

| Direction                                | What the relevant planning authority must do if this direction applies                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | Consistency                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | Comments (Y, N, N/A)                                                                                                                                                                                                                                                                                                                                                                                                                                          |
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| <b>1 Employment and Resources</b>        |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| <b>1.1 Business and Industrial Zones</b> | <p>(4) A Planning Proposal must:</p> <p>(a) give effect to the objectives of this direction,</p> <p>(b) retain the areas and locations of existing business and industrial zones,</p> <p>(c) not reduce the total potential floor space area for employment uses and related public services in business zones,</p> <p>(d) not reduce the total potential floor space area for industrial uses in industrial zones, and</p> <p>(e) ensure that proposed new employment areas are in accordance with a strategy that is approved by the Director-General of the Department of Planning.</p> | <p>(5) A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that the provisions of the Planning Proposal that are inconsistent are:</p> <p>(a) justified by a strategy which:</p> <p>(i) gives consideration to the objective of this direction, and</p> <p>(ii) identifies the land which is the subject of the Planning Proposal (if the Planning Proposal relates to a particular site or sites), and</p> <p>(iii) is approved by the Director-General of the Department of Planning, or</p> <p>(b) justified by a study (prepared in support of the Planning Proposal) which gives consideration to the objective of this direction, or</p> <p>(c) in accordance with the relevant Regional Strategy or Sub-Regional Strategy prepared by the Department of Planning which gives consideration to the objective of this direction, or</p> <p>(d) of minor significance.</p> | <p>Essentially, the proposal is industrial in nature and not inconsistent with the permissible landuses under the Standard Template adopted by Council in LEP 2010. The PP adopts the objectives within the proposed zones.</p> <p>The PP increases the amount of industrial floor space available for the region.</p> <p>It is also importantly consistent with the abovementioned strategies that nominate the Site as a candidate area for employment.</p> |

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| 1.2 Rural Zones | <p>(4) A Planning Proposal must:</p> <p>(a) not rezone land from a rural zone to a residential, business, industrial, village or tourist zone.</p> <p>(b) not contain provisions that will increase the permissible density of land within a rural zone (other than land within an existing town or village).</p> | <p>A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that the provisions of the Planning Proposal that are inconsistent are:</p> <p>(a) justified by a strategy which:</p> <p>(i) gives consideration to the objectives of this direction, identifies the land which is the subject of the Planning Proposal (if the Planning Proposal relates to a particular site or sites), and is approved by the Director-General of the Department of Planning, or</p> <p>(b) justified by a study prepared in support of the Planning Proposal which gives consideration to the objectives of this direction, or</p> <p>(c) in accordance with the relevant Regional Strategy or Sub-Regional Strategy prepared by the Department of Planning which gives consideration to the objective of this direction, or</p> <p>(d) is of minor significance.</p> | <p>The Site is currently used for industrial related uses and the current rural zone does not reflect these uses.</p> <p>Furthermore, the land is not classified as high class agricultural land on the Land Classification Map.</p> <p>In this regard, approval is sought for the rezoning of this land from rural to an industrial zoning.</p> |

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| <p><b>1.3 Mining, Petroleum Production and Extractive Industries</b></p> | <p>(4) In the preparation of a Planning Proposal affected by this direction, the relevant planning authority must:</p> <p>(a) consult the Director-General of the Department of Primary Industries (DPI) to identify any:</p> <p>(i) resources of coal, other minerals, petroleum or extractive material that are of either State or regional significance, and existing mines, petroleum production operations or extractive industries occurring in the area subject to the Planning Proposal, and</p> <p>(b) seek advice from the Director-General of DPI on the development potential of resources identified under (4)(a)(i), and</p> <p>(c) identify and take into consideration issues likely to lead to land use conflict between other land uses and:</p> <p>(i) development of resources identified under (4)(a)(i), or</p> <p>(ii) existing development identified under (4)(a)(ii).</p> <p>(5) Where a Planning Proposal prohibits or restricts development of resources identified under (4)(a)(i), or proposes land uses that may create land use conflicts identified under (4)(c), the relevant planning authority must: provide the Director-General of DPI with a copy of the Planning Proposal</p> | <p>(6) A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General), that the provisions of the Planning Proposal that are inconsistent are of minor significance.</p> | <p>Subsurface mining proposed to be permissible.</p> <p>Consultation with authorities was undertaken as part of the previous rezoning application.</p> <p>Mine Subsidence parameters can be complied with following consultation with the Mine Subsidence Board.</p> <p>Coal Seam Gas operations are located within the Glenlee area. The ILP will be developed to comply with all legislative, regulatory and best practice guidelines.</p> |

