



INVESTIGATE  
OPTIONS FOR THE  
TALLANGATTA GOLF  
COURSE

PROMOTE  
RESIDENTIAL  
DEVELOPMENT  
ASSOCIATED WITH  
THE NEIGHBOURING  
HOSPITAL

CONSIDER OPTIONS  
TO EXTEND THE  
FORESHORE  
PEDESTRIAN  
NETWORK

INVESTIGATE  
FUTURE  
RESIDENTIAL  
GROWTH AREA

INVESTIGATE  
FUTURE LAND USES  
FOR TRIANGLES  
SITE

INVESTIGATE  
FUTURE  
RESIDENTIAL  
GROWTH AREA

INVESTIGATE  
FUTURE  
RESIDENTIAL  
GROWTH AREA

CONSIDER MIXED  
USE REZONING

INVESTIGATE  
FUTURE  
INDUSTRIAL  
REZONING

CONSIDER  
APPROPRIATE  
BUFFER AREAS FOR  
FUTURE SENSITIVE  
LAND USES

## DRAFT TALLANGATTA STRUCTURE PLAN 2024

0 500 1,000 1,500 m

Scale at A3: 1:15,000



### LEGEND

- Township boundary
- Municipality Boundary
- GMW land for tourism/residential development
- Tourism masterplan area
- Caravan Park
- Future IN1Z/IN2Z/IN3Z
- Future Residential Area
- Triangles site - Investigate future land uses
- 400m indicative buffer
- 100m indicative buffer
- New mixed use area
- Abattoir 1km buffer
- Rail Trail
- Foreshore Trail
- Lake Hume
- Mitta Mitta River
- Existing Zones**
- Commercial 1 Zone (C1Z)
- General Residential Zone (GRZ)
- Industrial 1 Zone (IN1Z)
- Mixed Use Zone (MUZ)
- Public Use Zone (PUZ)
- Rural Living Zone (RLZ)
- Special Use Zone (SUZ)
- Rural Activity Zone (RAZ)
- Public Park and Recreation Zone (PPRZ)
- Existing Overlays**
- BMO