

**DIRECTOR-GENERAL'S REQUIRMENTS FOR THE RE-
CLASSIFICATION OF PUBLIC LAND**

**DRAFT PLANNING PROPOSAL FOR Lot 2 DP 560105, Part No. 5 New Street
Lawson and Lot 9 DP 263794, No. 1A Honour Avenue Lawson.**

1. The objective of this Local Environmental Plan is to re-classify land from "Community" to "Operational" pursuant to Section 27 of the Local Government Act 1993.
2. The Blue Mountains Local Environmental Plan 2005 is to be amended as set out below:

Schedule 9 Classification and reclassification of public land as operational

Part 3 land classified, or reclassified, under amended section 30 of the Local Government Act 1993 – interests not changed

Locality	Description
Lawson Part No. 5 New Street	Lot 2 DP 560105 – Blue Mountains Local Environmental Plan 2005 (Amendment No.)
Lawson 1A Honour Avenue	Lot 9 DP 263794 – Blue Mountains Local Environmental Plan 2005 (Amendment No.)

3.
 - a. The planning proposal is the result of strategic study and report.

The Lawson Town Centre Redevelopment project arose as a result of the proposed widening of the Great Western Highway (Section 2 Lawson).

Blue Mountains City Council has been working with the community and the RTA to develop a Master Plan for the Lawson Town Centre that will facilitate the widening of the Great Western Highway to be undertaken by the RTA and to allow the development of a new vibrant Town Centre.

The redevelopment of the Lawson Town Centre involves alignment with RTA plans; land acquisitions; construction of new road infrastructure, footpaths and car parking; stormwater and drainage works; undergrounding of electrical services; landscaping;

redevelopment of the shops; and changes to highway and parking infrastructure.

The objective is to design and construct the infrastructure for the Town Centre ensuring the future development is managed and makes a positive impact to the essential physical and natural qualities, which give the area its distinct character, and maintains and strengthens the commercial and cultural life of the village.

In developing a new Town Centre for Lawson, the project has taken into account social, environmental and economic considerations. It is important that the development assists in the growth of a healthy community lifestyle, contributes to the reduction of greenhouse gasses and reduces the pollution of urban run-off, and also supports the local economy and provides employment opportunities.

A Master Plan for the redevelopment of the Lawson Village was adopted by Council and included as Part J of the Blue Mountains Better Living Development Control Plan.

The Council has been implementing the Master Plan and during the process identified that the subject parcels of land were deemed classified as “community”. This amendment is seeking to reclassify certain land to ensure that timely completion of the works identified in the master plan.

- b. The planning proposal is consistent with Blue Mountains City Council community plan and is not inconsistent with any other strategic plan.

The proposed amendment supports Council approved Master Plan which is consistent with the 2007 Blue Mountains Community Plan and the Blue Mountains Local Environmental Plan 2005.

- c. The provision of the planning proposal does include the extinguishment of any interests in the land.
- d. Blue Mountains City Council is the owner of the subject parcels of land.

- 4. Community consultation will occur in accordance with cl. 34 of the Local Government Act 1993, ie for a minimum period of 28 days, and a Public hearing will be undertaken in accordance with cl. 29 of the Local Government Act.