



Mr Greg Hill
General Manager
Central Darling Shire
PO Box 165
WILCANNIA NSW 2836

Dear Mr Hill

Planning proposal [PP_2020_CENTR_001_00] to amend Central Darling Local Environmental Plan 2012 – Heritage.

I am writing in response to Council's request for a Gateway determination under section 3.34(1) of the *Environmental Planning and Assessment Act 1979* (the Act) in respect of the planning proposal to establish a heritage conservation area in Wilcannia, include new heritage listings in Schedule 5 and amend errors in current listings in Schedule 5.

As delegate of the Minister for Planning and Public Spaces, I have now determined that the planning proposal should proceed subject to the conditions in the enclosed Gateway determination.

I have also agreed, as delegate of the Secretary, the planning proposal's consistency with section 9.1 Directions 1.2 Rural Zones, 1.5 Rural Lands, 2.3 Heritage Conservation and 3.1 Residential Zones. No further approval is required in relation to these Directions.

I have considered Council's request to be the local plan-making authority and have determined not to condition the Gateway for Council to be the local plan-making authority due to the specified matters in the proposal.

The amending local environmental plan (LEP) is to be finalised within twelve 12 months of the date of the Gateway determination. Council should aim to commence the exhibition of the planning proposal as soon as possible. Council's request for the Department of Planning, Industry and Environment to draft and finalise the LEP should be made six (6) weeks prior to the projected publication date.

All related files for LEP Amendment, including PDF maps, Map Cover Sheet, planning proposal document and GIS data, if available, must be submitted to the Department via the Planning Portal website at www.planningportal.nsw.gov.au. To submit the data, Council is requested to create an account and log in using these details.

The state government is committed to reducing the time taken to complete LEPs by tailoring the steps in the process to the complexity of the proposal, and by providing clear and publicly available justification for each plan at an early stage. In order to meet these commitments, the Minister may take action under section 3.32(2)(d) of the Act if the time frames outlined in this determination are not met.

Should you have any enquiries about this matter, I have arranged for Ms Jenna McNabb, Planning Officer from the Department of Planning, Industry and Environment, Western Region office, to assist you. Ms McNabb can be contacted on 5852 5800.

Yours sincerely



26/06/2020

Damien Pfeiffer
Director, Western Region
Local and Regional Planning

Encl: Gateway determination
Authorised plan-making reporting template