

COFFS HARBOUR CITY COUNCIL



Our ref: 6795489

13 December 2019

Mr Jeremy Gray
Director Regions, North
NSW Department of Planning, Industry and Environment
Locked Bag 9022
Grafton NSW 2460

Dear Mr Gray

Planning Proposal to enable large lot residential development on Lots 4 & 5 DP 41228, 75-77 & 81 Butlers Road Bonville

Pursuant to Clause 3.34 of the *Environmental Planning and Assessment Act 1979*, please find a planning proposal attached to amend Coffs Harbour Local Environmental Plan 2013 by rezoning Lots 4 & 5 DP 41228, 75-77 & 81 Butlers Road Bonville from Zone RU2 Rural Landscape to part Zone R5 Large Lot Residential and part Zone E2 Environmental Conservation.

At its Ordinary Meeting 12 December 2019, Coffs Harbour City Council made the following resolution in relation to this matter:

"That Council:

- 1. Endorse and forward a Planning Proposal (Attachment 1) to rezone Lots 4 and 5 DP 41228, Butlers Road, Bonville - Version 1 Pre-Exhibition to the NSW Department of Planning, Industry and Environment seeking a Gateway Determination.*
- 2. Request that the Secretary of the NSW Department of Planning, Industry and Environment issue a written authorisation to Council to exercise delegation of the plan making functions under section 3.36(2) of the Environmental Planning and Assessment Act 1979 in respect of the Planning Proposal.*
- 3. Subject to the Gateway Determination from the NSW Department of Planning, Industry and Environment, place the Planning Proposal and draft Coffs Harbour Development Control Plan 2015 - Amendment No. 17 (Butlers Road Bonville) (Attachment 2) on public exhibition.*
- 4. Note that a further report will be brought back to Council for consideration following public exhibition of the Planning Proposal and draft Development Control Plan.*
- 5. Inform the landowners of Council's decision."*

In accordance with this resolution, Council is now seeking a Gateway Determination by the Department of Planning, Industry and Environment.

In support of Council's request, please find attached:

- Planning Proposal;
- Council Report;
- Council Minute;
- Evaluation Criteria for the delegation of plan making functions; and
- Information Checklist.

For further information please contact me on 6648 4657.

Yours faithfully

A handwritten signature in black ink, consisting of a stylized 'M' followed by a long, horizontal, wavy line that extends to the right.

Marten Bouma
Planner / Urban Designer

MFB