

24/10/2024

NSW Rural Fire Service - Planning & Environment Services - North

By email only: pes@rfs.nsw.gov.au
NSW Planning Portal

Dear Sir/Madam

Pre-exhibition Agency Consultation
Planning Proposal PP077 – 49 Hockeys Lane CAMBEWARRA – Lot 1 DP 128

I am writing to seek any comments from your Agency regarding Planning Proposal PP077 – 49 Hockeys Lane, Cambewarra – proposed amendment to Heritage Item 153 *Evisons Dairy Farm Complex* in the Shoalhaven Local Environmental Plan (LEP) 2014 to update the property description and mapped extent of the item in Schedule 5.

Consultation is required under section 3.34 (2)(d) of the Environmental Planning and Assessment Act 1979, to comply with the requirements of relevant section 9.1 directions.

The purpose of this PP is to correct a previous oversight by removing the heritage listing from newly created residential lots within the Moss Vale Road South Urban Release Area (URA).

The PP will amend Schedule 5 of the LEP by updating the property description and Map Sheet HER_13D, to apply only to Lot 1 DP 1281802 to reflect the approved development outcome. The amendment affects approximately 47.499 hectares and the subject land is currently legally identified as Lot 1 DP 1281802, Lots 200-238 in DP 1295656, Lot 240 DP 295656, Lot 3 DP 1281802 and Lots 300-331 in DP 1295657, 49 Hockeys Lane, Cambewarra. This is shown in **Figure 1**.

The intended outcome of this PP is to ensure the heritage map overlay in the LEP reflects the land's heritage values; the approved development outcome and avoid creating unnecessary complications and barriers to the delivery of housing within the planned URA. This URA is partly and continuing to be completed as lots created through development consent SF10895 and RA21/1003 are currently being registered. The NSW Rural Fire Service were previously consulted during the assessment of the subdivision application RA21/1003 and provided General Terms of Approval DA20220116000374-CL55-2 on 1 March 2023.

A copy of Council's Planning Proposal can be accessed via DPHI's Planning Portal. The Planning Proposal is currently under assessment by DPHI and a Gateway Determination is yet to be issued.



Figure 1: Subject land overlaid onto aerial photo

It would be appreciated if you could provide any comments **within 21 working days of this letter**. Please advise Council should you require additional time to consider the proposal.

If you need further information about this matter, please contact Kaitlin Aldous, City Futures on (02) 4429 3570. Please quote Council's reference 77233E/4 (D24/459337).

Yours faithfully

**Kaitlin Aldous
Strategic Planner**