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|                 | <p>and notification of the relevant provisions, allow the Director-General of DPI a period of 40 days from the date of notification to provide in writing any objections to the terms of the Planning Proposal, and include a copy of any objection and supporting information received from the Director-General of DPI with the statement to the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) before undertaking community consultation in satisfaction of section 57 of the Act.</p>                                                                                                                                                                   |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                                                                                  |
| 1.5 Rural Lands | <p>(4) A Planning Proposal to which clauses 3(a) or 3(b) apply must be consistent with the Rural Planning Principles listed in <i>State Environmental Planning Policy (Rural Lands) 2008</i>.</p> <p>(5) A Planning Proposal to which clause 3(b) applies must be consistent with the Rural Subdivision Principles listed in <i>State Environmental Planning Policy (Rural Lands) 2008</i>.</p> <p><b>Note:</b> <i>State Environmental Planning Policy (Rural Lands) 2008</i> does not require a relevant planning authority to review or change its minimum lot size(s) in an existing LEP. A relevant planning authority can transfer the existing minimum lot size(s) into a new LEP. However, where a relevant planning</p> | <p>(6) A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that the provisions of the Planning Proposal that are inconsistent are:</p> <p>(a) justified by a strategy which:</p> <ul style="list-style-type: none"> <li>i. gives consideration to the objectives of this direction,</li> <li>ii. identifies the land which is the subject of the Planning Proposal (if the Planning Proposal relates to a particular site or sites, and</li> </ul> | <p>The PP proposes to rezone the land from rural to employment related uses.</p> |

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|                                           | authority seeks to vary an existing minimum lot size in an LEP, it must do so in accordance with the Rural Subdivision Principles listed in <i>State Environmental Planning Policy (Rural Lands) 2008</i> .                                                                                                                                                                                                                                                                                                                                                                                                                                 | iii. is approved by the Director-General of the Department of Planning and is in force, or<br>(b) is of minor significance.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |                                                                                                                                                                                                                                        |
| <b>2 Environmental and Heritage</b>       |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                                                                                                                                                                                                                        |
| <b>2.1 Environmental Protection Zones</b> | <p>(4) A Planning Proposal must include provisions that facilitate the protection and conservation of environmentally sensitive areas.</p> <p>(5) A Planning Proposal that applies to land within an environment protection zone or land otherwise identified for environment protection purposes in a LEP must not reduce the environmental protection standards that apply to the land (including by modifying development standards that apply to the land). This requirement does not apply to a change to a development standard for minimum lot size for a dwelling in accordance with clause (5) of Direction 1.5 "Rural Lands".</p> | <p>(6) A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that the provisions of the Planning Proposal that are inconsistent are:</p> <p>(a) justified by a strategy which:</p> <p>iv. gives consideration to the objectives of this direction,</p> <p>v. identifies the land which is the subject of the Planning Proposal (if the Planning Proposal relates to a particular site or sites), and</p> <p>vi. is approved by the Director-General of the Department of Planning, or</p> <p>(b) justified by a study prepared in support of the Planning Proposal which gives consideration to the objectives of this direction, or</p> <p>(c) in accordance with the relevant</p> | <p>Yes. Flora and fauna corridors proposed by the rezoning.</p> <p>Proposed conservation provisions in zoning of land. The PP will provide habitat corridor linkages with the Spring Farm Bush Corridor, the Nepean River and ABG.</p> |

