



Mr Garry Styles
General Manager
Orange City Council
PO Box 35
ORANGE NSW 2800

16/14911

Dear Mr Styles,

Post Gateway Review to Planning Proposal PP_2016_ORANG_002_00 Clergate Hills, North Orange

I am writing to you regarding the request to review the Gateway determination for the subject Planning Proposal.

I have considered the request for review together with the recommendation of the Western Joint Regional Planning Panel (Panel), advice provided by council, and other relevant considerations of the Planning Proposal.

I have determined as the delegate of the Minister, in accordance with section 56(7) of the *Environmental Planning and Assessment Act 1979* to alter the Gateway determination dated 10 June 2016 for PP_2016_ORANG_002_00. The Alteration of the Gateway Determination is enclosed.

Should you have any further enquiries, please contact Wayne Garnsey, Acting Director Regions, Western, at the Department on 02 6841 2180.

Yours sincerely

 6 February 2017
Stephen Murray
Executive Director, Regions
Planning Services



Alteration of Gateway Determination

Planning proposal (Department Ref: PP_2016_ORANG_002_00)

I, the Executive Director, Regions, at the Department of Planning and Environment as delegate of the Minister for Planning, have determined under section 56(7) of the *Environmental Planning and Assessment Act 1979* to alter the Gateway determination dated 10 June 2016 for the proposed amendment to the Orange Local Environmental Plan 2011 as follows:

1. Delete Condition1

and replace with a new Condition 1:

1. An addendum to the *Blayney Cabonne Orange Rural and Industrial Lands Strategy 2008* is to be prepared to recognise the removal of the Clergate Hills land from the strategy and outcomes on projected industrial land supply and demand.

Blayney and Cabonne Shire Council are to be provided with a copy of the draft addendum and Planning Proposal, and given at least 21 days to comment on these matters.

Council is to provide the Department a copy of the draft addendum for approval to progress to community consultation.

2. Delete Condition 4

and replace with a new Condition 4:

4. Community consultation is required under sections 56(2)(c) and 57 of the *Environmental Planning and Assessment Act 1979* as follows:
 - (a) the planning proposal and draft *Blayney Cabonne Orange Rural and Industrial Lands Strategy 2008 addendum* must be made publicly available for a minimum of 28 days; and
 - (b) the relevant planning authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for material that must be made publicly available along with planning proposals as identified in section 5.5.2 of *A Guide to Preparing LEPs* (Department of Planning & Environment 2016).

3. Delete Condition 8:

and replace with a new Condition 8:

8. Prior to the submission of the Planning Proposal under section 59 of the Act, the relevant planning authority must submit the finalised *Blayney Cabonne Orange Rural and Industrial Lands Strategy 2008 Addendum* for the Department endorsement.




Planning & Environment

4. Insert New Condition 9:

9. The LEP is to be completed by 17 December 2017.

Dated 6th day of February 2017


Stephen Murray
Executive Director, Regions
Planning Services
Department of Planning and Environment
Delegate of the Minister for Planning



Planning & Environment

Mr David Walker
Town Planner
Geolyse
PO Box 1963
ORANGE NSW 2800

16/14911

Dear Mr Walker

Post Gateway Review to Planning Proposal PP_2016_ORANG_002_00 Clergate Hills, North Orange

I am writing to you regarding your request to review the Gateway determination for the subject Planning Proposal.

I note the Panel's Record of Decision provided on 10 November 2016.

I have considered the proponent's request for review together with the recommendation of the Panel, advice provided by council, and other relevant considerations of the Planning Proposal.

I have determined as the delegate of the Minister, in accordance with section 56(7) of the *Environmental Planning and Assessment Act 1979* to alter the Gateway determination dated 10 June 2016 for PP_2016_ORANG_002_00. The Alteration of the Gateway Determination is enclosed.

Should you have any further enquiries, please contact Wayne Garnsey, Acting Director Regions, Western, at the Department on 02 6841 2180.

Yours sincerely



Stephen Murray
Executive Director, Regions
Planning Services

6 February 2017



16/14911

Mr Gordon Kirkby
Chair
Western Joint Regional Planning Panel
GPO Box 39
SYDNEY NSW 2001

Dear Mr Kirkby

Post Gateway Review to Planning Proposal PP_2016_ORANG_002_00 Clergate Hills, North Orange

I am writing to you regarding the request to review the Gateway determination for the subject Planning Proposal.

I note the Panel's Record of Decision provided on 10 November 2016.


I have considered the proponent's request for review together with the recommendation of the Panel, advice provided by council, and other relevant considerations of the Planning Proposal.

I have determined as the delegate of the Minister, in accordance with section 56(7) of the *Environmental Planning and Assessment Act 1979* to alter the Gateway determination dated 10 June 2016 for PP_2016_ORANG_002_00.

The Department thanks you for your consideration of this matter.

Should you have any further enquiries, please contact Wayne Garnsey, Acting Director Regions, Western, at the Department on 02 6841 2180.

Yours sincerely

 6 February 2017
Stephen Murray
Executive Director, Regions
Planning Services