' are defined under the Aboriginal Heritage Regulations 2018, and include registered Aboriginal cultural heritage places and land form types that are generally regarded as more likely to contain Aboriginal cultural heritage.

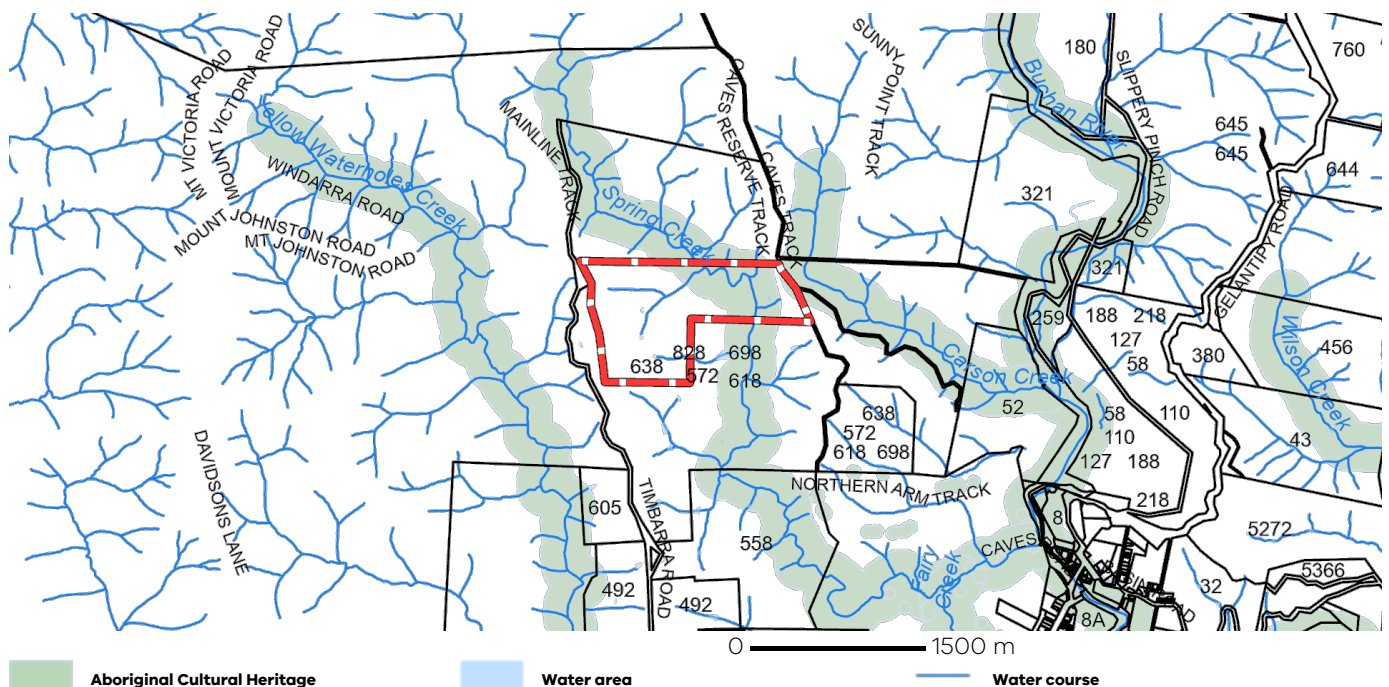
Under the Aboriginal Heritage Regulations 2018, 'areas of cultural heritage sensitivity' are one part of a two part trigger which require a 'cultural heritage management plan' be prepared where a listed 'high impact activity' is proposed.

If a significant land use change is proposed (for example, a subdivision into 3 or more lots), a cultural heritage management plan may be triggered. One or two dwellings, works ancillary to a dwelling, services to a dwelling, alteration of buildings and minor works are examples of works exempt from this requirement.

Under the Aboriginal Heritage Act 2006, where a cultural heritage management plan is required, planning permits, licences and work authorities cannot be issued unless the cultural heritage management plan has been approved for the activity.