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|                                  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | Regional Strategy or Sub-Regional Strategy prepared by the Department of Planning which gives consideration to the objective of this direction, or (d) is of minor significance.                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                                                                  |
| <b>2.3 Heritage Conservation</b> | <p>(4) A Planning Proposal must contain provisions that facilitate the conservation of:</p> <p>items, places, buildings, works, relics, moveable objects or precincts of environmental heritage significance to an area, in relation to the historical, scientific, cultural, social, archaeological, architectural, natural or aesthetic value of the item, area, object or place, identified in a study of the environmental heritage of the area, Aboriginal objects or Aboriginal places that are protected under the <i>National Parks and Wildlife Act 1974</i>, and Aboriginal areas, Aboriginal objects, Aboriginal places or landscapes identified by an Aboriginal heritage survey prepared by or on behalf of an Aboriginal Land Council, Aboriginal body or public authority and provided to the relevant planning authority, which identifies the area, object, place or landscape as being of heritage significance to Aboriginal culture and people.</p> | <p>(5) A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that:</p> <p>(a) the environmental or indigenous heritage significance of the item, area, object or place is conserved by existing or draft environmental planning instruments, legislation, or regulations that apply to the land, or</p> <p>(b) the provisions of the Planning Proposal that are inconsistent are of minor significance</p> | <p>Yes. Glenlee House has been identified in the technical studies, but is not located within the amended PP. Nonetheless, an amended heritage study will accompany the Planning Proposal following a gateway determination.</p> |

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| 3 Housing, Infrastructure and Urban Development |                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                                                                                                                                                |
| 3.4 Integrating Land Use and Transport          | (4) A Planning Proposal must locate zones for urban purposes and include provisions that give effect to and are consistent with the aims, objectives and principles of:<br><i>Improving Transport Choice – Guidelines for planning and development</i> (DUAP 2001), and<br><i>The Right Place for Business and Services – Planning Policy</i> (DUAP 2001). | (5) A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that the provisions of the Planning Proposal that are inconsistent are:<br>justified by a strategy which:<br>(a) gives consideration to the objective of this direction, and<br>(b) identifies the land which is the subject of the Planning Proposal (if the Planning Proposal relates to a particular site or sites), and<br>(c) is approved by the Director-General of the Department of Planning, or<br>(d) justified by a study prepared in support of the Planning Proposal which gives consideration to the objective of this direction, or<br>(e) in accordance with the relevant Regional Strategy or Sub-Regional Strategy prepared by the Department of Planning which gives consideration to the objective of this direction, or<br>(f) of minor significance. | Yes. Integration of landuse and transport is fundamental to the PP. The Liz Kernohan Drive and rail access are important components of the PP. |

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| <p><b>4 Hazard and Risk</b></p> <p><b>4.1 Acid Sulfate Soils</b></p> | <p>(4) The relevant planning authority must consider the Acid Sulfate Soils Planning Guidelines adopted by the Director-General of the Department of Planning when preparing a Planning Proposal that applies to any land identified on the Acid Sulfate Soils Planning Maps as having a probability of acid sulfate soils being present.</p> <p>(5) When a relevant planning authority is preparing a Planning Proposal to introduce provisions to regulate works in acid sulfate soils, those provisions must be consistent with:</p> <p>the Acid Sulfate Soils Model LEP in the Acid Sulfate Soils Planning Guidelines adopted by the Director-General, or</p> <p>such other provisions provided by the Director-General of the Department of Planning that are consistent with the Acid Sulfate Soils Planning Guidelines.</p> <p>(6) A relevant planning authority must not prepare a Planning Proposal that proposes an intensification of land uses on land identified as having a probability of containing acid sulfate soils on the Acid Sulfate Soils Planning Maps unless the relevant planning authority has considered an acid sulfate soils study assessing the appropriateness of the change of land use given the presence of acid sulfate soils. The relevant planning authority must provide a copy</p> | <p>(8) A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that the provisions of the Planning Proposal that are inconsistent are:</p> <p>justified by a study prepared in support of the Planning Proposal which gives consideration to the objective of this direction, or</p> <p>of minor significance.</p> | <p>N/A. The property is not known to be affected by acid sulfate soils according to Council's map. This has been addressed in the technical reports.</p> |

