

73a - Deniliquin Local Environmental Plan 2013 Planning Proposal - Correction of Mapping Error

Proposal Title :	73a - Deniliquin Local Environmental Plan 2013 Planning Proposal - Correction of Mapping Error		
Proposal Summary :	The planning proposal has been prepared to correct a mapping error on the Deniliquin Local Environmental Plan 2013 Lot Size Map - Sheet LSZ_005 relating to the R5 Large Lot Residential zone.		
PP Number :	PP_2014_DENIL_001_00	Dop File No :	14/03101

Proposal Details

Date Planning Proposal Received :	14-Feb-2014	LGA covered :	Deniliquin
Region :	Western	RPA :	Deniliquin Council
State Electorate :	MURRAY DARLING	Section of the Act :	73A - Minor Matter
LEP Type :	73A		

Location Details

Street :	Lot Size Map - Sheet LSZ_005		
Suburb :		City :	Postcode :
Land Parcel :	R5 Large Lot Residential, LEP 2013 Lot Size Map - Sheet LSZ_005		

DoP Planning Officer Contact Details

Contact Name :	Rebecca Kell
Contact Number :	0268412195
Contact Email :	rebecca.kell@planning.nsw.gov.au

RPA Contact Details

Contact Name :	Julie Rogers
Contact Number :	0358983000
Contact Email :	julie.rogers@deniliquin.nsw.gov.au

DoP Project Manager Contact Details

Contact Name :	
Contact Number :	
Contact Email :	

Land Release Data

Growth Centre :	Release Area Name :
Regional / Sub Regional Strategy :	Consistent with Strategy :

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MDP Number :

Date of Release :

Area of Release
(Ha) :

Type of Release (eg
Residential /
Employment land) :

No. of Lots : 0

No. of Dwellings : 0
(where relevant) :

Gross Floor Area : 0

No of Jobs Created : 0

The NSW Government Yes
Lobbyists Code of
Conduct has been
complied with :

If No, comment :

Have there been No
meetings or
communications with
registered lobbyists? :

If Yes, comment :

Supporting notes

Internal Supporting Notes : The proposal is for a minor mapping change. Delegation is recommended to be given to the RPA.

External Supporting
Notes :

Adequacy Assessment

Statement of the objectives - s55(2)(a)

Is a statement of the objectives provided? Yes

Comment : The amendment will correct a mapping error relating to R5 Large Lot Residential zone on a lot size map under the Deniliquin Local Environmental Plan 2013.

Explanation of provisions provided - s55(2)(b)

Is an explanation of provisions provided? Yes

Comment : The proposal aims to amend the Deniliquin Local Environmental Plan 2013 Lot Size Map - Sheet LSZ_005 by overlaying the blue hatching shown in the map key over the land coloured purple and marked 'Y'. The term 'Area A' is also required to be inserted in the same area as the blue hatching.

Justification - s55 (2)(c)

a) Has Council's strategy been agreed to by the Director General? No

b) S.117 directions identified by RPA : 3.1 Residential Zones

* May need the Director General's agreement

Is the Director General's agreement required? N/A

c) Consistent with Standard Instrument (LEPs) Order 2006 : Yes

d) Which SEPPs have the RPA identified? N/A

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e) List any other matters that need to be considered :

Have inconsistencies with items a), b) and d) being adequately justified? **N/A**

If No, explain :

Mapping Provided - s55(2)(d)

Is mapping provided? **Yes**

Comment : **Council has provided mapping showing the proposed mapping changes for Lot Size Map - Sheet LSZ_005**

Community consultation - s55(2)(e)

Has community consultation been proposed? **No**

Comment : **The Deniliquin Local Environmental Plan 2013 Lot Size Map - Sheet LSZ_005 was exhibited and submitted to council in the Section 68 Report. However, an amendment under section 73A does not require exhibition.**

Additional Director General's requirements

Are there any additional Director General's requirements? **N/A**

If Yes, reasons :

Overall adequacy of the proposal

Does the proposal meet the adequacy criteria? **Yes**

If No, comment : **Council has submitted all the required information to allow the Department to assess its proposal as an amendment under section 73A of the EP&A Act.**

Proposal Assessment

Principal LEP:

Due Date : **December 2013**

Comments in relation to Principal LEP : **Deniliquin LEP 2013 was made on 23 December 2013. The Draft LEP 2013 was exhibited with the hatching on the Lot Size Map - Sheet LSZ_005. It was also on the map when Council submitted its Section 68 Report for the Draft LEP 2013.**

Assessment Criteria

Need for planning proposal : **Council advises that it needs to correct a minor mapping error on R5 Large Lot Residential zone on the Deniliquin Local Environmental Plan 2013 Lot Size Map - Sheet LSZ_005. The error relates to overlaying hatching shown in the map key over land coloured purple and marked 'Y' along with the term 'Area A' being required for inclusion in the same hatched area.**

Consistency with strategic planning framework : **The planning proposal is considered consistent with the strategic framework applicable to the subject site.**

Environmental social economic impacts : **The proposed amendment will create no additional environmental, social or economic impacts.**

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Assessment Process

Proposal type : **Minor** Community Consultation Period : **Nil**

Timeframe to make LEP : **6 months** Delegation : **RPA**

Public Authority Consultation - 56(2)(d) :

Is Public Hearing by the PAC required? **No**

(2)(a) Should the matter proceed ? **Yes**

If no, provide reasons :

Resubmission - s56(2)(b) : **No**

If Yes, reasons :

Identify any additional studies, if required. :

If Other, provide reasons :

Identify any internal consultations, if required :
No internal consultation required

Is the provision and funding of state infrastructure relevant to this plan? **No**

If Yes, reasons :

Documents

Document File Name	DocumentType Name	Is Public
PDU000581.pdf	Proposal	No

Planning Team Recommendation

Preparation of the planning proposal supported at this stage : **Recommended with Conditions**

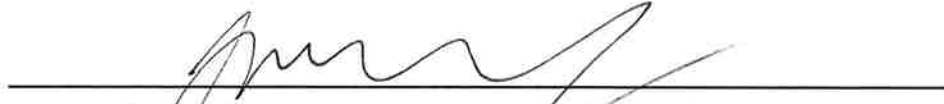
S.117 directions: **3.1 Residential Zones**

Additional Information : **The section s73A Amendment should proceed subject to the following conditions:**

- 1. This is a minor matter that can be dealt with under section 73A of the EP&A Act.**
- 2. No public hearing is required to be held into the matter under section 56(2)(e) of the EP&A Act.**
- 3. The timeframe for completing the LEP is to be 6 months from the week following the date of the Gateway determination.**

Supporting Reasons : **The planning proposal will correct the mistake to the Deniliquin Local Environmental Plan 2013 Lot Size Map - Sheet LSZ_005.**

Signature:



Printed Name:

~~25/02/2014~~

Date:

25/02/2014

Daniel Wagner