

JOINT REGIONAL PLANNING PANEL (Northern Region)

JRPP No	2014NTH011
DA Number	1031/14
Local Government Area	Coffs Harbour City Council
Proposed Development	Residential Subdivision (125 lots, including 123 residential lots, roads and dedication of public reserves)
Street Address	1452 Solitary Islands Way (Lot 198, DP 1191172 and Lot 98, DP 1165173), Sandy Beach
Applicant/Owner	GHD
Number of Submissions	Nil
Regional Development Criteria (Schedule 4A of the Act)	Schedule 4A 9(b)(ii) 'Coastal Subdivisions' includes subdivisions of land for residential purposes into more than 100 lots where the land is located wholly or partly within a 'sensitive coastal location'
List of All Relevant s79C(1)(a) Matters	<p><u>Relevant Environmental Planning Instruments:</u></p> <ul style="list-style-type: none"> • State Environmental Planning Policy No 55 - Remediation of Land • State Environmental Planning Policy No 71 - Coastal Development • State Environmental Planning Policy (State & Regional Development) 2011 • Coffs Harbour Local Environmental Plan 2000 <p><u>Proposed Instruments:</u></p> <ul style="list-style-type: none"> • Draft Coffs Harbour Local Environmental Plan 2013 <p><u>Relevant Development Control Plan:</u></p> <ul style="list-style-type: none"> • Notification Development Control Plan • Subdivision Development Control Plan • Hearn's Lake / Sandy Beach Development Control Plan <p><u>Planning Agreements</u></p> <ul style="list-style-type: none"> • There are no relevant planning agreements that have

	<p>been entered into that relate to the proposed development</p> <p><u>Any Coastal Zone Management Plan</u></p> <ul style="list-style-type: none"> • Coffs Harbour Coastal Zone Management Plan <p><u>Relevant Regulations</u></p> <ul style="list-style-type: none"> • No relevant matters prescribed by the Regulations
List all documents submitted with this report for the panel's consideration	Development Assessment Report
Recommendation	Approval subject to conditions
Report by	Renah Givney

Assessment Report and Recommendation Cover Sheet