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|                                               | <p>of any such study to the Director-General prior to undertaking community consultation in satisfaction of section 57 of the Act.</p> <p>(7) Where provisions referred to under paragraph (5) of this direction have not been introduced and the relevant planning authority is preparing a Planning Proposal that proposes an intensification of land uses on land identified as having a probability of acid sulfate soils on the Acid Sulfate Soils Planning Maps, the Planning Proposal must contain provisions consistent with paragraph (5).</p>                                                                                                                                                            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                                                                                                                                                                                                                             |
| <b>4.2 Mines Subsidence and Unstable Land</b> | <p>When preparing a Planning Proposal that would permit development on land that is within a Mine Subsidence District a relevant planning authority must:</p> <p>consult the Mine Subsidence Board to ascertain:</p> <p>(i) if the Mine Subsidence Board has any objection to the draft Local Environmental Plan, and the reason for such an objection, and</p> <p>(ii) the scale, density and type of development that is appropriate for the potential level of subsidence, and</p> <p>(b) incorporate provisions into the draft Local Environmental Plan that are consistent with the recommended scale, density and type of development recommended under (4)(a)(ii), and</p> <p>(c) include a copy of any</p> | <p>A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that the provisions of the Planning Proposal that are inconsistent are:</p> <p>justified by a strategy which:</p> <p>gives consideration to the objective of this direction, and</p> <p>identifies the land which is the subject of the Planning Proposal (if the Planning Proposal relates to a particular site or sites), and</p> <p>is approved by the</p> | <p>Yes. The Site is located within a Mines Subsidence area and this has been identified in the technical studies.</p> <p>Development can be undertaken in a manner consistent with relevant mine subsidence parameters.</p> |

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|                                    | <p>information received from the Mine Subsidence Board with the statement to the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) prior to undertaking community consultation in satisfaction of section 57 of the Act.</p> <p>A Planning Proposal must not permit development on unstable land referred to in paragraph 3(b).</p>                                                                                                                                                                                                                                                                                                                                                                                     | <p>Director-General of the Department of Planning, or justified by a study prepared in support of the Planning Proposal which gives consideration to the objective of this direction, or in accordance with the relevant Regional Strategy or Sub-Regional Strategy prepared by the Department of Planning which gives consideration to the objective of this direction, or of minor significance.</p>                                                                                                          |                                                                                                                                                                                                                                                                                                                                                                                                                                |
| <p><b>4.3 Flood Prone Land</b></p> | <p>(4) A Planning Proposal must include provisions that give effect to and are consistent with the NSW Flood Prone Land Policy and the principles of the <i>Floodplain Development Manual 2005</i> (including the <i>Guideline on Development Controls on Low Flood Risk Areas</i>).</p> <p>A Planning Proposal must not rezone land within the flood planning areas from Special Use, Special Purpose, Recreation, Rural or Environmental Protection Zones to a Residential, Business, Industrial, Special Use or Special Purpose Zone.</p> <p>A Planning Proposal must not contain provisions that apply to the flood planning areas which:</p> <p>(a) permit development in floodway areas, permit development that will result in significant flood impacts to other properties,</p> | <p>(9) A Planning Proposal may be inconsistent with this direction only if the relevant planning authority can satisfy the Director-General (or an officer of the Department nominated by the Director-General) that:</p> <p>the Planning Proposal is in accordance with a floodplain risk management plan prepared in accordance with the principles and guidelines of the Floodplain Development Manual 2005, or the provisions of the Planning Proposal that are inconsistent are of minor significance.</p> | <p>Flooding aspects have been addressed in the technical studies.</p> <p>Flooding is contained within the creek systems of Caley's Creek and other riparian corridors, such as the toe of the emplacement batter and therefore located around the perimeter of the Site and doesn't affect the proposed industrial zones.</p> <p>A series of water quality and drainage systems have been designed to convey water through</p> |

