



Mr Greg Hill  
General Manager  
Central Darling Shire Council  
PO Box 165  
WILCANNIA NSW 2836

Dear Mr Hill

**Planning proposal [PP\_2020\_CENTR\_003\_00] to amend Central Darling Local Environmental Plan 2012 – Wilcannia Water Treatment Plant**

I am writing in response to Council's request for a Gateway determination under section 3.34(1) of the *Environmental Planning and Assessment Act 1979* (the Act) in respect of the planning proposal to rezone the land on which the Wilcannia water treatment plant is located from zone R1 General Residential to zone SP2 Infrastructure (Water Supply System) at No's 16-34 Hood Street, Wilcannia.

As delegate of the Minister for Planning and Public Spaces, I have now determined that the planning proposal should proceed subject to the conditions in the enclosed Gateway determination.

I have also agreed, as delegate of the Secretary, the planning proposal's inconsistency with section 9.1 Direction/3.1 Residential zones is justified in accordance with the terms of the Direction. No further approval is required in relation to this Direction.

I have considered Council's request to be the local plan-making authority and have determined not to condition the Gateway for Council to be the local plan-making authority as Council is the landowner of the subject site and may have interest in the specified matter.

The amending local environmental plan (LEP) is to be finalised within nine (9) months of the date of the Gateway determination. Council should aim to commence the exhibition of the planning proposal as soon as possible. Council's request for the Department of Planning, Industry and Environment to draft and finalise the LEP should be made eight weeks prior to the projected publication date.

All related files for LEP Amendment, including PDF maps, Map Cover Sheet, planning proposal document and GIS data, if available, must be submitted to the Department via the Planning Portal website at [www.planningportal.nsw.gov.au](http://www.planningportal.nsw.gov.au). To submit the data, Council is requested to create an account and log in using these details.

The state government is committed to reducing the time taken to complete LEPs by tailoring the steps in the process to the complexity of the proposal, and by providing clear and publicly available justification for each plan at an early stage. In order to meet these commitments, the Minister may take action under section 3.32(2)(d) of the Act if the time frames outlined in this determination are not met.

Should you have any enquiries about this matter, I have arranged for Ms Jenna McNabb from the Department of Planning, Industry and Environment, Western Region office, to assist you. Ms McNabb can be contacted on 5852 6800.

Yours sincerely



3.7.20

**Damien Pfeiffer**  
**Director, Western Region**  
**Local and Regional Planning**

Encl: Gateway determination