

Biodiversity Overlay



INFORMATION SHEET

Draft Lockyer Valley Planning Scheme

Planning, which is also referred to as urban planning or town planning, is specifically concerned with shaping cities, towns and regions by managing development, infrastructure and services.

A Planning Scheme is one of the most important tools available to Council to guide, promote and facilitate economic development opportunities as well as make our towns and region safe, healthy, liveable and attractive places to live, work and play.

A Planning Scheme identifies how land should be used and what type of development is supported by Council on that land. The Planning Scheme is like a manual that is used to guide land use outcomes across the region.

The Draft Lockyer Valley Planning Scheme has been prepared in accordance with the requirements prescribed by the *Planning Act 2016*.

Biodiversity

Biodiversity includes plants, animals and ecosystems within the natural environment. Biodiversity is essential to our existence and integral to achieving healthy and liveable communities with clean air, fertile soils, fresh water, food and energy. Protection of biodiversity also helps in protection from natural hazards such as flooding and landslides.

What is a Biodiversity overlay?

The Biodiversity overlay designates areas of environmental significance. The Biodiversity overlay maps include Matters of State Environmental Significance (MSES) and Matters of Local Environmental Significance (MLES). The Draft Planning Scheme identifies land that is likely to have plants, animals and ecosystems that require protection to assist with survival and support for the community's health and wellbeing into the future.

The purpose of the Biodiversity overlay code is to regulate development in environmentally significant areas to:

1. protect and improve ecosystem resilience;
2. improve ecological connectivity;
3. improve ecological processes; and
4. restore matters of environmental significance.

Biodiversity is protected by ensuring that development does not have direct or indirect impacts on areas of environmental significance by avoiding development of those area or by incorporating buffers, mitigation measures or environmental offsets to minimise impacts.

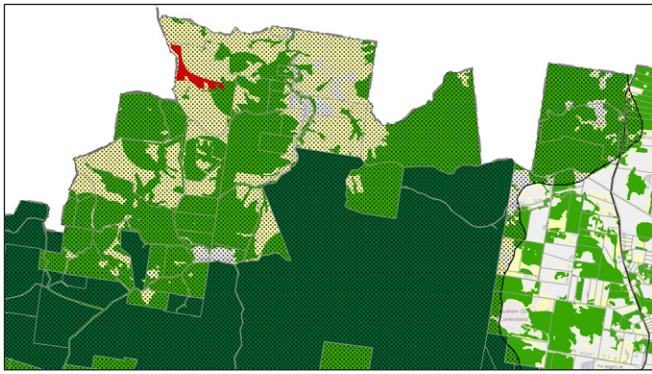
Biodiversity overlay maps

The Biodiversity overlay maps include areas of:

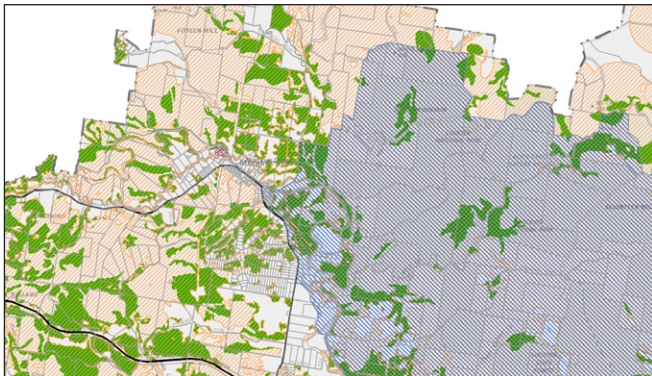
1. Matters of State Environmental Significance:
 - ✓ Protected Areas;
 - ✓ Regulated Vegetation;
 - ✓ Legally Secured Offsets;
 - ✓ Koala Priority Area;
 - ✓ Koala Habitat Area;
 - ✓ Wildlife Habitat;
 - ✓ Wetlands; and
 - ✓ Waterways.
2. Matters of Local Environmental Significance:
 - ✓ Biodiversity Areas;
 - ✓ Ecological Corridors;
 - ✓ Flying-fox Roosts;
 - ✓ Flying-fox Roost Separation Areas;
 - ✓ Wetlands; and
 - ✓ Wetland Separation Areas.

Scan the QR code to view the draft planning scheme, scheme maps and access the submissions portal.

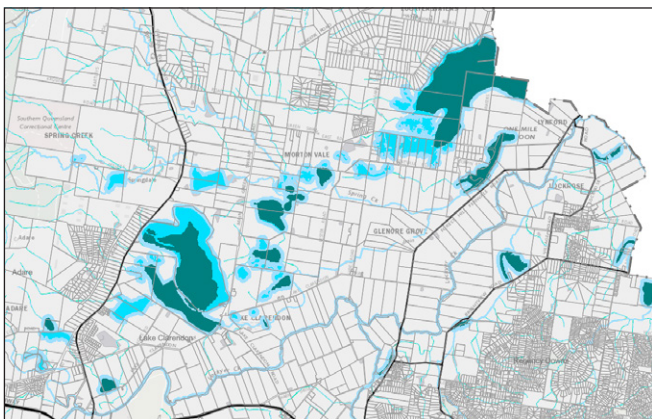




Example of OM3A - Biodiversity overlay
- Ecological Areas map



Example of OM3B - Biodiversity overlay
- Wildlife Habitat map



Example of OM3C - Biodiversity overlay
- Waterway and Wetland Habitat map

How will the overlay affect my property?

Development on land that is affected by the Biodiversity overlay must address the provisions of the Biodiversity overlay code. In some circumstances, vegetation may be able to be cleared without approval from Council. Where the maps identify areas which include Matters of State Environmental Significance (MSES), approval from the State government may also be required.



Frequently asked questions

Q. Can I clear vegetation on my land?

A. If your land is identified within the Biodiversity overlay you may require approval before clearing vegetation.

The overlay consists of different layers that represent Matters of Environmental Significance. When the overlay code mentions MSES, this is an abbreviation for Matters of State Environmental Significance, and applies to vegetation and environmental areas that are protected by the State Government. On the other hand, when the overlay refers to MLES, this is an abbreviation for Matters of Local Environmental Significance and indicates vegetation or areas protected by Council. Identifying whether your land has MSES and/or MLES will help you determine who you should seek advice and approval from for clearing vegetation and/or development within the Biodiversity overlay.