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Shellharbour Local Environmental Plan 2013 Planning Proposal No 0003/2016

Dear Graham

Council at its meeting held on 30 August 2016 resolved to prepare a Planning Proposal to amend Shellharbour Local Environmental Plan 2013. The Planning Proposal is for Lot 2 DP 1144885, 1 Piper Road Dunmore.

The Planning Proposal is to amend Shellharbour LEP 2013 to:

Resolve the deferred matter of Lot 2 DP 1144885 Piper Road Dunmore and rezone the subject land appropriately using the Standard Instrument LEP zoning and provisions. Once rezoned, the subject land will be zoned under Shellharbour LEP 2013 and will no longer apply under Shellharbour LEP 2004.

The rezoning of this site is in accordance with Department of Planning and Environment Practice Note 10-001 *Zoning for Infrastructure in LEPs*.

Council proposes to use its plan-making delegation under Section 59 of the *Environmental Planning & Assessment Act 1979* as it considers the matter included in the Planning Proposal is a:

- Spot rezoning consistent with surrounding zones and/or an endorsed strategy

Council seeks the Department's authorisation to use its plan-making delegations.

Under Section 56 of the *Environmental Planning & Assessment Act 1979*, the Planning Proposal is attached for your consideration.

Please contact me on 4221 6157 if you need more information.

Yours sincerely



Bernadette Sharpe
Strategic Planner

Attached:

- Planning Proposal. Note: The Planning Proposal attachments are found on the CD version only.