

6. PLANNING PROPOSAL 07/2014 (DART)

(File No 15.001)

Introduction

This report is to present to Council, planning proposal 07/2014 for Lot 145 DP 755110, Tomingley Cemetery Road, Tomingley, for consideration. The Council staff assessment report for the proposal is included as **Attachment 1**.

Background

A planning proposal seeks to amend the Local Environmental Plan. Generally, these amendments are to rezone land or change a minimum lot size for dwelling permissibility.

The proposal must be supported by Council as well as the Department of Planning & Environment and must include information and reports addressing the reasons for, and in support of, the proposal. To assist in drafting and finalising the applications, Council staff must also prepare a report to Council and the Department demonstrating compliance with planning policies and Ministerial Directions, and manage the redrafting of Councils electronic mapping systems.

In September 2014, Council resolved to collate and forward planning proposals to Council on a three monthly basis in March, June, September and December each year, although they will be presented to Council at other times if they are ready to go.

Issues

Council must consider the merit of each proposal based on strategic justification and intent.

Assessment

(a) *Legal Implications Including Directives and Guidelines*

Planning proposals are submitted to the NSW Department of Planning & Environment Gateway and are required to address and justify compliance with the relevant Act, Regulations, Planning Policies and Ministerial Directions. The result is that the proposal will facilitate a change in legislation, being the Narromine Local Environmental Plan 2011.

(b) *Financial Implications/Considerations*

Planning proposals are a fee-for-service provided by Council. All costs incurred by Council in the facilitation of the proposals are covered by the fees charged to the applicants of the proposal with the exception of the boundary adjustment proposal which will be funded by Council.

(c) *Policy Provisions – Council Policy and Practice*

This action does not affect any existing Council policies or practices.

CORPORATE, COMMUNITY & REGULATORY SERVICES REPORT (Cont)

6. PLANNING PROPOSAL 07/2014 (DART) (File No. 15.001)

RESOLVED Crs Lambert/McCutcheon that Council support Planning Proposal 7/2014 to rezone Lot 145 DP 755110 from RU1 General Rural to R5 Large Lot Residential and forward the application to the NSW Department of Planning & Environment Gateway for determination.

A Division of the Vote was called -
The vote for the motion was unanimous.
There were no votes against the motion.

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Cr Collins declared an interest in Item 7, as the applicant seeking a departure from Council's DCP to enable a shed to be built, and left the meeting room at 4.50pm and did not participate in the vote on the item.

7. DA 57/15 REQUEST FOR DEPARTURE FROM DEVELOPMENT CONTROL PLAN STANDARDS (COLLINS) (File No. 15.005)

RESOLVED Crs Lambert/Ellis that Council approve a departure from Council's Comprehensive Development Control Plan 2011 in relation to DA57/15 to allow the construction of the shed within the prescribed setback areas.

A Division of the Vote was called -
The vote for the motion was unanimous.
There were no votes against the motion.
Cr Collins was absent for the vote.

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Cr Collins returned to the meeting room at 4.51pm.

8. UPDATE ON PLANNING PROPOSALS 02/2014 AND 03/2014 (File No. 15.001)

RESOLVED Crs Lambert/McCutcheon that Council:

1. Progress Planning Proposals 02/2014 and 03/2014 (Department's Reference PP_2014_NARRO_004_00) as originally drafted, and
2. Note the interests and future intentions of residents and that a review of the Narromine Rural Residential Land Use Strategy is undertaken, with the objective of considering the efficient use of R5 zoned land in the Narromine Shire and future land release priorities.

A Division of the Vote was called -
The vote for the motion was unanimous.
There were no votes against the motion.

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