



Mr Rob Noble
Interim General Manager
Central Coast Council
PO Box 20
Wyong NSW 2259

Our ref: PP_2014_WYONG_012_00

Dear Mr Noble

Planning Proposal PP_2014_WYONG_012_00 – Alteration of Gateway Determination

I refer to Council's correspondence seeking an extension of time to complete Planning Proposal PP_2014_WYONG_012_00 to introduce flexibility in planning controls to facilitate development of an education and business precinct at Warnervale.

I have determined as the delegate of the Minister, in accordance with section 56(7) of the *Environmental Planning and Assessment Act, 1979*, to alter the Gateway determination dated 11 April 2015 for PP_2014_WYONG_012_00. The Alteration of the Gateway Determination is enclosed.

Council's extension request refers to studies undertaken for the Precinct 7A rezoning as providing support for this planning proposal. Council needs to ensure that any studies relied on are current and reflect the development now envisaged for this site. The Gateway determination requires specific consultation with the Roads and Maritime Services and Transport for NSW to ascertain their requirements, and to update strategic transport planning in this and adjacent areas where other proposals, such as the cultural theme park, have emerged. The conditions of the Gateway Determination need to be satisfied for the Planning Proposal to be finalised.

If you have any questions in relation to this matter, please contact Mr Garry Hopkins at the Department's Gosford office on (02) 4348 5000.

Yours sincerely

10 August 2016

Craig Diss
Acting Director Regions, Northern
Planning Services

Encl:
Alteration to Gateway Determination

Alteration of Gateway Determination

Planning proposal (Department Ref: PP_2014_WYONG_012_00)

I, the Acting Director Regions, Northern at the Department of Planning and Environment as delegate of the Minister for Planning, have determined under section 56(7) of the *Environmental Planning and Assessment Act 1979* (the Act) to alter the Gateway determination dated 11 April 2015 for the proposed amendment to the Wyong Local Environmental Plan 2013 as follows:

1. Delete:

condition 8 "The timeframe for completing the LEP is to be **12 months** from the week following the date of the Gateway determination."

and replace with:

a new condition 8 "The timeframe for completing the LEP is by 18 April 2017."

Dated 10 day of August 2016



Craig Diss
Acting Director Regions, Northern
Planning Services
Department of Planning and Environment
Delegate of the Minister for Planning