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**Request to be heard?:** No, but please email me

**Full Name:** James Deane

**Organisation:**

**Affected property:**

**Attachment 1:**

**Attachment 2:**

**Attachment 3:**

**Comments:**

COMMENTS ON THE DRAFT YARRA RIVER – BULLEEN PRECINCT LAND USE FRAMEWORK PLAN Potential disturbance of Powerful Owls The Power Owl is listed under the Fauna and Flora Guarantee Act 1988. Powerful Owls are known to use the river corridor in Banyule and Bulleen. Proposed shared use paths and bridges may disrupt currently secluded areas where they roost and raise their young. Expert guidance should be sought so that impacts can be avoided. Discontinuous and meandering tracks would be preferable to a continuous track along the river that would encourage through traffic. Land Swap Deals Land swap deals between Parks Victoria and developers should be carefully scrutinised to ensure that they will result in positive environmental outcomes and are a good deal for the public. Any residential development at the Yarra Valley Country Club site should be subject to strict regulations with respect to height and setback from the river.