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|           | <p>permit a significant increase in the development of that land, are likely to result in a substantially increased requirement for government spending on flood mitigation measures, infrastructure or services, or permit development to be carried out without development consent except for the purposes of agriculture (not including dams, drainage canals, levees, buildings or structures in floodways or high hazard areas), roads or exempt development.</p> <p>A Planning Proposal must not impose flood related development controls above the residential flood planning level for residential development on land, unless a relevant planning authority provides adequate justification for those controls to the satisfaction of the Director-General (or an officer of the Department nominated by the Director-General).</p> <p>For the purposes of a Planning Proposal, a relevant planning authority must not determine a flood planning level that is inconsistent with the Floodplain Development Manual 2005 (including the <i>Guideline on Development Controls on Low Flood Risk Areas</i>) unless a relevant planning authority provides adequate justification for the proposed departure from that Manual to the satisfaction of the Director-General (or an officer of the Department nominated by the</p> |             | controlled systems.  |

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| <b>4.4 Planning for Bushfire Protection</b> | <p>(4) In the preparation of a Planning Proposal the relevant planning authority must consult with the Commissioner of the NSW Rural Fire Service following receipt of a gateway determination under section 56 of the Act, and prior to undertaking community consultation in satisfaction of section 57 of the Act, and take into account any comments so made,</p> <p>A Planning Proposal must:<br/> have regard to <i>Planning for Bushfire Protection 2006</i>,<br/> introduce controls that avoid placing inappropriate developments in hazardous areas, and<br/> ensure that bushfire hazard reduction is not prohibited within the APZ.</p> <p>A Planning Proposal must, where development is proposed, comply with the following provisions, as appropriate:<br/> provide an Asset Protection Zone (APZ) incorporating at a minimum:<br/> an Inner Protection Area bounded by a perimeter road or reserve which circumscribes the hazard side of the land intended for development and has a building line consistent with the incorporation of an APZ, within the property, and<br/> an Outer Protection Area managed for hazard reduction and located on the bushland side of</p> | <p>A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that the council has obtained written advice from the Commissioner of the NSW Rural Fire Service, to the effect that, notwithstanding the non-compliance, the NSW Rural Fire Service does not object to the progression of the Planning Proposal.</p> | <p>Yes. Addressed in the bushfire assessment report. The required APZs can be managed on site and buildings can be designed and constructed to meet standards.</p> |

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|                                                  | <p>the perimeter road, for infill development (that is development within an already subdivided area), where an appropriate APZ cannot be achieved, provide for an appropriate performance standard, in consultation with the NSW Rural Fire Service. If the provisions of the Planning Proposal permit Special Fire Protection Purposes (as defined under section 100B of the <i>Rural Fires Act 1997</i>), the APZ provisions must be complied with, contain provisions for two-way access roads which links to perimeter roads and/or to fire trail networks, contain provisions for adequate water supply for firefighting purposes, minimise the perimeter of the area of land interfacing the hazard which may be developed, introduce controls on the placement of combustible materials in the Inner Protection Area.</p> |                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                  |
| <b>5 Regional Planning</b>                       |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                  |
| <b>5.1 Implementation of Regional Strategies</b> | (4) Planning Proposals must be consistent with a regional strategy released by the Minister for Planning.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General), that the extent of inconsistency with the regional | Yes. The Planning Proposal is consistent with regional strategies. Refer to comments within the Planning Proposal. The Site has been identified as a 'candidate' |