For further information about whether a Cultural Heritage Management Plan is required go to <http://www.aav.nrms.net.au/aavQuestion1.aspx>

More information, including links to both the Aboriginal Heritage Act 2006 and the Aboriginal Heritage Regulations 2018, can also be found here - <https://www.aboriginalvictoria.vic.gov.au/aboriginal-heritage-legislation>



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# PLANNING PROPERTY REPORT

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## Further Planning Information

Planning scheme data last updated on 23 August 2022.

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>

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Read the full disclaimer at <https://www.delwp.vic.gov.au/disclaimer>

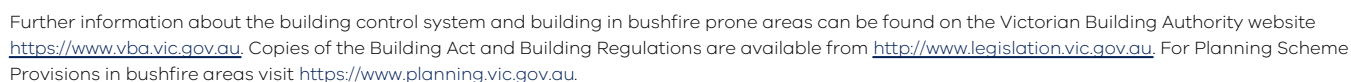
Notwithstanding this disclaimer, a vendor may rely on the information in this report for the purpose of a statement that land is in a bushfire prone area as required by section 32C (b) of the Sale of Land 1962 (Vic).

PLANNING PROPERTY REPORT: Allot. 5E Sec. C PARISH OF BUCHAN

Page 5 of 6

## Designated Bushfire Prone Areas

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



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



Department of Energy, Environment  
and Climate Action

OFFICIAL

ADVERTISED

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Jarrold Janson  
McMillan Street  
BAIRNSDALE VICTORIA, 3879  
By email: jansons.concrete@gmail.com

Earth Resources Regulation  
GPO Box 500  
Melbourne, Victoria 3001  
Telephone: 1300 136 186  
[www.earthresources.vic.gov.au](http://www.earthresources.vic.gov.au)

Dear Jarrod,

**WORK AUTHORITY APPLICATION WA008201 – CODE OF PRACTICE – CONFIRMATION**

Following the onsite meeting held on 21 February 2023 and attended by Robert Pringle from East Gippsland Shire Council and representatives from agencies it has been confirmed that the extractive industry proposal meets the criteria for operating under the *Code of Practice for Small Quarries* (CoP) whereby:

- it is of five hectares or less in area;
- It is less than five metres in depth;
- there will be no blasting; and
- there is no proposed native vegetation clearance.

As such, the proposal is exempt from the requirement to have, and work in accordance with, an approved work plan pursuant to section 77G of the *Mineral Resources (Sustainable Development) Act 1990* (Act). Instead, this proposal is required to comply with the CoP as made by the Minister and notified in the Victorian Government Gazette dated 21 June 2010 and conditioned on the Work Authority WA008201.

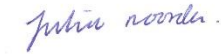
This consent is provided to you as advice that the application for extractive industry has been determined as being exempt from the requirements for a work plan and should therefore be taken to satisfy clause 52.09-2 of the Victorian Planning Provisions, application requirements for extractive industry.

You should now seek a planning permit or confirmation of the planning status for the proposed extractive industry operation. Please provide a copy of this letter, any accompanying agency or authority advice and the attached CoP when seeking planning advice from Council.

Please be advised that consent to operate under the CoP does not entitle you to commence work until all the relevant requirements specified under section 77I of the Act have been met. Please refer to the checklist enclosed for all other requirements before commencing work.

