

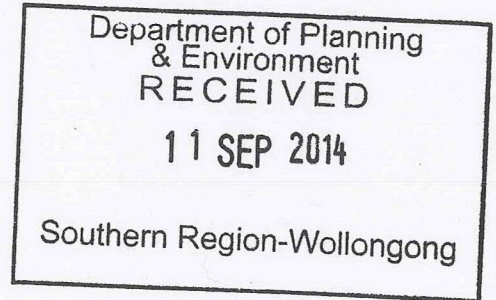


Bega Valley Shire Council



8 September 2014

NSW Department of Planning
Ms Linda Davis
Acting General Manager Southern Region
PO Box 5475
Wollongong NSW 2520



Dear Ms Davis,

Planning Proposal for Gateway Determination – Detached Dual Occupancy development in RU1 Primary Production and RU2 Rural Landscape Zones

At the Ordinary Council meeting held on the 9 July 2014 Council resolved to prepare a planning proposal to permit detached dual occupancies as a permitted use with consent in the RU1 and RU2 Land Use Tables of BVLEP 2013 to provide additional housing options for rural residents and support for farmers with succession planning. Accordingly, Council staff have prepared the enclosed Planning Proposal.

Council requests a Gateway Determination on the Planning Proposal from the Minister for Planning in accordance with Section 56 of the *Environmental Planning and Assessment Act 1979*. As such, please find enclosed a copy of the Evaluation Criteria for the Delegation of Plan Making Functions and Planning Proposal report for your reference.

Please note that Council is not seeking delegation of the plan-making functions under Section 59 of the *Environmental Planning and Assessment Act 1979* for this matter.

Should you have any queries regarding the Planning Proposal, please contact Council's Strategic Planner, Carley McGregor on (02) 6499 2112 or cmcgregor@begavalley.nsw.gov.au.

Kindest regards,

Mark Fowler
Acting Manager Planning Services

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