



PNC001613

16 August 2013

The Regional Director
Department of Planning and Infrastructure
PO Box 1226
NEWCASTLE NSW 2300

Dear Mr Leavey

Subject: Notification of Planning Proposal to amend Morisset Town Centre Zoning

I advise that on 12 August 2013 Council resolved to request a Gateway determination in relation to a planning proposal to amend certain land use zones within Morisset Town Centre. Please forward the planning proposal to the Minister for a determination pursuant to section 56 of the *Environmental Planning and Assessment Act 1979 (the Act)*.

An environmental study is not considered necessary for the following reasons:

- The land to which the proposal applies is already developed for urban purposes and does not contain significant biodiversity values
- The land is not affected by issues relating to flooding, bushfire or contamination
- The land is not known to contain, or be proximate to any European or Aboriginal heritage items
- The land is currently serviced by all essential infrastructure including electricity, roads, water and sewer.

Subject to the Minister's determination, Council believes a 28-day public exhibition period is appropriate for the proposal.

Council requests the use of delegations in respect of the Minister's plan making function under section 59 of *the Act* for the planning proposal.

Please find attached a copy of the planning proposal, Council report and record of Council resolution.

Should you require further information, please contact me on 4921 0416.

Yours faithfully



Andrew Donald
Senior Strategic Landuse Planner
Integrated Planning Department



Our Ref: rz/7/2013

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