



Planning & Infrastructure

Office of the Director General

Our ref: 12/13963

Ms Lea Rosser
General Manager
Cessnock City Council
PO Box 152
CESSNOCK NSW 2325

Dear Ms Rosser

Black Hill Industrial Rezoning Proposal

I refer to the Planning Proposal for the rezoning of land at Black Hill, submitted by the Catholic Diocese of Maitland-Newcastle. The Diocese has requested the Minister consider the appointment of an alternate Relevant Planning Authority (RPA), in response to Council's reluctance to progress the Planning Proposal since its lodgement in November 2011.

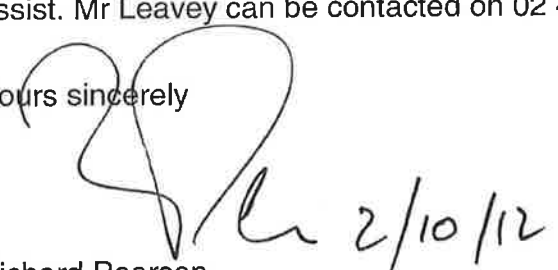
The Department is currently putting in place a process to formalise the review of such proposals and expects to have this in place shortly. In the interim however I have considered the request for review, together with the resolutions of Council in relation to the matter and other relevant considerations. In particular I acknowledge the local community's concerns regarding the Proposal.

I am of the opinion the Proposal has merit and should be submitted to the Gateway for consideration as soon as possible. I am also of the opinion that, at this point in time, Council remains the most appropriate RPA. The consultation and additional work being requested are matters more appropriately considered, and identified, through the Gateway process. In light of this, I request Council prepare and submit the Planning Proposal within 40 days of the date of this letter for a Gateway determination.

If Council does not submit a Planning Proposal within the 40 day period, it will be necessary to reassess the need to appoint an alternative RPA for this proposal.

Should you have any questions regarding this matter I have arranged for the Department's Regional Director Hunter & Central Coast Region, Mr Michael Leavey, to assist. Mr Leavey can be contacted on 02 4904 2700.

Yours sincerely



Richard Pearson
A/Director-General