

Mr Roger Busby
Release Area Manager
Planning and Environmental Services
PO Box 450
FORSTER NSW 2428

Our ref: 10/09567
Your ref: SP LEP 13

Dear Mr Busby,

Pending LEP – draft Great Lakes Local Environmental Plan 1996 (Amendment No 13) – Stage 2 (Deferred Areas)

I refer to your letter dated 29 April 2010, requesting a Gateway Determination under section 56 of the *Environmental Planning and Assessment Act 1979* ('EP&A Act') for the draft Great Lakes LEP 1996 (Amendment No 13) that had previously been exhibited by Council.

I am writing to notify you that I have determined (as the delegate of the Director General) under clause 12(2) of the *Environmental Planning and Assessment Regulation 2000* that the former LEP plan-making provisions cease to apply to the draft LEP. The current provisions of Part 3 of the EP&A Act now apply.

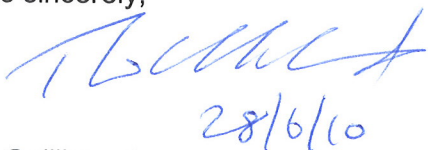
Furthermore I have, as the delegate for the Minister for Planning, determined under clause 122 (2) of Schedule 6 to the EP&A Act to dispense with all the conditions precedent up to section 59 of the EP&A Act for the making of this draft LEP. However, given the time lapsed since the draft plan was exhibited and the changes made following that exhibition, Council is required to re-exhibit the draft plan for a minimum period of 28 days and consider any submissions made during that exhibition. Council is also to undertake fresh consultation with relevant State Government Agencies who responded to the original exhibition of the draft plan, and particularly with the Department of Environment Climate Change and Water.

Council is encouraged to finalise the LEP within 12 months of the week following the date of this letter. Council's request for the Department to draft and finalise the LEP should be made 6 weeks prior to the projected publication date.

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 54(2)(d) of the EP&A Act if the time frames outlined in this determination are not met.

Should you have any queries in regard to this matter, please contact Mr Paul Maher of the Department's Hunter & Central Coast Regional Team on 49042719.

Yours sincerely,



28/6/10

Tom Gellibrand
Deputy Director General
Plan Making & Urban Renewal
(as delegate of the Minister and the Director General)

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