



New South Wales

# **Mid-Western Regional Local Environmental Plan 2012 (Amendment No 22)**

under the

**Environmental Planning and Assessment Act 1979**

The following local environmental plan is made by the local plan-making authority under the *Environmental Planning and Assessment Act 1979*.

**BRAD CAM, GENERAL MANAGER, MID-WESTERN REGIONAL COUNCIL**  
As delegate for the local plan-making authority

## **Mid-Western Regional Local Environmental Plan 2012 (Amendment No 22)**

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Environmental Planning and Assessment Act 1979

### **1 Name of Plan**

This Plan is *Mid-Western Regional Local Environmental Plan 2012 (Amendment No 22)*.

### **2 Commencement**

This Plan commences on the day on which it is published on the NSW legislation website.

### **3 Land to which Plan applies**

This Plan applies to land in Zone R5 Large Lot Residential identified as “Area D” on the Lot Size Map under *Mid-Western Regional Local Environmental Plan 2012*.

### **4 Maps**

The maps adopted by *Mid-Western Regional Local Environmental Plan 2012* are amended or replaced, as the case requires, by the maps approved by the local plan-making authority on the making of this Plan.

## **Schedule 1      Amendment of Mid-Western Regional Local Environmental Plan 2012**

### **Clause 6.14**

Insert after clause 6.13:

#### **6.14    Minimum subdivision lot size for community title schemes on certain land in Zone R5**

- (1) The objective of this clause is to facilitate community title subdivision with a minimum lot size of 2 or 5 hectares for certain land in Zone R5 Large Lot Residential.
- (2) This clause applies to a subdivision (being a subdivision that requires development consent) under the *Community Land Development Act 1989* of land only in Zone R5 Large Lot Residential identified as “Area D” on the Lot Size Map, but does not apply to a subdivision by the registration of a strata plan.
- (3) The size of any lot resulting from a subdivision of land to which this clause applies (other than any lot comprising association property within the meaning of the *Community Land Development Act 1989*) is not to be less than the minimum size shown on the Lot Size Map in relation to that land.
- (4) Despite subclause (3), if the consent authority is satisfied that each lot is, or will be serviced by a water reticulation system, land identified as “Area D” on the Lot Size Map may be subdivided to create lots of at least 2 hectares.