Enquiries on this matter may be directed to Stephen Laird, Assessments Officer on 0499 830 626 or by email [stephen.laird@ecodev.vic.gov.au](mailto:stephen.laird@ecodev.vic.gov.au)

Yours sincerely



**Julia Noorda**  
Acting Manager, Quarries and Mines  
Earth Resources Regulation

10 March 2023

Enc.  
Code of Practice for Small Quarries  
Checklist for the authority to commence work CoP  
Code of practice cultural heritage declaration form  
Bond Payment Advice Form



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in:sent stephen.laird@ecodev.vic.gov.au



Compose

Inbox 842

Starred

Snoozed

Important

Sent

Drafts 71

Categories

Social 114

Updates 1,968

Forums 10

Promotions 5,559

More

Labels

[Imap]/Drafts

[Imap]/Sent

[Imap]/Trash

aircraft spruce

bairnsdale air charter

Bobby

casa

helicopter

heliwest

More



Penny Phillipson  
to me

OFFICIAL

Hi Jarrod

Following the stie visit to property at 618 Timbarra Road Buchan on Tuesday 21 Febuary 2023, EGCMA is satisfied that the proposed quarry will not have any adverse impacts on surface water quantity or quality.

It is understood that surface flows will be directed around the quarry footprint to the nearby designated waterway, which flows through three farm dams before discharging to Spring Creek.

Thanks,  
Penny

**Penny Phillipson**  
Manager - Statutory Planning  
Mon-Thurs (9am – 3pm)

PO Box 1374 Traralgon VIC 3844  
T: 1300 094 262 M: 0400 571 034

**From:** Jarrod Janson <[jansons.concrete@gmail.com](mailto:jansons.concrete@gmail.com)>

**Sent:** Thursday, February 23, 2023 10:38 AM

**To:** [Gippsland.planning@delwp.vic.gov.au](mailto:Gippsland.planning@delwp.vic.gov.au); Penny Phillipson <[pennyp@wgama.vic.gov.au](mailto:pennyp@wgama.vic.gov.au)>; Robert Pringle <[RobertP@egirps.vic.gov.au](mailto:RobertP@egirps.vic.gov.au)>

**Subject:** Fwd: OFFICIAL: Initial Site Meeting janson

Hi all could you please supply me with a brief response regarding the timbarra site meeting on 21st February as per my requirements below.



25  
years of  
catchment  
health



We acknowledge and pay our respects to the Traditional Owners of the region, the Gunakurnai, the Bunurong, the Boonwurrung and the Wurundjeri Peoples and pay respects to Elders, past, present and emerging.

sign up to our [Catchment Snapshot Newsletter](#)



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stephen.laird@ecodev.vic.gov.au



## Compose

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Important

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[Imap]/Trash

aircraft spruce

bairnsdale air charter

Bobby

casa

helicopter

heliwest

More

## OFFICIAL: RE: INITIAL SITE MEETING - AGENCY CONSULTATION - Timbarra Quarry

Inbox x



**Carmel Henderson (DEECA)** <Carmel.Henderson@delwp.vic.gov.au>  
to me

Good afternoon Jarrod

The Department of Energy, Environment and Climate Action (DEECA) agree with your plan to establish a basalt rock quarry at 618 Timbarra Road Buchan VIC 3885 as there is no detrimental impacts to any DEECA values or interests.

Regards

Carmel

**Carmel Henderson**  
**Program Manager Planning and Approvals** | Central East Hub  
Forest Fire and Regions | Department of Energy, Environment and Climate Action

Sending to you from Gunaikurnai Country  
574 Main Street, Bairnsdale, Victoria 3875  
**M:** 0427 520 628 | **E:** [carmel.henderson@delwp.vic.gov.au](mailto:carmel.henderson@delwp.vic.gov.au)



We acknowledge Victorian Traditional Owners and their Elders past and present as the original custodians of Victoria's land and waters and commit to genuinely partnering with them and Victoria's Aboriginal community to progress their aspirations.



