



1 March 2019

Murray River Council
PO Box 21
MATHOURA NSW 2710

Attention: Simon Arkinstall, Director of Environmental Services

Dear Simon,

**Re: Rezoning of land from RU1 Primary Production to IN1 General Industrial
Lot 11, Cygnet Lane, Murray Downs**

On behalf of Jim and Ann Crowe, being the owners of Lot 11, DP748011 and addressed as Cygnet Lane, Murray Downs ("subject land"), please find enclosed a request to amend the *Wakool Local Environmental Plan 2013* that seeks to rezone the subject land from RU1 Primary Production to IN1 General Industrial.

A Planning Proposal has been prepared in support of the proposed rezoning that addresses the requirements of Section 3.33 of the *Environmental Planning and Assessment Act 1979* (EP&A Act), as well as satisfying the requirements of the Department of Planning & Environment's documents titled:

- *A Guide to Preparing Local Environmental Plans* (August 2016); and
- *A Guide to Preparing Planning Proposals* (August 2016).

This Planning Proposal demonstrates that the proposed rezoning of the subject land to IN1 General Industrial is consistent with the intent and objectives of relevant planning instruments. Consequently, this will provide both Council and the NSW Department of Planning and Environment with the confidence to endorse the proposed amendment to land zoning as sought by this Planning Proposal.

If you require any further information, please do not hesitate to contact the undersigned directly.

Yours faithfully,

Matt Johnson
Senior Planner