

ALERT

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New Planning Provision Reforms

As a longstanding member of the BGRA, Cornwall Stodart today congratulates the Executive and members of the BGRA on their unflinching efforts to have the Victorian Government achieve monumental reforms to Victoria's retail planning environment. In the current economic climate, these changes represent a great result for Victoria by allowing for the growth of new and existing retail businesses, without some of the major impediments that have existed to date.

The sweeping changes were announced in a press conference held earlier today at Baby Bunting in East Bentleigh by the Planning Minister, the Honourable Matthew Guy. A copy of the media release is available [here](#).

Under the existing planning schemes in Victoria, zoning policies prohibited large format retailers from operating in 'restricted retail' areas that imposed minimum floor areas of 1000 square metres. As part of the reforms, a new definition of 'restricted retail premises' will be introduced to include a wider range of retail types without imposing the minimum floor area restriction,

thereby allowing bulky goods retailers to operate in more areas and in a smaller footprint.

The definition will cover a range of large format retailers in areas such as furniture, bedding, furnishings, fabric, manchester and homewares, automotive parts and accessories, floor and window coverings, household appliances, baby and children's goods and camping, outdoor and recreation goods.

Retailers who do not fall into one of the listed categories can still be covered if they require a large area for handling, displaying and storage of goods, or require direct vehicle access by customers to load or unload goods into their vehicles.

The reforms also include the removal of the minimum 1000 square metre floor space restriction. This will enable retailers to open smaller stores in areas where a larger store may not be necessary, thereby encouraging the growth of new and existing retail businesses in Victoria.



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Retailers trading in industrial areas will also be given more certainty, because there will be no prohibition of bulky goods retailers on industrial land.

Once again we congratulate the BGRA and its members on their efforts in bringing about the announcement made by the Victorian Planning Minister this morning.

If you require assistance regarding expansions, leases or new premises when the changes come into effect in the coming weeks, please contact Ian Tuszynski and his Commercial Property team, who understand retailing and have extensive experience in assisting retailers, having been a gold member of the BGRA for more than four years.

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