

EGROW 06

**Post Exhibition Report - LEP Review Phase 1
Planning Proposal (Amendment 82) and Draft Land
Use Planning Strategies**

Strategic Direction	Generating Opportunity Meet the challenges of Liverpool's growing population
File Ref	210487.2020
Report By	Michael Midson - Executive Planner
Approved By	David Smith - Acting Director City Economy and Growth

EXECUTIVE SUMMARY

On 25 September 2019, Council considered a report on the Phase 1 LEP Review Planning Proposal (Amendment 82). At this meeting, Council resolved to forward the Planning Proposal to the Department of Planning, Industry and Environment (DPIE) seeking a Gateway Determination and (subject to Gateway determination) undertake public exhibition.

The Planning Proposal was forwarded to DPIE on 27 September 2019 and a Gateway determination was received on 17 April 2020.

On 29 April 2020, Council considered a report on three draft planning strategies including:

- Draft Liverpool Local Housing Strategy;
- Draft Liverpool Centres and Corridors Strategy; and
- Draft Industrial and Employment Lands Strategy.

The purpose of these strategies is to guide strategic land use planning in Liverpool and to support the development of a new Local Environmental Plan and Development Control Plan. The draft strategies respond to key trends and opportunities to ensure that growth in Liverpool is appropriately managed and provides guidance for the assessment of future planning proposals.

Council resolved to place the draft Local Housing Strategy; draft Centres and Corridors Strategy and draft Industrial and Employment Lands Strategy on public exhibition for 42 days.

The purpose of this report is to inform Council of the outcome of the public exhibition of the planning proposal and draft land use planning strategies which occurred between 10 June 2020 – 21 July 2020.

Council received a total of 61 submissions. A summary of each submission and an officer recommendation is provided in Attachment 1. A copy of each submission is included in the Confidential Attachment Booklet as Attachment 8.

Most submissions (42 submissions) were received in relation to the proposed rezoning of certain land around the Moorebank Town Centre from R4 High Density Residential to R3 Medium Density Residential. Most of these submissions were from residents who supported the proposal and/or have concerns about the existing R4 zone. 13 submissions were received from landowners objecting to (or concerned about) the proposal to rezone land from R4 to R3 in Moorebank.

Submissions were also received from:

- Landowners seeking spot rezoning which is outside the scope of this planning proposal;
- Landowners commenting on the draft Centres and Corridors Strategy; and
- Public authorities and key interest groups.

In response to submissions received, changes to the exhibited documents are proposed. A complete list of recommended changes is noted in Attachment 1 and reflected in the post exhibition version of the Planning Proposal and draft Strategies (Attachments 4-7).

As part of Council's funding agreement under the Western Sydney City Deal, Council is required to forward the Planning Proposal to DPIE for finalisation by 31 August 2020. Council is also required to finalise the Local Housing Strategy by 30 September 2020.

RECOMMENDATION

That Council:

1. Notes the Gateway determination for Liverpool Local Environmental Plan 2008 Amendment 82 and the submissions received on the planning proposal and draft strategies;
2. Proceeds with Amendment 82, subject to the amendments proposed in the post exhibition version of the planning proposal included in Attachment 4;
3. Delegates authority to the A/CEO to make any other minor typographical or editing amendments to the planning proposal and to forward the amended planning proposal to the Department of Planning, Industry and Environment for finalisation;
4. Adopts the amended Local Housing Strategy; Centres and Corridors Strategy and Industrial and Employment Lands Strategy;
5. Delegates authority to the A/CEO to make any other minor typographical or editing

amendments to the strategies and to forward the amended strategies to the Department of Planning, Industry and Environment for endorsement; and

6. Notify submitters of Council's decision.

REPORT

Background

The existing Liverpool Local Environmental Plan 2008 (LLEP 2008) has been in force since its gazettal on 29 August 2008. This instrument was prepared to comply with the State Government requirement for a Standard Instrument Local Environmental Plan, thereby replacing the Liverpool Local Environmental Plan 1997. Since its gazettal, the LLEP 2008 has been continuously reviewed and updated through various planning proposals, with over 80 amendments being sent to DPIE for a Gateway determination.

