

Contact: Ian Grant

6 December 2011

Mr Brett Whitworth,
Regional Director, Southern Region
NSW Department of Planning and Infrastructure
GPO Box 5475
WOLLONGONG NSW 2520

Dear Brett

Re: Planning Proposal to effect change of zone from IN2 Light Industrial to B5 Business Development in Dobney Avenue and Pearson Street, Wagga Wagga

We note the comments contained in the Department's email dated 1 December 2011 and thank you for drawing attention to the actions required to finalise the matter. In response to the Department's email dated 1 December 2011, we advise as follows:

1. Council acknowledges that previously "*neighbourhood shops*" and "*self storage units*" were 'permitted with consent' in the IN2 zone whereas now they are proposed to be listed as 'prohibited' in the B5 zone. However, the proposal is consistent with the fact that 'parent' term "*commercial premises*" and "*storage premises*" being listed as 'prohibited' in the IN2 zone. It seems logical then to list both these uses as 'prohibited' in the B5 zone to correct this. Please note that both these uses will be listed under their group terms as 'prohibited'.

The same type of argument is true for "*animal boarding or training establishments*" and "*veterinary hospitals*". These uses were previously listed as 'prohibited' in the IN2 zone and seeks to be listed as 'permitted with consent' in the B5 zone. This is consistent with a similar supporting use being listed as 'permitted with consent' in the IN2 zone, that being "*rural supplies*". It therefore seems logical then to list both these uses as 'permitted with consent' in the B5 zone to correct this.

To avoid further confusion Council, at the request of the Department, has provided a sheet which identifies the proposed changes from the current IN2 zone in Dobney Avenue area to the proposed B5 Business Development zone.

2. Council has accepted the advice of the Department of Planning and Infrastructure and has relocated "*child care centres*" and "*respite day care centres*" from the 'prohibited' to the 'permitted with consent' schedule in the B5 zone;
3. Council confirms that the land in question is not Flood Prone Land.

Should you require any further information or have any questions about this matter please contact me on (02) 6926 9517.

Yours sincerely



Ian Grant
Manager Strategic Planning