

Mr Rob Noble
Chief Executive Officer
Central Coast Council
PO BOX 21
GOSFORD NSW 2250

Our ref: PP_2015_GOSFO_010_00

Attention: Matthew Prendergast

Dear Mr Noble

**Planning Proposal PP_2015_GOSFO_010_00 – Alteration of Gateway
Determination**

I refer to Council's correspondence seeking an extension of time to complete planning proposal PP_2015_GOSFO_010_00 for Gosford City Centre – City Core Incentives.

I have considered Council's request and have determined, as the delegate of the Minister, in accordance with section 56(7) of the *Environmental Planning and Assessment Act 1979*, to alter the Gateway determination dated 22 October 2015 for PP_2015_GOSFO_010_00. The alteration of the Gateway determination is enclosed.

I note that Council advised of its intention to exhibit supporting documents, including amended development control provisions, a planning agreements policy, and policy on the administration, monitoring and review of the proposed city core incentives. I understand that these were not exhibited with the planning proposal.

I have agreed to extend the timeframe for completion until 29 April 2017 and in doing so direct Council to conduct further community consultation of the planning proposal. This will allow the planning proposal to be exhibited alongside the supporting documentation, giving the community the opportunity to better understand the application of the proposed incentives and the public benefit component of the scheme. It will also ensure the community can make its views known to the Council, prior to Council considering whether to forward the plan for finalisation.

If you have any questions in relation to this matter, I have arranged for Ms Louise Starkey of the Department's Central Coast team to assist you. Ms Starkey can be contacted on (02) 4348 5000.

Yours sincerely



8/9/2016

Monica Gibson
Director Regions, Hunter and Central Coast
Planning Services

Encl:
Alteration of Gateway Determination

Alteration of Gateway Determination

Planning proposal (Department Ref: PP_2015_GOSFO_010_00)

I, the Director Regions, Hunter and Central Coast, at the Department of Planning and Environment, as delegate of the Minister, have determined under section 56(7) of the *Environmental Planning and Assessment Act 1979* (the Act) to alter the Gateway determination dated 22 October 2015 for the proposed amendment to the Gosford Local Environmental Plan 2014 as follows:

1. Delete:

“condition 6”

and replace with:

a new condition 6 “The timeframe for completing the LEP is by 29 April 2017.”

2. Insert:

New condition 7

“Further community consultation is required under sections 56(2)(c) and 57 of the Act as follows:

- a. the planning proposal must be made publicly available for a minimum of **28 days**; and
- b. the relevant planning authority must comply with the notice requirements for public exhibition for planning proposals and the specifications for material that must be made publicly available along with planning proposals as identified in *A guide to preparing local environmental plans* (Department of Planning and Environment 2016).”

Dated 8 day of September 2016



Monica Gibson
Director Regions, Hunter and Central Coast
Planning Services
Department of Planning and Environment

Delegate of the Minister for Planning