

[Agenda Report](#)

**SUBJECT: CCL 08/12/15 - 162A NEWCASTLE ROAD WALLSEND -
ENDORSEMENT OF PROPOSED AMENDMENT TO
NEWCASTLE LOCAL ENVIRONMENTAL PLAN 2012**

RESOLVED: (Councillors Clausen/Posniak)

Council resolves to:

- a) Endorse the attached Planning Proposal (**Attachment A**), pursuant to Section 55 of the *Environmental Planning and Assessment Act 1979*, in order to amend Newcastle Local Environmental Plan 2012 for land at 162A Newcastle Road, Wallsend as follows:
 - i. Amend the Land Zoning Map to rezone part of the site from RE1 Public Recreation to R3 Medium Density Residential;
 - ii. Amend the Height of Buildings Map to include a maximum permissible height of 10 metres over the land proposed to be zoned R3 Medium Density Residential;
 - iii. Amend the Floor Space Ratio (FSR) Map to include a maximum permissible FSR of 0.9 over the land proposed to be zoned R3 Medium Density Residential;
 - iv. Amend the Minimum Lot Size Map to reduce the minimum lot size of 40 hectares to 450m² over the land proposed to be zoned R3 Medium Density Residential; and
 - v. Include the subject land within Part 1 – Land classified or reclassified, as operational land – no interests changed within Schedule 4 Classification and reclassification of public land, as follows:
 - Column 1 to read “*Wallsend*”
 - Column 2 to read “Lot 110, DP9755, 162A Newcastle Road”.
- b) Forward the Planning Proposal to the Minister for Planning and Environment for Gateway Determination pursuant to Section 56 of the *EP&A Act 1979*.
- c) Advise the Secretary of Planning and Environment that Council does not seek to exercise delegations for undertaking Section 59(1) of the *EP&A Act 1979*.
- d) Consult with the community and relevant government agencies as instructed by the Gateway Determination, noting that section 29 of the Local Government Act 1993 requires a public hearing to be held in respect of the reclassification of the land.
- e) Receive a report back on the Planning Proposal following completion of the required consultation.