

Warringah Draft LEP (Amendment 7) Correct anomalies and errors to improve the operation of Warringah LEP 2011.

Proposal Title :	Warringah Draft LEP (Amendment 7) Correct anomalies and errors to improve the operation of Warringah LEP 2011.		
Proposal Summary :	Correct anomalies and errors to improve the operation of Warringah LEP 2011 including: permitting 'boat and repair facilities' in the IN1 General Industrial zone, prohibiting registered clubs in the RE2 Private recreation zone, adding 4 registered club sites to Schedule 1, reducing the height control from 11m to 8.5m for certain land in Narrabeen, removing an acquisition from the Land Reservation Acquisition Map, updating mapping for items listed under Schedule 1 and updating Clause 6.1 Acid Sulfate Soils.		
PP Number :	PP_2012_WARRI_007_00	Dop File No :	12/16844-1

Planning Team Recommendation

Preparation of the planning proposal supported at this stage : **Recommended with Conditions**

S.117 directions :

- 1.1 Business and Industrial Zones
- 3.1 Residential Zones
- 4.1 Acid Sulfate Soils
- 4.3 Flood Prone Land
- 6.1 Approval and Referral Requirements
- 6.2 Reserving Land for Public Purposes
- 7.1 Implementation of the Metropolitan Plan for Sydney 2036

Additional Information :

- 1. Public consultation for a minimum period of 14 days.
- 2. 9 months to finalise the Planning Proposal.
- 3. In relation to "Registered clubs" on land zoned RE2 Private Recreation, the Department supports the prohibition of "registered clubs" under RE2 Private recreation, the inclusion of four specified "Registered clubs" under Schedule 1 (and rezoning of these 4 sites to RE1 Public Recreation) and relying on existing use rights for remaining registered clubs in the RE2 Private Recreation zone.

Supporting Reasons : The above conditions are necessary to ensure that the Planning Proposal is finalised in an orderly manner.

Panel Recommendation

Recommendation Date : 01-Nov-2012 Gateway Recommendation : Passed with Conditions

Panel Recommendation : The Planning Proposal should proceed subject to the following conditions:

1. Prior to commencing public exhibition, Council is to amend the planning proposal to remove any reference to item 2.
2. Community consultation is required under sections 56(2)(c) and 57 of the Environmental Planning and Assessment Act 1979 ("EP&A Act") as follows:
 - (a) the planning proposal is classified as low impact as described in A Guide to Preparing LEPs (Department of Planning 2009) and must be made publicly available for 14 days; and
 - (b) the relevant planning authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for material that must be made publicly available along with planning proposals as identified in section 4.5 of A Guide to Preparing LEPs (Department of Planning 2009).
3. No consultation is required with public authorities under section 56(2)(d) of the EP&A Act.

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4. A public hearing is not required to be held into the matter by any person or body under section 56(2)(e) of the EP&A Act. This does not discharge Council from any obligation it may otherwise have to conduct a public hearing (for example, in response to a submission or if reclassifying land).

5. The timeframe for completing the LEP is to be 9 months from the week following the date of the Gateway determination.

Signature: _____

Printed Name: _____

Date: _____