



Department of Planning, Housing and Infrastructure

Mr Derek Finnigan
General Manager
Muswellbrook Council
PO Box 122
Muswellbrook NSW 2333

Our ref: IRF24/1777

Dear Mr Finnigan,

Planning proposal (PP-2023-2616) to amend the Muswellbrook Local Environmental Plan 2009

I am writing in response to the planning proposal you have forwarded to the Minister under section 3.34(1) of the *Environmental Planning and Assessment Act 1979* (the Act) and additional information received on 19 July 2024 in respect of the planning proposal to permit camping ground as an additional permitted use at Muswellbrook Showgrounds, Rutherford Road, Muswellbrook.

As delegate of the Minister for Planning and Public Spaces, I have determined that the planning proposal should proceed subject to the conditions in the enclosed gateway determination.

Considering the nature of the planning proposal I have determined that Council may exercise local plan-making authority functions in relation to the planning proposal.

The proposed local environmental plan (LEP) is to be finalised on or before 9 months of the date of the Gateway determination. Council should aim to commence the exhibition of the planning proposal as soon as possible. Should Council seek to make a proposed LEP, the request to draft the LEP should be made directly to Parliamentary Counsel's Office well in advance of the date the LEP is projected to be made. A copy of the request should be forwarded to the Department of Planning, Housing and Infrastructure.

The NSW Government has committed to reduce the time taken to complete LEPs. To meet these commitments, the Minister may appoint an alternate planning proposal authority if Council does not meet the timeframes outlined in the gateway determination.

The Department's categorisation of planning proposals in the *Local Environmental Plan Making Guideline* (Department of Planning, Housing and Infrastructure, August 2023) is supported by category specific timeframes for satisfaction of conditions and authority and Government agency referrals, consultation, and responses. Compliance with milestones will be monitored by the Department to ensure planning proposals are progressing as required.

Should you have any enquiries about this matter, I have arranged for Stacey Stephens to assist you. Stacey can be contacted on (02) 9228 6239.

Yours sincerely

A handwritten signature in black ink, appearing to read 'J. Gray', written in a cursive style.

Jeremy Gray
Director, Hunter and Northern
Local Planning and Council Support

Encl: Gateway determination

Dated: 20/08/24