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Sent to Council

encl 2-5-17

Your ref:
17/06011

Mr Des Bilske
Interim General Manager
Edward River Council
PO Box 270
Deniliquin NSW 2710

Attention: Julie Rogers – Manager Environmental Services

Dear Mr Bilske

Planning Proposal (PP_2012_DENIL_001_00) – Alteration of Gateway determination

I refer to Council's letter of 21 April 2017 seeking an extension of time to complete Planning Proposal (PP_2012_DENIL_001_00) to rezone land from RU1 Primary Production to R5 Large Lot Residential to facilitate a 7-lot residential subdivision at Lots 2 and 3 DP562598 and Lot 1 DP1121183, being 21701-21703 Riverina Highway, Deniliquin.

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 25 October 2012 for PP_2012_DENIL_001_00 (as altered). The Alteration of the Gateway Determination is enclosed, which amends the planning proposal description and extends the timeframe to complete to 1 November 2017 only.

If you have any questions in relation to this matter, I have arranged for Mr Deniz Kilic to assist you. Mr Kilic can be contacted on (02) 6841 2180.

Yours sincerely

Katrine O'Flaherty
Director Regions, Western
Planning Services

Encl:
Alteration of Gateway determination

2/05/2017



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email 2-5-17

Alteration of Gateway Determination

Planning proposal (Department Ref: PP_2012_DENIL_001_00)

I, Director Regions, Western, Planning Services 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 (EP&A Act)* to alter the Gateway determination dated 25 October 2012 (as since altered) for the proposed amendment to the Deniliquin Local Environmental Plan 2012 as follows:

1. Change the description of the Planning Proposal

from "Amended planning proposal (Department Ref: PP_2012_DENIL_001_00): to rezone land at Lots 2 and 3 DP 562598 and Lot 1 DP 1121183 being 21701-21703 Riverina Highway, Deniliquin from zone RU1 Primary Production to zone R5 Large Lot Residential and reduce the Minimum Lot Size to part 1ha and part 2ha to facilitate a 7 lot residential development."

to "Amended planning proposal (Department Ref: PP_2012_DENIL_001_00): to rezone land at Lots 2 and 3 DP 562598 and Lot 1 DP 1121183 being 21701-21703 Riverina Highway, Deniliquin from zone RU1 Primary Production to zone R5 Large Lot Residential and reduce the Minimum Lot Size to part 1.2ha and part 2ha to facilitate a 7 lot residential development."

2. Delete
"condition 9" Timeframe to complete LEP

and replace with

new condition 9: The LEP is to be completed no later than 1 November 2017.

Dated 2nd day of May 2017.

Katrine O'Flaherty
Director Regions, Western
Planning Services
Department of Planning and Environment

Delegate of the Minister for Planning