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|  | **Wentworth**  Shire Council |
| 26-28 Adelaide Street WENTWORTH NSW 2648  PO Box 81 WENTWORTH NSW 2648 | |

Jenna McNabb

NSW Planning & Environment - Dubbo - Western Region

PO Box 58

DUBBO NSW 2830

via email to: jennamcnabb@planning.nsw.gov.au

Dear Jenna

**PLANNING PROPOSAL TO RECLASSIFY TWENTY RIVERFRONT LOTS – INTENT OF PLANNING PROPOSAL TO CONSOLIDATE RU1 ZONE PARCELS WITH ADJOINING LANDHOLDER ALLOTMENTS**

I refer to your email to Michele Bos, dated 9 August 2017, seeking clarification of the intent of the planning proposal to reclassify riverfront parcels of land from community to operational.

As discussed with Michele and during consultation with the Department of Planning Western Region in the preparation of the planning proposal report, Council confirms that the intent of the outcome of this amendment to the Wentworth LEP 2011 is to allow adjoining landowners to purchase the parcels or portions of the parcels with a condition that the land purchased is to be consolidated within their existing allotment. Therefore no new additional lots will be created as a result of this proposal.

As discussed the removal of the minimum lot size mapping from these parcels may result in unintended consequences prior to the sale of the riverfront parcels. As such, the minimum lot size is to be retained.

Should you wish to discuss any matter raised in this letter, please contact Michele Bos of the Health and Planning Division on 03 5027 5027.

Yours sincerely



**KEN ROSS**

**DIRECTOR HEALTH & PLANNING**