

Gateway Determination

Planning proposal (Department Ref: PP_2018_WOLLG_007_00) to update land acquisition maps to reflect new information on road infrastructure requirements within Yallah Marshall Mount; rezone certain land to facilitate road and driveway construction; and reduce minimum lot sizes along proposed Road 8 to enable smaller lot sizes.

I, the Director Regions, Southern at the Department of Planning and Environment, as delegate of the Minister for Planning, have determined under section 3.34(2) of the *Environmental Planning and Assessment Act 1979* (the Act) that an amendment to Wollongong Local Environment Plan 2009 as described above should proceed subject to the following conditions:

1. Community consultation is required under section 3.34(2)(c) and schedule 1 clause 4 of the Act as follows:
 - (a) the planning proposal must be made publicly available for a minimum of 28 days; and
 - (b) the planning proposal authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for material that must be made publicly available along with planning proposals as identified in section 5.5.2 of *A guide to preparing local environmental plans* (Department of Planning and Environment 2016).
2. Consultation is required with the following public authorities and / organisations under section 3.34(2)(d) of the Act to comply with the requirements of relevant section 9.1 Directions:
 - NSW Roads and Maritime Services
 - NSW Rural Fire Service
 - NSW Office of Environment and Heritage

Each public authority/organisation is to be provided with a copy of the Planning Proposal and any relevant supporting material, and given at least 21 days to comment on the proposal.

Consultation with NSW Rural Fire Service is required prior to community consultation in order to satisfy the requirements of section 9.1 Direction 4.4 Planning for Bushfire Protection.

3. A public hearing is not required to be held into the matter by any person or body under section 3.34(2)(e) of the Act. This does not discharge Council from any obligation it may otherwise have to conduct a public hearing in reclassifying land.
4. The time frame for completing the LEP is to be **12 months** following the date of the Gateway determination.

Dated 28th day of June 2018.



Sarah Lees
Director Region, Southern
Planning Services
Department of Planning and Environment

Delegate of the Minister for Planning