



Department of Planning, Housing and Infrastructure

Mr Paul Gallagher
General Manager
Coonamble Shire Council
PO Box 249
Coonamble 2829
Council@coonambleshire.nsw.gov.au

Our ref: 545032

Dear Mr Gallagher

Planning proposal (PP-2025-615) to amend Coonamble Local Environmental Plan 2011

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) in respect of the planning proposal to reclassify from Community to Operational land at 40 Calga Street and 34-46 Hickey Street, Coonamble.

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. Due to Council being the owner of the subject land to be reclassified I have determined not to authorise Council to be the local plan-making authority, at Council's request.

The amending local environmental plan (LEP) is to be finalised on or before 4 November 2025. Council should aim to commence the exhibition of the planning proposal as soon as possible. Council's request for the Department of Planning, Housing and Infrastructure to draft and finalise the LEP should be made eight weeks in advance of the date the LEP is projected to be made.

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 Ms Ann Martin to assist you. Ms Martin can be contacted on (02) 4227 1826.

Yours sincerely

Jessica Holland
Manager, Southern, Western and Macarthur Region
Local Planning and Council Support

Encl: Gateway determination