

Gateway Determination

Planning proposal (Department Ref: PP_2014_WAVER_004_00): to amend the Waverley Local Environmental Plan 2012 (Waverley LEP 2012) to repeal clause 4.4B Incentives for providing affordable rental housing.

I, the Director, Metropolitan Delivery at the Department Planning and Environment, as delegate of the Minister for Planning, have determined under section 56(2) of the *Environmental Planning and Assessment Act 1979* that an amendment to the Waverley Local Environmental Plan (LEP) 2012 to repeal clause 4.4B Incentives for providing affordable rental housing, should proceed subject to the following conditions:

1. Community consultation is required under sections 56(2)(c) and 57 of the EP&A Act as follows:
 - (a) the planning proposal is classified as low impact as described in *A Guide to Preparing LEPs* (former Department of Planning & Infrastructure 2013) and must be made publicly available for a minimum of **14 days**; and
 - (b) the relevant planning authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for material that must be made publicly available along with planning proposals as identified in section 5.5.2 of *A Guide to Preparing LEPs* (former Department of Planning & Infrastructure 2013).
2. Consultation is required with the Department of Family and Community Services – Housing NSW under section 56(2)(d) of the EP&A Act.

Public authorities are to be provided with a copy of the planning proposal and any relevant supporting material, and given at least 21 days to comment on the proposal.
3. A public hearing is not required to be held into the matter by any person or body under section 56(2)(e) of the EP&A Act. This does not discharge Council from any obligation it may otherwise have to conduct a public hearing (for example, in response to a submission or if reclassifying land).
4. The timeframe for completing the LEP is to be **9 months** from the week following the date of the Gateway determination.

Dated 14th day of October 2014.


Director
Metropolitan Delivery
Planning Services
Department Planning and Environment
Delegate of the Minister for Planning