



## Gateway Determination

**Planning proposal (Department Ref: PP\_2020\_PENRI\_001\_00):** to reclassify seven lots of land owned by Hawkesbury City Council located on the corner of The Driftway and Reynolds Road in Londonderry from 'Community' to 'Operational'.

I, the Acting Director, Central (Western), at the Department of Planning, Industry and Environment, as delegate of the Minister for Planning and Public Spaces, have determined under section 3.34(2) of the *Environmental Planning and Assessment Act 1979* (the Act) that the planning proposal should proceed subject to the following conditions:

1. Prior to public exhibition, the planning proposal is to be amended to include written consent from Hawkesbury City Council for the proposed reclassification of the subject land in accordance with Section 28 of the *Local Government Act 1993*.

This written consent should advise of any further consideration by Hawkesbury City Council of the reclassification of the subject land since resolution by council on 11 March 2008.

2. Prior to public exhibition, the planning proposal is to be amended to include a proposed LEP clause that prohibits the use of the sites for new or intensified residential uses while the Waste Facility is in operation and the sites are required as a buffer.
3. Consultation to occur with the NSW Rural Fire Service prior to public exhibition in accordance with section 9.1 Direction - 4.4 Planning for Bushfire Protection and address any comments from this agency.
4. The revised planning proposal is to be updated in accordance with Conditions (1), (2) and (3) and forwarded to the Department for review and approval prior to public exhibition.
5. The planning proposal is to be made available for public exhibition for a minimum of 28 days.
6. Consultation is required with the following public authorities/organisations under section 3.34(2)(d) of the Act and/or to comply with the requirements of relevant section 9.1 Directions:

- Hawkesbury City Council

Each public authority/organisation is to be provided with a copy of the planning proposal and any relevant supporting material and given at least 21 days to comment on the proposal.

7. The time frame for completing the LEP is to be 12 months from the date of the Gateway determination.
8. Given the nature of the planning proposal, Council is not authorised to be the local plan-making authority to make this plan.

9. As the proposal involves the reclassification of land, an independent chaired public hearing is to be conducted as required under section 29 of the *Local Government Act 1993*.

Dated 10thday of March 2020.

A handwritten signature in black ink, appearing to read 'Gina Metcalfe', with a large loop at the end of the line.

**Gina Metcalfe  
Acting Director Central (Western)  
Central River City and Western  
Parkland City  
Department of Planning, Industry and  
Environment**

**Delegate of the Minister for Planning  
and Public Spaces**