50 Lonsdale Street,
Melbourne Victoria 3000
Telephone: 1300 650 172
GPO Box 4057, Melbourne Victoria 3001
DX 210081

OFFICIAL

City of Ballarat
Sustainable Growth Team
PO Box 655
Ballarat VIC 3350

Emailed to: growthareas@ballarat.vic.gov.au

Dear Sustainable Growth Team

Thank you for the opportunity to comment on Amendment C234ball to the Ballarat Planning Scheme, which proposes to update the Ballarat West Precinct Structure Plan and Development Contributions Plan.

Ministerial Direction on the Preparation and Content of Development Contributions Plans

Homes Victoria has reviewed the exhibited material and wish to draw your attention to the Ministerial Direction on the Preparation and Content of Development Contributions Plans (made on 11 October 2016 and amended on 11 April 2025) under section 46M of the *Planning and Environment Act 1987*. In the direction, the Minister states that:

"A development contributions plan must not impose a development infrastructure levy or a community infrastructure levy in respect of the development of land for:

….b) housing provided by or on behalf of the Chief Executive Officer of Homes Victoria."

Clause 4.0 of Schedule 1 to the Development Contributions Plan Overlay

Given the Ministerial Direction, we consider it is appropriate for Clause 4.0 of Schedule 1 to the Development Contributions Plan Overlay to be updated to clearly incorporate the above exemption.

Suggested Wording of Clause 4.0

We suggest Clause 4.0 be amended as follows:

The following land or development is exempt from a development contribution:

- *Land developed for housing by or on behalf of the Chief Executive Officer of Homes Victoria. This may include housing developed on behalf of the Department by a registered agency under the Housing Act 1983.*

Should you wish to discuss this matter further, please contact the Homes Victoria planning department at statutoryplanningsupport@homes.vic.gov.au.

Yours sincerely

[redacted]

[redacted]
Director, Statutory Planning, Projects and Delivery Cases Unit
Housing Development
Homes Victoria

3/8/2025