

R21-1
ED21/232448
SI:JAF



10 December 2021

NSW State Agency

Dear Sir/Madam

PUBLIC EXHIBITION OF PLANNING PROPOSAL – PROPOSED AMENDMENT TO THE DUBBO LOCAL ENVIRONMENTAL PLAN 2011

Subject Land: 9R Belgravia Road, Dubbo (Lot 5 DP817149)
Planning Proposal: To rezone land from RU1 Primary Production to R5 Large Lot Residential, and amend the Minimum Lot Size from 800 hectares to eight (8) hectares under the provisions of Dubbo Local Environmental Plan 2011
Proponent: David & Carmen Isbester c/- iPLAN PROJECTS

1. Consideration by Council

A report in relation to the above Planning Proposal was considered at Council's Development and Environment Committee meeting of 12 July 2021. Council resolved to seek a Gateway Determination from the Department of Planning, Industry and Environment (DPIE) to amend the Dubbo LEP 2011 as per above.

Council also resolved for a further report to be provided for its consideration of the Planning Proposal following completion of the public exhibition period.

2. Gateway Determination

A Gateway Determination dated 16 September 2021 has been issued by the DPIE. The Gateway Determination requires Council to consult with the public as well the following State Government agencies: NSW Rural Fire Service, DPIE Environment, Energy & Science, and DPIE Water.

All communications to: **THE GENERAL MANAGER**

ABN 53 539 070 928

PO Box 81 Dubbo NSW 2830

T (02) 6801 4000 **F** (02) 6801 4259 **E** council@dubbo.nsw.gov.au

Civic Administration Building Church St Dubbo NSW 2830

W dubbo.nsw.gov.au



3. Public Exhibition

In accordance with the requirements of the Gateway Determination, the Planning Proposal and supporting documentation is currently on public display until Friday 28 January 2022.

The Planning Proposal and supporting documents can be viewed online via <https://www.dubbo.nsw.gov.au/public-exhibition>.

Copies of the consultation package are also on display at Council's Dubbo Civic Administration Building, corner of Church and Darling streets, Dubbo, and the Macquarie Regional Library, Macquarie Street, Dubbo.

4. Submissions

Written and electronic submissions are invited during the public exhibition period and should be addressed to:

The Chief Executive Officer
Dubbo Regional Council
PO Box 81
DUBBO NSW 2830

Electronic submissions may be emailed to council@dubbo.nsw.gov.au or made by completing the online submission form on Council's website <https://www.dubbo.nsw.gov.au/public-exhibition>.

All submissions must include the reference AU21/303.

When preparing a submission, please ensure that the reasons for the submission are clearly stated and your contact details are provided. You are also encouraged to provide your email address in your submission. Please note that, in accordance with the Privacy and Personal Information Protection Act 1998, written submissions received by Council containing personal information may be made public when the matter goes before Council for consideration, as they may be included in Council's Business Papers. Persons have the right to remain anonymous if they so choose by refraining from submitting their personal information, however, the submission may be given less weight in the overall consideration of the Planning Proposal

Should you have any enquiries in this matter, please contact Council's Senior Growth Planner, Shoilee Iqbal, during normal office hours on 6801 4000.

Yours faithfully

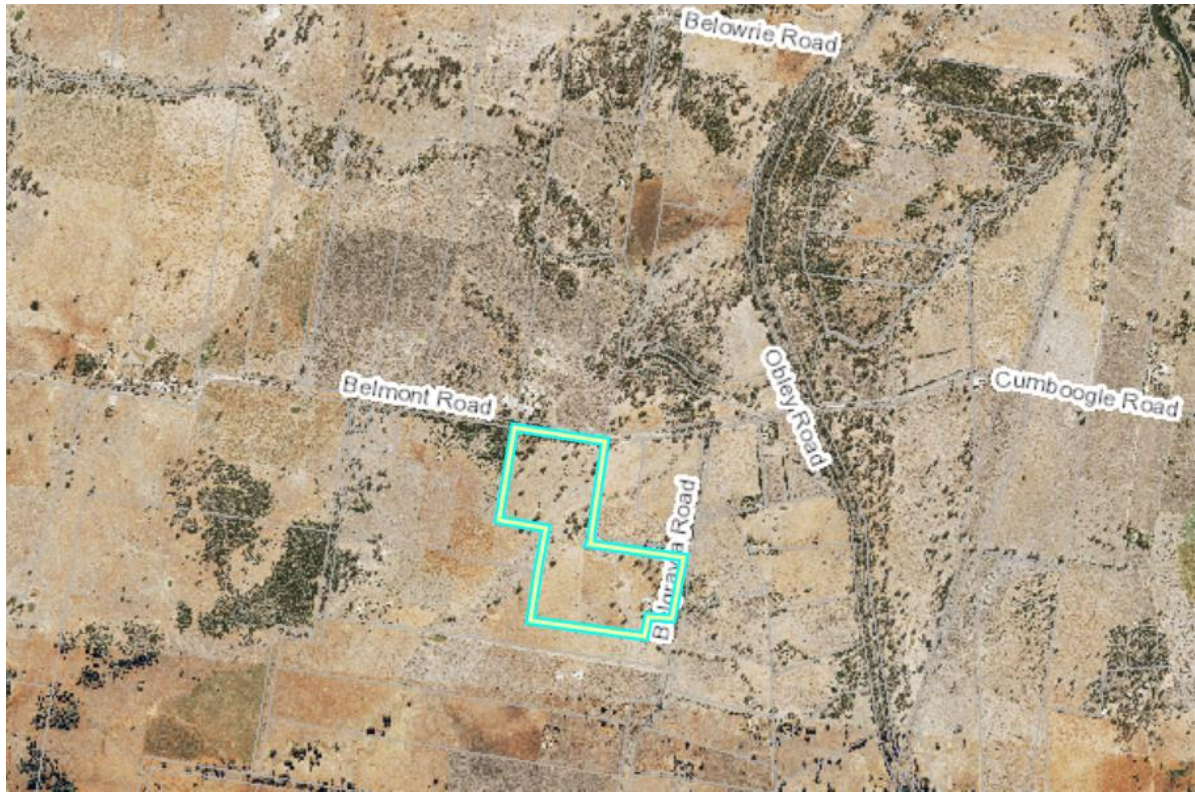


Lynton Auld
Manager Growth Planning

Attachments: Aerial map and Existing zoning context

9R Belgravia Road, Dubbo (Lot 5 DP817149)

Aerial map



Existing zoning context

