



PARLIAMENTARY COUNSEL

Opinion

Environmental Planning and Assessment Act 1979
Proposed Shoalhaven Local Environmental Plan 2014 (Amendment No 14)

Your ref: Peta Brooks 52920E (D17/234165); PP_2016_SHOAL_004_00
Our ref: FHG e2017-194.d03

In my opinion the attached draft environmental planning instrument may legally be made.

When the environmental planning instrument is made, a map cover sheet that lists the final form of the map adopted by the instrument should be signed by the person making the instrument.



(D COLAGIURI)
Parliamentary Counsel

11 September 2017



New South Wales

Shoalhaven Local Environmental Plan 2014 (Amendment No 14)

under the

Environmental Planning and Assessment Act 1979

I, the Minister for Planning, make the following local environmental plan under the
Environmental Planning and Assessment Act 1979.

Gerolan Clark, 13 September 2017

Strategic Planning Manager

Signed under delegation for Shoalhaven City Council

Minister for Planning

*As delegate
for time*

Shoalhaven Local Environmental Plan 2014 (Amendment No 14)

under the

Environmental Planning and Assessment Act 1979

1 Name of Plan

This Plan is *Shoalhaven Local Environmental Plan 2014 (Amendment No 14)*.

2 Commencement

This Plan commences on the day on which it is published on the NSW legislation website.

3 Land to which Plan applies

This Plan applies to Lot 393, DP 1144727, 5C Creston Grove, Bomaderry.

4 Maps

The maps adopted by *Shoalhaven Local Environmental Plan 2014* are amended or replaced, as the case requires, by the maps approved by the Minister on the making of this Plan.

5 Amendment of Shoalhaven Local Environmental Plan 2014

Schedule 1 Additional permitted uses

Insert at the end of the Schedule, with appropriate clause numbering:

Use of certain land at 5C Creston Grove, Bomaderry

- (1) This clause applies to land identified as "Sch 1.20" on the Clauses Map, being Lot 393, DP 1144727, 5C Creston Grove, Bomaderry.
- (2) Development for the purposes of vehicle sales or hire premises only is permitted with development consent.
Note. The development referred to in this subclause does not include, for example, any ancillary industrial activity such as the repair of, or fitting of accessories to, motor vehicles, caravans, boats, trailers, agricultural machinery and the like.
- (3) Subclause (2) does not apply to a development application lodged more than 12 months after the commencement of *Shoalhaven Local Environmental Plan 2014 (Amendment No 14)*.
- (4) Development consent must not be granted under subclause (2) unless the consent authority is satisfied that development work will physically commence on the land within 12 months after the date the consent is granted.

Environmental Planning and Assessment Act 1979
**Shoalhaven Local Environmental Plan 2014
(Amendment No 14)**

Shoalhaven City Council
PO Box 42
NOWRA NSW 2541

Map Cover Sheet

The following map sheets are revoked:

Map Sheet	Map Identification Number
Clauses Map CLS_013D	6950_COM_CLS_013D_020_20151118

The following map sheets are adopted:

Map Sheet	Map Identification Number
Clauses Map CLS_013D	6950_COM_CLS_013D_020_20170725

Certified

Gordon Clark . [Date] 13. 09. 17

Gordon Clark
Strategic Planning Manager
signed under delegation for Shoalhaven City Council

As delegate for the Minister for Planning