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Please Quote 86.902
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05 July 2012

Gosford City Council

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Deputy Director General
Plan Making & Urban Renewal
Department of Planning
C/- P.O.Box 1148
GOSFORD NSW 2250

Attention: Garry Hopkins

Dear Sir/Madam

Re: Planning Proposal to amend the Gosford Planning Scheme Ordinance to enable the temporary use of land at Lot 4 DP 775631 Racecourse Road, West Gosford for uses unrelated to horse racing.

Your Reference: PP_2011_GOSFO_006_00 (11/22504)

I refer to the Gateway Determination signed on 25 January 2012 relating to the above property and in particular the timetable supplied by the Department for completion of the plan.

In accordance with the Gateway Determination, Council undertook consultation with the NSW Rural Fire Service and NSW Roads and Maritime Services. Council forwarded correspondence dated 7 February 2012 to these Authorities. The last Authority to respond to Council's request for comment was the Roads and Maritime Services who provided correspondence dated 22 March 2012. These comments contained certain requirements which were required to be incorporated into a site specific Development Control Plan.

The letter attached to the Gateway Determination also required that a site specific Development Control Plan be prepared to resolve issues in relation to flooding and drainage planning for the site which may impact on future temporary use of the site. This DCP was also required to be placed on public exhibition concurrently with the planning proposal and should be prepared to reflect the outcomes of Council's Floodplain Risk Management Plan which is currently being finalised.

Preparation of the DCP required internal consultation with various units within Council and also the Applicant and as a result the delays were experienced in placing the Planning Proposal on public exhibition.

The resultant delays will mean that the timetable for completion of the plan required in the Gateway Determination will not be met. Council would therefore request that the Department provide an extension of time for completion of the Planning Proposal. It should be noted that the Planning Proposal has been publicly exhibited and a report to Council is now being finalised. This is targeted to go to the Council meeting of 7 August

2012. It is anticipated that the Planning Proposal will be forwarded the Department for gazettal shortly after this meeting.

If you have any enquiries concerning the above information please contact Peta James on 4325 8871.

Yours faithfully

Peta James

Peta James
Snr Urban Designer/Planner Integrated Planning