

27 May 2020

Mr Jeremy Gray
Director Regions
Northern Planning Services
Department of Planning and Environment
Locked Bag 9022
GRAFTON NSW 2460

Dear Jeremy

Amended Planning Proposal to rezone part of 30 Blue Hills Avenue, Goonellabah

At its Ordinary Meeting held on 12 May 2020, Lismore City Council considered a Planning Proposal to amend the Lismore LEP 2012 to rezone part of 30 Blue Hills Avenue, Goonellabah to enable large lot residential subdivision.

The Council resolution is that:

1. Council support the Amended Planning Proposal to rezone part of the land Zone RU1 Primary Production to Zone R5 Large Lot Residential, amend the minimum lot size from 20ha to 2,500m² (that part rezoned to R5) and apply a maximum building height of 8.5m to the rezoning area;
2. Council forward the Amended Planning Proposal to the Department of Planning, Industry and Environment requesting an altered Gateway Determination;
3. Council agree that staff can proceed to public exhibition of the Amended Planning Proposal and Government Agency consultation based on the Gateway Determination and report back to Council with any issues as part of post-exhibition reporting of submissions.

(Councillors Ekins/Cook) (BP20/346)

Voting for: Councillors Bird, Cook, Ekins, Guise, Lloyd and Moorhouse

Voting against: Councillors Battista, Bennett, Casson, Marks and Smith

In accordance with the above resolution, please find enclosed the Planning Proposal for 30 Blue Hills Avenue, Goonellabah for Gateway Determination in accordance with Section 56 of the *Environmental Planning and Assessment Act 1979*.

Should you require any further information with regard to this matter, please contact me by telephone on (02) 6625 0407 or by email at sally.slater@lismore.nsw.gov.au.

Yours sincerely



Sally Slater
Strategic Planner

Enclosed: Council report, Amended Planning Proposal