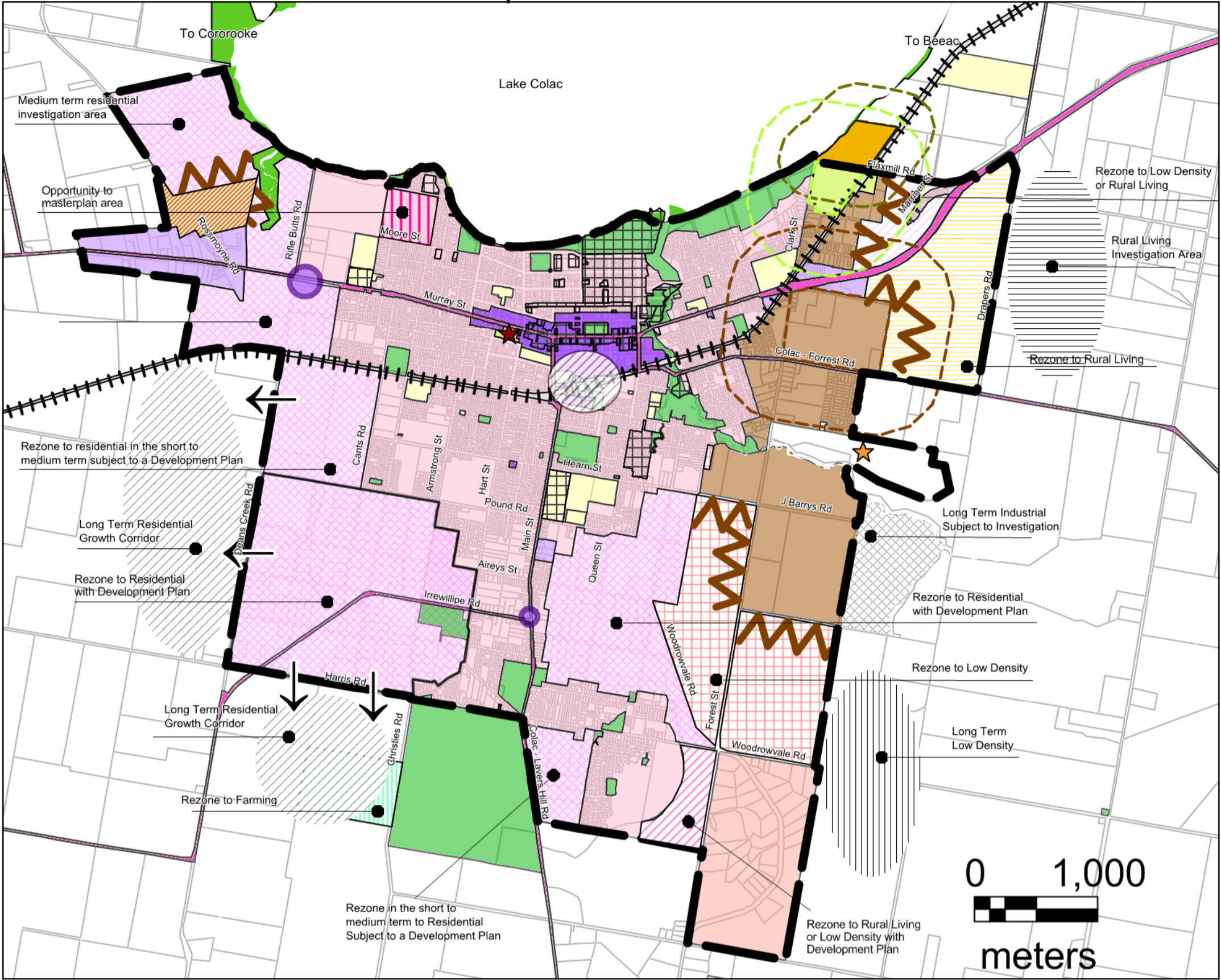


Colac 2050 Framework Plan - Map 1 Land Use - Panel Version



LEGEND

	Urban Boundary		Existing Residential Area		Rezone to Farming to Protect Long Term Residential Corridor		Future Rural Living Investigation Area
	Property Boundary		Existing Low Density Residential Area		Rezone to Residential Subject to Development Plan		Future Residential Investigation Area
	Buffer to Industrial Uses to be protected by Development Plan Overlay		Existing Industrial Area		Rezone to Low Density Subject to Development Plan		Future Low Density Investigation Residential
	Direction of Long Term Residential Growth		Existing Non-Core Retail Area		Rezone to Rural Living subject to a Development Plan		Future Industrial Investigation Area
	Melbourne - Warrnambool Railway Line		Existing Retail and Commercial Area		Potential for Infill Housing in Civic, Rail and Health Precinct		Rezone to Rural Living or Low Density subject to Development Plan
	Strategically Important Food Production Plant		Existing Open Space		Water Treatment Plant		Rezone as Industrial 3 Zone or equivalent
	Preferred Future use for Employment / Community / Public Use		Heritage Precinct		Protect 300m Buffer to Water Treatment Plant		Opportunity to masterplan area near west end of Moore Street
	Arterial Road		Protect 500m Buffer to Abattoir		Protect 500m Buffer to Sawmill		Potential Local or Neighbourhood Commercial Centre Subject to Investigation