-----Original Appointment-----

**From:** Gippsland Planning (DEECA)

**Sent:** Monday, 6 February 2023 2:08 PM

**To:** Gippsland Planning (DEECA); Carmel Henderson (DEECA)

**Subject:** INITIAL SITE MEETING - AGENCY CONSULTATION - Timbarra Quarry

**When:** Tuesday, 21 February 2023 12:00 PM-3:00 PM (UTC+10:00) Canberra, Melbourne, Sydney.

**Where:** 618 Timbarra road Buchan VIC 3885

**From:** Jarrod Janson <[jansons.concrete@gmail.com](mailto:jansons.concrete@gmail.com)>

**Sent:** Monday, 6 February 2023 8:05 AM

**To:** Helena Dixon (DJPR) <[Helena.dixon@ecodev.vic.gov.au](mailto:Helena.dixon@ecodev.vic.gov.au)>; [planning@egipps.vic.gov.au](mailto:planning@egipps.vic.gov.au); Gippsland Planning (DEECA) <[Gippsland.planning@delwp.vic.gov.au](mailto:Gippsland.planning@delwp.vic.gov.au)>; Bec Hemming <[bhemming@egcma.com.au](mailto:bhemming@egcma.com.au)>; Heritage Victoria (DEECA) <[Heritage.victoria@delwp.vic.gov.au](mailto:Heritage.victoria@delwp.vic.gov.au)>

Wed, 22 Feb, 13:38

**CULTURAL HERITAGE MANAGEMENT PLAN DECLARATION  
EXTRACTIVE INDUSTRY  
CODE OF PRACTICE**

It is the responsibility of the applicant as the proponent of the activity requiring approval, to determine if a Cultural Heritage Management Plan is required as prescribed by the *Aboriginal Heritage Act 2006*. For further information please contact Aboriginal Victoria on 1800 762 003 or by email at [Aboriginalaffairs@dpc.vic.gov.au](mailto:Aboriginalaffairs@dpc.vic.gov.au)

This form, including the printable process list from the self-assessment conducted in Step1 must be completed, signed and submitted with the planning permit on application for the work authority.

**Step 1**

Complete a self-assessment using the Aboriginal Heritage Planning Tool available from the Aboriginal Victoria website.

Aboriginal Heritage Planning Tool - <http://www.aav.nrms.net.au/aavQuestion1.aspx>

**Step 2**

Please advise which is applicable:

A Cultural Heritage Management Plan is <b>NOT</b> required:	<input checked="" type="checkbox"/>
An <b>APPROVED</b> Cultural Heritage Management Plan consistent with the activity proposed is required and attached:	<input type="checkbox"/>
An <b>AMMENDED APPROVED</b> Cultural Heritage Management Plan consistent with the activity is required and attached:	<input type="checkbox"/>
<b>Comment</b>	

**Step 3**

Sign\* this form and provide it with the planning permit on application for the work authority.

I declare that the above information is true and correct and the work authority applicant (*if not myself*) has been advised.