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|                                               |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | strategy:<br>is of minor significance,<br>and<br>the Planning Proposal<br>achieves the overall intent of the<br>regional strategy and does not<br>undermine the achievement of its<br>vision, land use strategy, policies,<br>outcomes or actions. | site for employment for<br>the region.<br><br>The Site can create a<br>number of employment<br>opportunities as<br>envisioned by these<br>strategies.                                                                                                                                                                                                                                                                                                               |
| <b>6 Local Plan Making</b>                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| <b>6.1 Approval and Referral Requirements</b> | <p>(4) A Planning Proposal must not create, alter or reduce existing zonings or reservations of land for public purposes without the approval of the relevant public authority and the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General).</p> <p>When a Minister or public authority requests a relevant planning authority to reserve land for a public purpose in a Planning Proposal and the land would be required to be acquired under Division 3 of Part 2 of the <i>Land Acquisition (Just Terms Compensation) Act 1991</i>, the relevant planning authority must:</p> <p>(a) reserve the land in accordance with the request, and</p> <p>(b) include the land in a zone appropriate to its intended future use or a zone advised by the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General), and</p> <p>(c) identify the relevant acquiring</p> | <p>(5) A Planning Proposal must be substantially consistent with the terms of this direction.</p> <p>Note:<br/>In this direction "public authority" has the same meaning as section 4 of the Environmental Planning and Assessment Act 1979.</p>   | <p>N/A. The subject land is zoned mainly rural under Camden LEP 2010 and it is proposed to be rezoned in accordance with the ILP to industrial, environmental management and road reserve.</p> <p>In respect of the road reservation, the road is a continuation of the Liz Kernohan Drive identified within the Spring Farm Release Area. The relevant authority for acquiring the land is the Roads and Maritime Service (RMS).</p> <p>There was consultation</p> |

| Direction                                    | What the relevant planning authority must do if this direction applies                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | Consistency                                                                                                                                                                                                                                            | Comments (Y, N, N/A)                                                                                                                                         |
|----------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                              | <p>authority for the land.</p> <p>(5) When a Minister or public authority requests a relevant planning authority to include provisions in a Planning Proposal relating to the use of any land reserved for a public purpose before that land is acquired, the relevant planning authority must: include the requested provisions, or take such other action as advised by the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) with respect to the use of the land before it is acquired.</p> <p>(6) When a Minister or public authority requests a relevant planning authority to include provisions in a Planning Proposal to rezone and/or remove a reservation of any land that is reserved for public purposes because the land is no longer designated by that public authority for acquisition, the relevant planning authority must rezone and/or remove the relevant reservation in accordance with the request.</p> |                                                                                                                                                                                                                                                        | with relevant government agencies over several years in respect of the earlier rezoning request. Pre-Section 62 discussions had been held with key agencies. |
| <b>6.2 Reserving Land for Public Purpose</b> | <p>(4) A Planning Proposal must not create, alter or reduce existing zonings or reservations of land for public purposes without the approval of the relevant public authority and the Director-General of the Department of Planning (or an officer of the Department nominated by the</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | <p>(8) A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-</p> | <p>Yes. It is proposed to reserve land for the purposes of classified road.</p> <p>In particular, the Liz Kernohan Drive corridor</p>                        |

