

**BLUE MOUNTAINS LOCAL PLANNING PANEL**

**ITEM NO: 3 – 27 JANUARY 2021**



<b>Item No.</b>	<b>3</b>
<b>REPORT:</b>	<b>PLANNING PROPOSAL – Blue Mountains Local Environmental Plan 2015 Draft Amendment 14 (Housekeeping Amendment – Mapping)</b>
<b>Referral criteria</b>	The Planning Proposal is required to be referred to a Local Planning Panel for advice as set out by the Local Planning Panels Direction – Planning Proposals under section 9.1 of the EP&A Act 1979.
<b>Executive Summary</b>	<p>Draft Amendment 14 to LEP 2015 is seeking to correct mapping anomalies and errors that have been identified since LEP 2015 came into effect.</p> <p>Following the identification of a number of minor anomalies by staff, a comprehensive review of LEP 2015 maps by statutory planning and GIS (mapping) officers was undertaken. This planning proposal is the result of this review.</p> <p>All proposed changes are corrections consistent with Council policy and will restore Council's intent to transfer provisions from former LEPs into the standard instrument format LEP 2015. One minor amendment is proposed to the written instrument, correcting a Precinct reference code in Part 7.6(12) of LEP 2015.</p>
<b>RECOMMENDATION</b>	That the Blue Mountains Local Planning Panel provide advice on this proposal and recommend that the Draft Planning Proposal for Amendment 14 to Blue Mountains Local Environmental Plan 2015 progress to the Council for consideration.
<b>Reason/s in support of the recommended decision</b>	<p>The purpose of this planning proposal is to correct mapping data to ensure mapped information is current, complete and accurate.</p> <p>LEP 2015 contains 41 map tiles, 15 map themes, and a total of approximately 400 individual map sheets. This is significantly more tiles and themes than most LGAs. This is due in part to the settlement pattern of the Blue Mountains, but also the significance of the natural setting of the City and the importance of mapping environmental constraints.</p> <p>Since the making of LEP 2015, a number of minor mapping anomalies were identified which led to a thorough review of the LEP 2015 maps. This planning proposal is the result of this review which followed a comprehensive and rigorous methodology to identify potential anomalies, researching the history and characteristics of each site, and then making recommendations for the necessary amendments. Each site and recommendation has been peer reviewed by senior staff.</p>

## ATTACHMENT 2 – LOCAL PLANNING PANEL REPORT AND MINUTES

### BLUE MOUNTAINS LOCAL PLANNING PANEL – ITEM NO. 3 – 27 JANUARY 2021

The errors and anomalies identified are typically a result of changes made during the finalisation of LEP 2015 following public exhibition, and include but are not limited to:

- Provisions that were amended for one map theme without subsequent amendments made to other map themes
- Inconsistent application of provisions to land containing zone SP2 Infrastructure (typically RMS owned land related to the Highway widening)
- Inconsistencies resulting from the translation of multiple LEPs (and associated mapping) into LEP 2015

This draft planning proposal seeks to make changes to 105 of Council's LEP 2015 maps. Many of these are 'consequential' amendments due to the provisions for one map theme being linked to provisions for other map themes. This has significantly increased the number of maps to be amended.

It should be noted that following the thorough review of the LEP 2015 maps, changes have been made to Council's mapping amendment processes to improve version control, and ensure similar errors don't occur in the future.

The Draft Planning Proposal is attached to this report which details and explains the intended amendments.

The Draft Planning Proposal has been prepared in accordance with guidelines provided by the Department of Planning. With a recommendation to proceed, the Draft Planning Proposal will be considered by the Blue Mountains City Council where it will be recommended it be forwarded to the Minister requesting a Gateway Determination. The Council will request that the Planning Proposal be designated Low Impact for the purposes of public exhibition.

The Gateway Panel will review and determine the proposal and prescribe conditions including agencies to be consulted, public exhibition requirements and the timeframe within which the amendment is to be completed. Following consultations and public exhibition a report will be prepared for the Council to consider the proposal, including any changes. Following a supportive recommendation from Council, the final planning proposal will be forwarded to the department of their review and finalisation.

Accordingly, it is requested that the Local Planning Panel provides advice on the Planning Proposal prior to submission of a report to the Council for its endorsement to seek a Gateway Determination from the Department of Planning and Environment.

<b>Disclosure</b>	The Draft Planning Proposal has been initiated and prepared by the Council. There is no disclosure of political donation and/or gift.
<b>Declaration of Interest</b>	The Draft Planning Proposal has been initiated and prepared by the Council. The Council does not have a conflict of interest in this Draft Planning Proposal.
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<b>Report authoriser</b>	Environment & Planning Services Director– Will Langevad
<b>ATTACHMENT</b>	<b>Draft Planning Proposal Amendment 14 to LEP 2015</b>

## ATTACHMENT 2 – LOCAL PLANNING PANEL REPORT AND MINUTES

Reference: F13697  
Determination

Blue Mountains Local Planning Panel (LPP) 27 January 2021

### 2.3 CONSIDERATION OF PLANNING PROPOSAL – BLUE MOUNTAINS LOCAL ENVIRONMENT PLAN 2015 DRAFT AMENDMENT 14 (HOUSEKEEPING AMENDMENT – MAPPING)

Panel Advice	<p>The Panel unanimously provides the following advice:</p> <ul style="list-style-type: none"><li>• That the recommendation of the Council be adopted.</li></ul> <p>The Panel sought an update on the proposed Low–Rise Medium Density Housing Code, part of the SEPP (Exempt and Complying Development Code 2008). The Panel reiterates its total support for each aspect of the Council submission for exemption and offers assistance at any stage.</p>
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