**Tenement Application Number** (print) ...WA 008201....

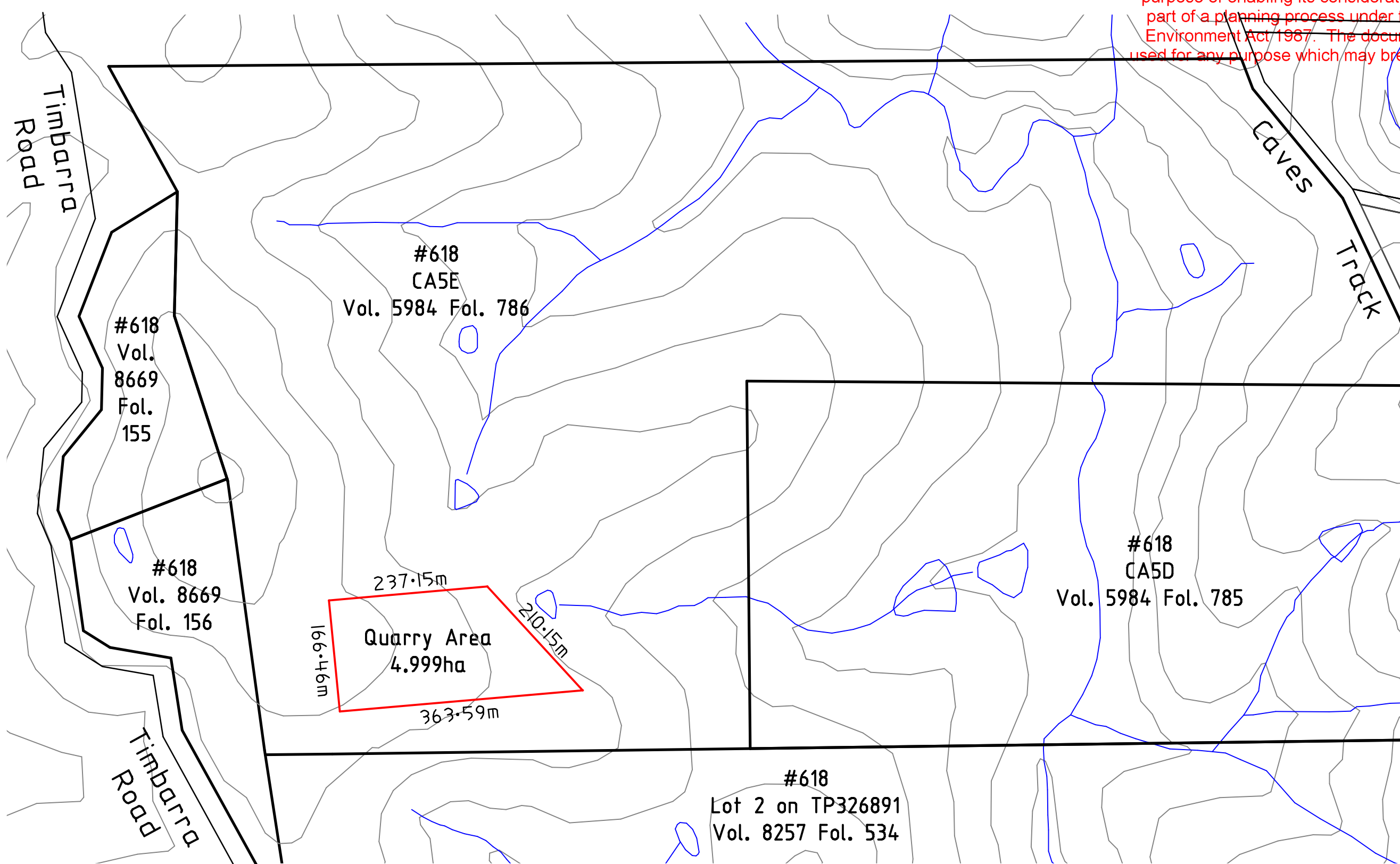
**Tenement Applicant Name** (print) ..... Jarrod Janson....

I am the: **Tenement Applicant** ☒ **Agent** ☐

**Signature** .....jarrod janson.....

**Date** .....16 03 2023

MGA94 ZONE 55



**OnePlan**  
LAND DEVELOPMENT GROUP  
SURVEYING CONSULTANTS

P:1300 853 157  
M:0400 543 157  
sks@oneplangroup.com.au  
www.oneplangroup.com.au  
GIPPSLAND - MELBOURNE

Plan No.  
14356 LF-3

60 0 60 120 180 240

Lengths are in metres

Scale  
1:6000 - A3

### Notations

Levels are to the Australian Height Datum (AHD)  
Co-ordinates are to MGA94 Zone 55

Contour interval: 20m

Title boundaries are for locality purposes only

**Jarrold Janson**

618 Timbarra Road, Buchan, 3885

East Gippsland Shire

Drawn : 14/11/2022, Scott Charles Kimm L.S.



- This is not a Title survey.  
- See Certificate of Title for Easement details.  
- Data on this plan may only be manipulated with permission from SK Spatial Pty Ltd.

Sheet 1 of 1.

**Timbarra Quarry**

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Parish of Buchan

Paracentroid (MGA2020) : E 599 940, N 5851 220