

Our ref: PP-2026-1616(IRF26/4267)

Mr Peter Thompson
General Manager
Wagga Wagga City Council
243 Bayliss Street
Wagga Wagga NSW 2650

28 July 2026

Subject: Planning Proposal (PP-2026-1616) to amend Wagga Wagga Local Environmental Plan 2010 for Entry Point Housing

Dear Mr Thomspson

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 amend the Wagga Wagga LEP 2010 for Entry Point Housing.

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.

Council may still need to obtain the agreement of the Secretary to comply with the requirements of relevant applicable directions of the Minister under section 9.1 of the Act 4.3 Planning for Bush Fire Protection. Council should ensure this occurs prior to the LEP being made.

I have determined not to authorise Council to be the local plan-making authority.

The amending local environmental plan (LEP) is to be finalised on or before 18 December 2026. 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 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 Mr Tim Collins to assist you. Mr Collins can be contacted on 02 5852 6806.

Yours sincerely

A handwritten signature in purple ink, appearing to read 'Chantelle' followed by a long horizontal flourish.

Chantelle Chow
Director, Southern, Western and Macarthur
Local Planning and Council Support

Encl: Gateway determination