



Planning & Environment

Our file: 16/13003

Mr Ken Trethewey
Interim General Manager
Cootamundra-Gundagai Regional Council
PO Box 420
Cootamundra NSW 2590

Attention: Chris Imrie

Dear Mr Trethewey

**Planning Proposal PP_2016_CGREG_001_00 (formerly PP_2016_GUNDA_001_00) –
Alteration of Gateway Determination.**

I write regarding Council's request of 19 December 2016 for an amended Gateway determination in relation to Planning Proposal PP_2016_GUNDA_001_00 to amend the land use table for the IN3 (Heavy industrial) zone and remove Item No.46 from Schedule 5 of the Cootamundra LEP 2013.

I note Council now seeks to revise the planning proposal to include 'Serviced Apartments' as being permissible with consent in the R1 General Residential zone.

I have determined as the delegate of the Minister, in accordance with section 56(7) of the *Environmental Planning and Assessment Act 1979* (the Act) to alter the Gateway determination dated 27 October 2016 for PP_2016_001_00. The Alteration of the Gateway Determination is enclosed.

Further, as part of this amended Gateway determination, and as consequence of the initial naming of the merged Cootamundra and Gundagai Councils to Gundagai Council, a resulting system error has been identified whereby two separate planning proposals share the same planning proposal reference number. Subsequently the Department has amended its systems and corrected the duplication to avoid any future confusion during the planning proposal process. This planning proposal, for which a gateway determination was originally issued on 27 October 2016, now has a new Planning Proposal number being PP_2016_CGREG_001_00.

If you have any questions in relation to this matter, I have arranged for Mr Nathan Foster to assist you. Mr Foster can be contacted on (02) 4224 9459.

Yours sincerely

Linda Davis
Acting Director Regions, Southern
Planning Services

Encl:
Alteration to Gateway Determination
Written Authorisation to Exercise Delegation

Alteration of Gateway Determination

Planning proposal (Department Ref: PP_2016_GUNDA_001_00)

I, the Acting Director Regions, Southern at the Department of Planning and Environment as delegate of the Minister for Planning, have determined under section 56(7) of the *Environmental Planning and Assessment Act 1979* (the Act) to alter the Gateway determination dated 27 October 2016 for the proposed amendment to the Cootamundra Local Environmental Plan 2013 as follows:

1. Change the Planning Proposal number:

from PP_2016_GUNDA_001_00

to PP_2016_CGREG_001_00.

2. Amend the planning proposal description and explanatory paragraph;

from 'to amend the land use table for the IN3 (Heavy Industrial) zone and remove item No.46 from Schedule 5 (Environmental Heritage) from the Cootamundra LEP 2013'.

to 'to amend the land use table for the IN3 (Heavy Industrial) and R1 (General Residential) zones and remove item No.46 from Schedule 5 (Environmental Heritage) from the Cootamundra LEP 2013'.

Dated 23rd day of December 2016



Linda Davis
Acting Director Regions, Southern
Planning Services
Department of Planning and
Environment

Delegate of the Minister for Planning



WRITTEN AUTHORISATION TO EXERCISE DELEGATION

Cootamundra-Gundagai Regional Council is authorised to exercise the functions of the Minister for Planning under section 59 of the *Environmental Planning and Assessment Act 1979* that are delegated to it by instrument of delegation dated 14 October 2012, in relation to the following planning proposal:

Number	Name
PP_2016_CGREG_001_00	Planning proposal 'to amend the land use table for the IN3 (Heavy Industrial) and R1 (General Residential) zones and remove item No.46 from Schedule 5 (Environmental Heritage) from the Cootamundra LEP 2013'.

In exercising the Minister's functions under section 59, the Council must comply with the Department of Planning and Environment's "A guide to preparing local environmental plans" and "A guide to preparing planning proposals".

Dated

23/12/2016

Linda Davis
Acting Director Regions, Southern
Planning Services
Department of Planning and Environment

Delegate of the Minister for Planning