



COOMA-MONARO SHIRE COUNCIL

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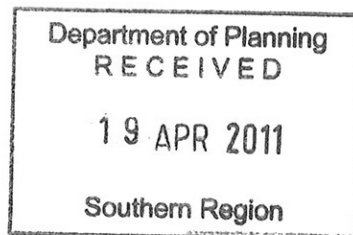
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OFFICE HOURS: Monday – Friday 8.35am – 5.00pm
All correspondence to be addressed to the General Manager

Enquiries: Sue Robb (SR:CL)
Our Ref: 6226 & PL/STR/24
Your Ref:



15 April 2011



B Whitworth
Regional Director – Southern Region
NSW Department of Planning
PO Box 5475
WOLLONGONG NSW 2520

ATTENTION NATHAN FOSTER

Dear Mr Whitworth

PLANNING PROPOSAL – AMENDMENT OF YARROWLUMLA LOCAL ENVIRONMENTAL PLAN 2002

At Council's meeting of 11 April 2011, Council resolved:

- 1 *That the Planning Proposal, and draft Planning Proposal from the applicants' consultant, be referred to the Director-General of Planning for a Gateway Determination in accordance with Section 56 of the NSW Environmental Planning and Assessment Act 1979.*
- 2 *That the Planning Proposal be exhibited for 28 days.*
- 3 *That during the exhibition of the Planning Proposal, a community meeting be held in Michelago village to discuss the Planning Proposal and the future direction of the village of Michealgo.*
- 4 *That if the Planning Proposal receives a Gateway Determination allowing it to continue, that the property owners' planning consultant be requested to engage a qualified and experienced ecologist to review the existing environmental assessment prior to the NSW Department of Planning being advised by Council of the results of consultation with the community and government agencies. The review should include the requirements relating to cats and dogs.*

- 5 *That if the Planning Proposal receives a Gateway Determination allowing it to continue, that the property owners' planning consultant be requested to discuss the existing assessment of Aboriginal cultural heritage with the NSW Department of Environment, Climate Change and Water and undertake any required work prior to the NSW Department of Planning being advised by Council of the results of consultation with the community and government agencies.*
- 6 *That if the Planning Proposal receives a Gateway Determination allowing it to continue, that the property owners' planning consultant be requested to discuss the existing assessment with the NSW Rural Fire Service and undertake any required work prior to the NSW Department of Planning being advised by Council of the results of consultation with the community and government agencies.*
- 7 *That if the Planning Proposal receives a Gateway Determination allowing it to continue, that a Stage 2 Contaminated Lands Assessment for the service station area and a Stage 1 Contaminated Lands Assessment be completed prior to the NSW Department of Planning being advised by Council of the results of consultation with the community and government agencies.*
- 8 *That an amended Site and Soil Assessment be prepared to encompass any relevant changes and to identify areas available and a reserve area for effluent disposal on each proposed lot. The amended report shall also include future management of the existing bore located on Lot 1 DP 790570 in relation to effluent disposal areas.*
- 9 *That an assessment of the visual impact of the development proposal be completed prior to the NSW Department of Planning being advised by Council of the results of consultation with the community and government agencies.*
- 10 *That the draft Twenty-year Strategic Direction contains details on the future direction of the village of Michelago.*

Please find attached the report to Council dated 11 April 2011, the Planning Proposal and the Planning Proposal prepared by the applicant's consultant.

Please determine this Planning Proposal under the 'Gateway' process.

If you wish to discuss this matter or require additional information please contact Sue Robb, Strategic Planner.

Yours sincerely

RONALD DAKIN
MANAGER OF PLANNING
for
PETER SMITH
DIRECTOR OF ENVIRONMENTAL SERVICES