



PNC002823

MidCoast
Council

9 January 2017

Regional Director Hunter Region
Department of Planning and Environment
PO Box 1226
NEWCASTLE NSW 2300

Our Ref: SP-PP-14
Your ref: PP_2014_GLAKE_001_00
Enquiries: A Macvean

Dear Ms Gibson

Re: Request for Extension of Time to Finalise Planning Proposal to Amend Great Lakes Local Environmental Plan 2014 Coastal Risk Planning Area Maps

Council has prepared and is processing a Planning Proposal to amend the Coastal Risk Planning Area Maps in Great Lakes Local Environmental Plan 2014.

The Planning Proposal has been progressed in accordance with the Gateway Determination of the Department of Planning and Environment issued on 11 July 2014.

On 13 March 2015 the Department granted an extension of time to the Gateway Determination until 18 January 2016. On 29 January 2016 the Department granted a second extension of time until 18 January 2017. A copy of the original Determination and extensions are attached.

Council requests that the Department grant a third extension of time to allow for the following:

1. The elected Council has requested that no further action on the Planning Proposal be taken until such time as the Minister for the Environment has certified the Draft Great Lakes Coastal Zone Management Plan and Draft Jimmy's Beach Coastal Zone Management Plan.

The Jimmy's Beach Coastal Zone Management Plan has been certified and published in the NSW Government Gazette.

The Great Lakes Coastal Zone Management Plan has been amended in accordance with the NSW Coastal Panel and Minister's requirements but has not yet been certified or published in the NSW Government Gazette.

2. The Minister for Planning announced the Coastal Reforms on 13 November 2015 and the implications for the existing coastal zone management plan projects and the Planning Proposal were somewhat unclear at that time.

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3. The Minister subsequently placed the Coastal Management SEPP, S117 Ministerial Direction and associated documents on exhibition on 11 November 2016 and the implications of these reforms are currently being determined.

Great Lakes Council was amalgamated with the former Greater Taree and Gloucester Councils on 12 May 2016.

The former Great Lakes and Greater Taree Council's had different policies and approaches to coastal hazard identification, notification, management and assessment.

Council officers are therefore reviewing the Coastal Reform documentation and will as part of this process, be required to formulate a submission on the basis of a new MidCoast Council approach to coastal hazard identification, notification, management and assessment.

In this regard, the new implementation timeframes, coastal vulnerability area mapping within the State Environmental Planning Policy and parameters of the new S117 Direction in particular, may influence how MidCoast Council progress the Planning Proposal.

Therefore, while a draft submission on the coastal reforms is required to be lodged with the Department of Planning & Environment by 20 January 2017, Council's formal submission, new policy position and therefore resolution of the subject Planning Proposal, cannot be confirmed until a report is tabled at the first available Council meeting in February 2017.

Therefore, on this basis and in view of the ongoing uncertainty associated with the Coastal Reform process, Council requests an extension to the Gateway Determination for the Planning Proposal to amend Coastal Risk Planning Area maps in Great Lakes Local Environmental Plan 2014 until December 2017.

An amended Project Timeline is provided with this request. The request and timeline assume that the Planning Proposal will continue through to completion in a manner consistent with the Coastal Reform framework currently on exhibition.

Upon confirmation of the extension, the Project Timeline will be incorporated into the Planning Proposal in accordance with the Gateway Determination.

Should you require any further information please do not hesitate to contact Ms Alexandra Macvean on (02) 6591 7348 or email alexandra.macvean@greatlakes.nsw.gov.au.

Yours faithfully



Alexandra Macvean
Senior Strategic Planner
Planning and Environmental Services

PART 5 - PROJECT TIMELINE

In accordance with DP&E guidelines the following timeline is provided which includes the tasks deemed necessary for the making of this local environmental plan.

Task	Responsibility	Timeframe	Date
Adoption of amendments to LEP 2014 Coastal Risk Planning Area Maps	Council		April 2014
Planning Proposal Lodged with Dept. Planning & Environment for Gateway Determination	Council		June 2014
Gateway Determination	Dept. Planning	4 weeks	July 2014
Great Lakes Beaches and Bluey's/Boomerang Beaches Coastal Zone Management Plan (CZMP) projects combined	Council		August - October 2014
Minister announces Coastal Reforms and deadline for lodgment of CZMPs for certification		NSW OEH deadline 30 June 2015	November 2014
Great Lakes Beaches Options Report exhibited	Council	9 weeks 3 information sessions	December 2014 - February 2015
NSW Office of Environment & Heritage & NSW Coastal Panel review of Draft Jimmy's Beach CZMP prior to exhibition	Council NSW OEH NSW Coastal Panel		January 2015
Finalisation of Draft GL CZMP for exhibition with Planning Proposal in accordance with Gateway Determination	Council		February 2015
Great Lakes Councillor Coastal Workshop	Council		March 2015
Draft Jimmy's Beach and Great Lakes CZMPs adopted for exhibition with Planning Proposal	Council		March 2015
Draft Amendments to Development Control Plan (DCP) adopted for exhibition with Planning Proposal	Council		March 2015
Public exhibition of Amended Planning Proposal, Draft CZMPs and Draft DCP Provisions	Council	Minimum 28 days (DPE) 6 weeks (GLC) 5 Information Sessions (GLC)	March - April 2015
Consultation with Public Authorities in accordance with Gateway Determination	Council	6 weeks	March - April 2015
Adopt Jimmy's Beach CZMP	Council		23 June 2015
Report on public submissions and facilitate presentations to elected Council	Council		August - September 2015
Amend DCP in response to submissions and adopt for re-exhibition	Council		October 2015

Task	Responsibility	Timeframe	Date
Minister for Planning announces Coastal Reforms (Act and Manual) on exhibition	Dept. Planning NSW OEH	3 months	November 2015
Adopt Great Lakes Coastal Zone Management Plan	Council		November 2015
Adopt Amended DCP Provisions	Council		February - March 2016
Great Lakes Council merged with Greater Taree Council and Gloucester Council 12 May 2016			
Minister Certification letter for Jimmy's Beach CZMP	NSW OEH		25 May 2016
Council adopt amended Jimmy's Beach CZMP	Council		August 2016
Jimmy's Beach CZMP published in NSW Gazette	NSW Government		23 Sept 2016
Minister for Planning announces Coastal Reforms (SEPP & S117 Direction) on exhibition	Dept. Planning NSW OEH	2 months	November 2016
<i>Minister Certification letter for Great Lakes CZMP</i>	<i>NSW OEH</i>		<i>January 2017</i>
<i>MidCoast Council determine new corporate approach to coastal planning</i>	<i>Council</i>		<i>February 2017</i>
<i>Council adopt amended Great Lakes CZMP</i>	<i>Council</i>		<i>March 2017</i>
<i>Great Lakes CZMP published in NSW Gazette</i>	<i>NSW Government</i>		<i>April 2017</i>
<i>Gateway Determination review and amended if necessary</i>	<i>Council Dept. Planning</i>		<i>May - June 2017</i>
<i>Council report to finalise Planning Proposal</i>	<i>Council</i>		<i>July 2017</i>
<i>Planning Proposal Lodged with Dept. Planning and Environment to be made</i>	<i>Council</i>		<i>August 2017</i>
<i>Making of local environmental plan</i>	<i>Minister for Planning</i>	<i>6 – 8 weeks</i>	<i>September 2017</i>