

Dr Clare Allen
Chief Executive Officer
Port Macquarie-Hastings Council
PO Box 84
PORT MACQUARIE NSW 2444

Our ref: PP-2021-2733/GA-2022-82/IRF22/1732

Via email: council@pmhc.nsw.gov.au
kieran.metcalfe@pmhc.nsw.gov.au

Dear Dr Allen

Planning proposal PP-2021-2733/GA-2022-82 – Alteration of Gateway Determination

I refer to your letter seeking an extension of time to complete planning proposal PP-2021-2733 to amend Port Macquarie-Hastings Local Environmental Plan (LEP) 2011 to rezone Lots 1-52 DP 776681, Sancrox (collectively known as Le Clos Sancrox) from RU1 to R1, R3, B2, E2, E3, E4 and RE1 and amend the applicable minimum lot size, floor space ratio and height of buildings provisions that apply.

I have determined as the delegate of the Minister, in accordance with section 3.34(7) of the *Environmental Planning and Assessment Act 1979*, to alter the Gateway determination dated 13 May 2021 for PP-2021-2733. The Alteration of Gateway determination is enclosed.

As you are aware, part of the Government's economic response to COVID-19 includes delivering quicker decisions for planning proposals. Councils are encouraged to work more proactively with proponents, communities and the Department of Planning and Environment (the Department) to ensure planning proposals meet minimum requirements and contain enough evidence to demonstrate strategic and site-specific merit. This will lead to more timely decisions, with planning proposals taking generally one and no more than two years to complete.

The Department is committed to assist Council to deliver new housing at Le Clos Sancrox and wish to work collaboratively toward an outcome as soon as practical. The Northern Region team would be pleased to facilitate discussions between Council and the relevant state agencies to assist with the resolution of outstanding issues and concerns. However, if the LEP is unable to be completed within the period provided by the Gateway alteration, the Department is unlikely to support further requests for an extension of time.

If you have any questions in relation to this matter, I have arranged for Ms Gina Davis to assist you. Ms Davis can be contacted on 5778 1487.

Yours sincerely



27/5/2022

Jeremy Gray
Director, Northern Region
Local and Regional Planning

Encl: Alteration of Gateway Determination