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Proposed C203port

Sustainable industry**Objective**

To protect and enhance the economic viability and sustainability of Port Phillip's industrial areas. [\[21.04-402, amended\]](#)

Strategies

Ensure industrial areas are protected from encroachment by sensitive land uses. [\[21.04-4S2.4, amended\]](#)

Ensure new uses support the future strategic role and function of Port Phillip's industrial areas as indicated in Table 1. [\[21.04-401, amended\]](#)

Support ongoing industrial uses in Fishermans Bend and Port Melbourne, as the area transitions towards a mixed use urban renewal area. [\[21.04-402.1\]](#)

Avoid the expansion of commercial and office uses within industrial zones where they are not ancillary to a primary industrial use on the site. [\[21.04-402.2\], amended\]](#)

Encourage uses that support the needs of the local workforce in industrial areas. [\[21.04-402.6, amended\]](#)

Support commercial operations that are environmentally sustainable, particularly in relation to resource use and waste management. [\[21.04-402.8, amended\]](#)

Table 1: Industrial Areas in Port Phillip[\[21.04-4Table 3\]](#)

Industry area location and zone	Strategic role and function – future direction				
	Primary employment role	Core industrial/ manufacturing role	Light industrial/ service business/ warehouse role	Office/ commercial role	High technology/ knowledge based industry cluster
Fishermans Bend Urban Renewal Area - Schedule 1 to the Capital City Zone	•		•	•	•
South Melbourne - Industrial 1 Zone	•	•	•		•
William Street, Balaclava - Industrial 3 Zone			•	•	
Eastern Business District and Western Business District, South Melbourne Central - Commercial 2 Zone [updated with new zone]	•		•	•	•

PORT PHILLIP PLANNING SCHEME

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