

Mr Jon Stone
Department of Planning and Environment
Northern Region
PO Box 550
TAMWORTH NSW 2340

Dear Mr Stone

**TAMWORTH REGIONAL LOCAL ENVIRONMENTAL PLAN 2010
SUBMISSION OF THE PLANNING PROPOSAL FOR HYMAN PARK, SOUTH TAMWORTH**

Ref: as/GH/SF8529

The purpose of this letter is to submit the *Hyman Park Planning Proposal* to the Department of Planning and Environment in accordance with Section 56 of the *Environmental Planning and Assessment Act 1979*. Council at its meeting on 12 December 2017 resolved to forward the Planning Proposal to the Minister for Planning and Environment seeking a Gateway Determination. (Please see the Council Report and Planning Proposal attached).

The objective of this proposal is to provide for future community uses on the eastern portion of Hyman Park by reclassifying this section from Community to Operational Land. The proposed amendment aims to amend the *Tamworth Regional Local Environmental Plan 2010 (TRLEP 2010) Schedule 4 – Classification and reclassification of public land*. The proposal seeks the removal of the Public Reserve status of the subject site. There are no other amendments to planning provisions included in the planning proposal.

The subject lands are identified as part of Lot 39, Section F in Deposited Plan 20599. The land is owned by Tamworth Regional Council and identified as Hyman Park, 25A Robert Street, South Tamworth, NSW. Hyman Park in total is 4.17 hectares and is bounded by residential houses, St Edwards Infants School and has frontage to Robert Street, Kathleen Street, Bruce Street, Thomson Crescent, David Street and Hillvue Road.

The park is bisected by Hillvue Road which does not have a formalised road reserve through the park. A subdivision process is underway to formalise the road reserve and create the parcels to the west and east of the Hillvue Road. The proposal aims to reclassify the part of the park to the east of Hillvue Road from Community to Operational Land to provide for future community uses on the site. The area to be reclassified to Operational Land is approximately 1.7 hectares in size.

The proposal is in accordance with the *New England North West Regional Plan 2036*, Council's *Keychange 2017-2027 Community Strategic Plan*, the *Tamworth Regional Development Strategy 2008*, and the *Tamworth Recreation and Open Space Plan 2008*.

All correspondence should be addressed to the General Manager:

Telephone: 6767 5555
Facsimile: 6767 5499

PO Box 555 (DX 6125)
Tamworth NSW 2340

trc@tamworth.nsw.gov.au
www.tamworth.nsw.gov.au

The proposed reclassification has been prompted by independent approaches from the Tamworth Aboriginal Medical Service and the Fire & Rescue NSW regarding the potential to locate significant facilities on the site. It should be noted that neither of these proposals have progressed past concept stage and are only possible future uses.

Having received these approaches, Council recognises that reclassifying this section of Hyman Park may be a prudent course of action to facilitate these or other community uses on the site in future.

The planning proposal has been prepared by Tamworth Regional Council in accordance with Section 55 of the *Environmental Planning and Assessment Act 1979* and *LEP Practice Note – PN16-001 ‘Classification and reclassification of public land through a local environmental plan’* and the Department of Planning and Environment Guidelines, ‘*A guide to preparing Local Environmental Plans*’ and ‘*A guide to preparing Planning Proposals*’.

In accordance with *PN16-001*, Council is not requesting to exercise plan-making delegations in respect to this planning proposal.

Thank you for your attention to this matter. Should you have any questions relating to the *Hyman Park Planning Proposal* please contact Council’s Senior Strategic Planner, Andrew Spicer, on (02) 67675522.

Yours faithfully



Genevieve Harrison
Manager Strategic Planning

Contact: Andrew Spicer (02) 67675522

4 January 2018

Enc.

Hyman Park Planning Proposal
Council Report 12 December 2017