



Mr. Russ Pigg,  
General Manager  
Shoalhaven City Council  
PO Box 42  
NOWRA, NSW, 2541

Attention: Ms. Jenna Tague

Dear Mr. Pigg,

**Planning proposal PP\_2018\_SHOAL\_001\_00 to amend Shoalhaven Local Environment Plan 2014**

I refer to your letter of 29 January 2018 in relation to planning proposal PP\_2018\_SHOAL\_001\_00 to amend Shoalhaven Local Environment Plan 2014 to include the land use term 'semi-detached dwelling' as permitted with consent in the land use tables for the R2 Low Density Residential and the RU5 Village Zones.

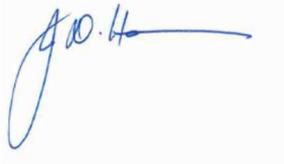
As delegate of the Minister of Planning, I have now determined that the Planning Proposal should proceed subject to the conditions in the attached Gateway determination. I have considered Council's request to be the plan making authority for this plan and this request is supported.

The amending Local Environment Plan (LEP) is to be finalised within 12 months of the date of the Gateway determination. Council should aim to commence the exhibition of the planning proposal as soon as possible.

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 timeframes outlined in this determination are not met.

Should you have any further enquiries about this matter, I have arranged for Ms Karen Kirk-Torresan to assist you. Ms Kirk-Torresan can be contacted on 4224 9461.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'J.H.', with a horizontal line extending to the right.

16.04.2018

**Jeffrey Horn**  
**Acting Director Regions, Southern**  
**Planning Services**

Encl: Gateway Determination  
Delegated Plan Making Reporting Template