

Gateway Determination

Planning proposal (Department Ref: PP-2024-1409): *permit the of subdivision land occurring in connection with the closure of a Council-owned road, or part of a Council-owned road, under the Roads Act 1993, as exempt development.*

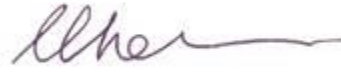
I, the Acting Director, Southern, Western and Macarthur Region at the Department of Planning, Housing and Infrastructure, as delegate of the Minister for Planning and Public Spaces, have determined under section 3.34(2) of the *Environmental Planning and Assessment Act 1979* (the Act) that an amendment to the Dubbo Local Environmental Plan 2022 to permit the of subdivision land occurring in connection with the closure of a Council-owned road, or part of a Council-owned road, under the Roads Act 1993, as exempt development. should proceed subject to the following:

Gateway Conditions

1. Prior to exhibition, the planning proposal is to be amended to adequately address consistent with the Ministerial 9.1 Directions 1.4 Site Specific Provisions and 1.5 Rural Lands.
2. Public exhibition is required under section 3.34(2)(c) and clause 4 of Schedule 1 to the Act as follows:
 - (a) the planning proposal is categorised as basic as described in the *Local Environmental Plan Making Guideline* (Department of Planning and Environment, August 2023) and must be made publicly available for a minimum of 10 working 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 *Local Environmental Plan Making Guideline* (Department of Planning and Environment, August 2023).
3. No consultation is required with public authorities or government agencies under section 3.34(2)(d) of the Act
4. 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 (for example, in response to a submission or if reclassifying land).

5. The LEP should be completed on or before 31 January 2025.

Dated 1 August 2024

A handwritten signature in purple ink, appearing to read 'Chantelle Chow', with a long horizontal flourish extending to the right.

Chantelle Chow
Acting Director
Southern, Western and Macarthur Region
Local Planning & Council Support
Department of Planning, Housing and
Infrastructure

Delegate of the Minister for Planning and
Public Spaces