LEP Review Process & Funding

Council has received funding under the Western Sydney City Deal, to conduct an accelerated review of the Liverpool Local Environmental Plan 2008 (LLEP 2008). This review included the preparation of the Local Strategic Planning Statement (LSPS) (now completed); Phase 1 Planning Proposal; and associated technical studies and strategies. The Liverpool LEP review is being undertaken in two stages as described in Table 1 below.

Table 1 – LEP Review Phases

Phase	Scope	Timeframe
Phase 1	The Phase 1 Planning Proposal aligns the LEP with the Western City District Plan, begins to implement the short-term actions of the LSPS, as well as strengthening the LEP and correcting anomalies.	Required to be forwarded to DPIE for finalisation by 31 August 2020
Phase 2	The Phase 2 Planning Proposal will implement the remaining relevant short term LSPS actions and relevant short-term actions in the draft Strategies.	This Planning Proposal is scheduled to be prepared and considered by Council in mid-2021.

The timeframe for Council to utilise the LEP Review funding has been extended until 31 December 2020. The funding will assist Council to finalise the work needed to inform Phase 2 of the LEP Review. This funding extension is subject to Council forwarding the Phase 1

planning proposal to DPIE for finalisation by 31 August 2020; and the Local Housing Strategy to DPIE for finalisation by 30 September 2020.

Phase 1 LEP Review (Amendment No.82)

On 25 September 2019, Council considered a report on the Phase 1 LEP Review Planning Proposal which included approximately 60 proposed amendments including:

- Various amendments to update and strengthen the operation of the plan, in preparation for future phases of amendments;
- Rezoning of certain R4 High Density Residential land in Moorebank to R3 Medium Density Residential;
- Rezoning of Casula Crossroads Industrial Precinct from IN3 Heavy Industrial to IN1 General Industrial; and
- Rezoning of numerous sites owned and operated by Sydney Water to SP2 Infrastructure

At this meeting, Council resolved to forward the planning proposal to DPIE seeking a Gateway determination and (subject to Gateway determination) undertake public exhibition.

The planning proposal was forwarded to DPIE on 27 September 2019 and a Gateway determination was received on 17 April 2020. The Gateway determination required consultation with the NSW Rural Fire Service (RFS) prior to public exhibition and for Council to make several amendments to the planning proposal.

The notable amendments required by DPIE to be made to the planning proposal include:

- Removal of Council's intention to repeal the Liverpool LEP 2008 and establishing the Liverpool Local Environmental Plan 2020;
 - Note - this will be part of Phase 2 of the LEP Review
- Removal of the proposed amendment to prohibit cemeteries in industrial zones;
- Removal of the proposed amendment to include 'car parks' as a permitted use in the B3 Commercial Core zone;
- Removal of the proposed amendment to relocate the environmentally significant land maps from the legislation website to Council's website;
- Removal of the inclusion of Clause 7.8A Floodplain risk management.
- Inclusion of intention to introduce a new savings and transitional clause in the LEP to ensure that proposed amendments do not affect any development applications or appeal processes.

A copy of the Gateway determination is provided as **Attachment 3** and contains the full list of conditions and required amendments.

A post exhibition version of the planning proposal (including proposed amendments resulting from submissions) is provided as **Attachment 4**.

Draft Land Use Planning Strategies

On 29 April 2020, Council considered a report on three draft planning strategies including:

- Draft Liverpool Local Housing Strategy;
- Draft Liverpool Centres and Corridors Strategy; and
- Draft Industrial and Employment Lands Strategy.

The purpose of these strategies is to guide strategic land use planning in Liverpool and to support the development of the new Local Environmental Plan and Development Control Plan. The draft strategies respond to key trends and opportunities to ensure that growth in Liverpool is appropriately managed and provides guidance for the assessment of future planning proposals.

At its meeting on 29 April 2020, Council resolved to place the draft Local Housing Strategy; draft Centres and Corridors Strategy and draft Industrial and Employment Lands Strategy on public exhibition for 42 days, subject to the following changes:

1. Remove the key action in the draft Housing Strategy “Develop an Affordable Housing Contributions Scheme in line with the Greater Sydney Commission’s requirement for 5-10% affordable housing on up-zoned land”; and
2. To classify Middleton Grange as a town centre.

