

31/07/2020

By email only:

Dear Sir/Madam

**Advice of Development and Environment Committee Resolution – Planning
Proposal to Amend Clause 4.1H of Shoalhaven Local Environmental Plan 2014**

Please be advised that a report on the above matter was considered by Council's Development and Environment Committee on Monday 20 July 2020 which resolved as follows (MIN20.473):

That Council:

1. Endorse the preparation of a draft Planning Proposal to amend Clause 4.1H of Shoalhaven LEP 2014 as detailed in this report.
2. Forward the Planning Proposal to the NSW Department of Planning, Industry and Environment for an initial Gateway determination.
3. Subject to a favourable Gateway determination, proceed to publicly exhibit the Planning Proposal for community comment in accordance with the determination.
4. Receive a subsequent report on the outcome of the public exhibition and to enable the Planning Proposal to be finalised.
5. Prepare a draft amendment to Shoalhaven DCP 2014 Chapter NB3: Moss Vale Road South URA to update the relevant sections in accordance with the amended Clause 4.1H provisions and exhibit the draft amendment with the Planning Proposal.
6. Advise all affected and adjoining landowners, the Cambewarra Residents and Ratepayers Association and development industry representatives of this resolution.

The current clause 4.1H was first inserted into Shoalhaven LEP 2014 in late 2018 and enables small lots less than 500m² to be considered on certain land in the Moss Vale Road South Urban Release Area (URA).

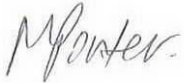
Since the clause was first inserted into the LEP in late 2018, it has been found that it is unable to be used as originally intended, where a development proposes minor, reasonable variations from Council's Indicative Layout Plan (ILP) for a proposed subdivision.

The amendment will also make the clause more generic so it can be applied to other URAs, where appropriate, in the future, and remove resultant redundant provisions from the LEP such as the Development Area Map.

A copy of the report and minutes are available on Council's website, <https://www.shoalhaven.nsw.gov.au/Council/Meetings/Agendas-Minutes>.

If you need further information about this matter, please contact Molly Porter, Planning Environment & Development Group on (02) 4429 3596. Please quote Council's reference 64718E (D20/344186).

Yours faithfully

A handwritten signature in cursive script, appearing to read 'M Porter'.

Molly Porter
Strategic Planner – Local Planning Team