| Direction | What the relevant planning authority must do if this direction applies                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | Consistency                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | Comments (Y, N, N/A)                                                                                                                 |
|-----------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------|
|           | <p>Director-General).</p> <p>(5) When a Minister or public authority requests a relevant planning authority to reserve land for a public purpose in a Planning Proposal and the land would be required to be acquired under Division 3 of Part 2 of the <i>Land Acquisition (Just Terms Compensation) Act 1991</i>, the relevant planning authority must:</p> <p>(a) reserve the land in accordance with the request, and</p> <p>(b) include the land in a zone appropriate to its intended future use or a zone advised by the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General), and</p> <p>(c) identify the relevant acquiring authority for the land.</p> <p>(6) When a Minister or public authority requests a relevant planning authority to include provisions in a Planning Proposal relating to the use of any land reserved for a public purpose before that land is acquired, the relevant planning authority must: include the requested provisions, or take such other action as advised by the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) with respect to the use of the land before it is acquired.</p> | <p>General) that: with respect to a request referred to in paragraph (7), that further information is required before appropriate planning controls for the land can be determined, or the provisions of the Planning Proposal that are inconsistent with the terms of this direction are of minor significance.</p> <p><b>Note:</b> Clause 12 of the EP&amp;A Reg 2000 provides that a Planning Proposal for a proposed local environmental plan:</p> <p>(a) may not contain a provision reserving land for a purpose referred to in section 26 (1) (c) of the EP&amp;A Act, and</p> <p>(b) may not contain a provision in respect of that reservation as required by section 27 of the EP&amp;A Act, unless the public authority responsible for the acquisition of the land has notified the relevant planning authority of its concurrence to the inclusion of such a provision in the Planning Proposal.</p> <p>In this direction: "public authority" has the same meaning as section 4 of the EP&amp;A Act. The use or reservation of land for a public purpose has the same</p> | <p>will be considered for dedication or acquisition to the RMS. An acquisition clause will need to be included in the draft LEP.</p> |

| Direction                           | What the relevant planning authority must do if this direction applies                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Consistency                                                                                                                                                                                                                                                                                                                                              | Comments (Y, N, N/A)                                                                                                                                                                                                          |
|-------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|                                     | (7) When a Minister or public authority requests a relevant planning authority to include provisions in a Planning Proposal to rezone and/or remove a reservation of any land that is reserved for public purposes because the land is no longer designated by that public authority for acquisition, the relevant planning authority must rezone and/or remove the relevant reservation in accordance with the request.                                                                                                                                                                                                                                                                                                                                                                                           | meaning as in section 26(1)(c) of the EP&A Act.                                                                                                                                                                                                                                                                                                          |                                                                                                                                                                                                                               |
| <b>6.3 Site Specific Provisions</b> | <p>(4) A Planning Proposal that will amend another environmental planning instrument in order to allow a particular development proposal to be carried out must either:</p> <p>allow that land use to be carried out in the zone the land is situated on, or rezone the Site to an existing zone already applying in the environmental planning instrument that allows that land use without imposing any development standards or requirements in addition to those already contained in that zone, or allow that land use on the relevant land without imposing any development standards or requirements in addition to those already contained in the principal environmental planning instrument being amended.</p> <p>(5) A Planning Proposal must not contain or refer to drawings that show details of</p> | <p>A Planning Proposal may be inconsistent with the terms of this direction only if the relevant planning authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General) that the provisions of the Planning Proposal that are inconsistent are of minor significance.</p> | It is proposed to insert an additional local provision into the LEP which will serve for the protection of the local road network and residential amenity. This is discussed and justified in depth in the Planning Proposal. |

| Direction                                              | What the relevant planning authority must do if this direction applies                                                                                                                                              | Consistency                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | Comments (Y, N, N/A)                                                                                                                      |
|--------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------|
|                                                        | the development proposal.                                                                                                                                                                                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                                           |
| <b>7 Metropolitan Planning</b>                         |                                                                                                                                                                                                                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                                           |
| <b>7.1 Implementation of the Metropolitan Strategy</b> | <p>Planning Proposals shall be consistent with:</p> <p>the NSW Government's Metropolitan Strategy: <i>City of Cities, A Plan for Sydney's Future</i>, published in December 2005 ('the Metropolitan Strategy').</p> | <p>(5) A Planning Proposal may be inconsistent with the terms of this direction only if the Relevant Planning Authority can satisfy the Director-General of the Department of Planning (or an officer of the Department nominated by the Director-General), that the extent of inconsistency with the Metropolitan Strategy:</p> <p>(a) is of minor significance, and</p> <p>(b) the Planning Proposal achieves the overall intent of the Strategy and does not undermine the achievement of its vision, land use strategy, policies, outcomes or actions.</p> | <p>Yes. The subject land is identified in the Metropolitan Strategy as employment land. The proposal is consistent with the Strategy.</p> |