

3 September 2013

The Regional Manager
NSW Department of Planning & Infrastructure
Hunter Regional Office
PO Box 1226
NEWCASTLE NSW 2300

Dear Sir / Madam

Subject: Notification of preparation of Draft Amendment to Lake Macquarie Local Environmental Plan 2004 - Killingworth

Location: Various lots – Killingworth

I advise that on 12 August 2013, Council resolved to prepare a draft amendment to Lake Macquarie Local Environmental Plan (LEP) 2004. The draft amendment aims to rezone various lots in Killingworth from 10 Investigation zone to 2(1) Residential and 7(2) Environmental (Secondary) zones.

In May 2007, Council resolved to prepare this draft amendment to Lake Macquarie Local Environmental Plan 2004 (LMLEP 2004). Consultation with government agencies and comprehensive environmental studies have commenced, but progress slowed due to funding constraints, as well as the emergence of conflicting information relating to the biodiversity values of the site, which required further environmental investigations to confirm vegetation types.

Because of the time taken to prepare, investigate, and finalise the environmental studies, the transitional arrangements provided under the changes to the *EP&A Act, 1979* in July 2009, have now lapsed. As a result, Council now seeks a gateway determination to proceed with this Planning Proposal.

I provide further detail of the proposal in the enclosed Council report, Planning Proposal, and Local Environmental Study (LES) including a locality map showing the site, current zoning, aerial, proposed zoning, and surrounding area.

Please forward the attached Planning Proposal, Council Report, and LES to the Gateway for determination.

Should you require further information, please contact me on 4921 0371.

Yours faithfully



Karen Partington
Senior Strategic Landuse Planner
Integrated Planning Department

Enclosure: Planning Proposal, Council report, and LES

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