The post exhibition versions of the draft Strategies are provided as **Attachments 5 – 7** of this report.

The Strategies will supersede the Residential Development Strategy 2008, the Liverpool Retail Hierarchy Review 2012, the Liverpool Business Centres and Corridors Strategy 2013, and the Liverpool Industrial Lands Strategy 2007.

Public Exhibition Summary

In accordance with Council’s resolutions, the Phase 1 Planning Proposal and draft Planning Strategies were placed on exhibition for 42 days (10 June 2020 – 21 July 2020).

During the exhibition period:

- A notice was placed on Council’s website (On exhibition page & Liverpool Listens);
- A notice was placed in the Liverpool City Champion newspaper;
- The exhibition was promoted on Council’s Facebook page;

- Letters were sent to relevant stakeholders and state agencies;
- Letters (along with an FAQ sheet and map) were sent to all landowners currently zoned R4 in Moorebank – approx.359 letters;
- A presentation was provided to the Eastern District Forum (online); and
- An email was sent to the participants (who left an email address) of the 2019 Moorebank Survey to notify them of the exhibition – approx. 312 emails.

Submissions overview

Council received 61 submissions. 42 submissions were received in relation to the proposed rezoning of certain land around the Moorebank Town Centre from R4 High Density Residential to R3 Medium Density Residential. Most of these submissions were from residents who supported the proposal and/or have concerns about the existing R4 zone. 13 submissions were received from landowners objecting to (or concerned about) the proposal to downzone land.

Other key themes within the submissions include:

- Landowner submissions on the draft Centres and Corridors Strategy;
- Requests for spot rezoning; and
- Submissions from public authorities and key interest groups.

A summary and consideration of the key issues raised in the submissions, including recommended changes to the Planning Proposal, is provided below. A more detailed list and consideration of key issues is provided in **Attachment 1**. A copy of each submission has been provided to Council in the Confidential Attachment Book.

Moorebank Zoning Changes

There are a diverse range of views in the community about the current R4 High Density Residential zone in Moorebank and the proposal to rezone land from R4 to R3.

Generally, the wider community in Moorebank have concerns about the current R4 zone and its impact on amenity, traffic, parking, and neighbourhood character. There are concerns that the existing infrastructure and transport network cannot accommodate the additional population in the area.

Council has also received 13 submissions from landowners who are concerned about the proposal to rezone their land to R3 Medium Density Residential. Most of these submissions are from landowners located along Nuwarra Road (South of the Moorebank Shopping Centre) and landowners located in the Harvey Avenue / Dredge Avenue area.

The key points noted in objections include:

- Landowners have made financial decisions and arrangements since the land was rezoned in 2008;
- Concern about financial hardship / impacts on property values;
- Concern there is no compensation scheme;
- Concern that lowering of development standards (Height / FSR) will impact on the feasibility to develop the land for medium density housing;
- Notes that the current zoning and development standards provide for a transition to medium density dwellings;
- Notes that Moorebank is well located with adequate supporting infrastructure.

Officer Comment

The exhibited planning proposal includes a proposed change in zoning from R4 High Density Residential to R3 Medium Density Residential. The Liverpool Housing Study and SGS Moorebank Rezoning Advice commissioned by Council supports the proposed amendments, concluding that:

- There is adequate capacity in the LGA to accommodate housing demand to 2036;
- While there is dwelling capacity, not all land is currently feasible to be developed for residential flat buildings (RFB) within the R4 zones outside of the Liverpool CBD;
- Under the existing controls, Moorebank Town Centre has capacity for additional housing, however, residential flat buildings are less likely to occur because it is less feasible;
- Whilst serviced by retail and community facilities, the R3 zone is considered more appropriate in the areas specified. The R3 zone will:
 - Likely generate additional housing capacity within the town centre due to its feasibility,
 - Be potentially easier to develop,
 - Allow land uses and built form that are more consistent with the surrounding residential character, and
 - Have less land use conflict with the adjoining lower density residential areas, i.e. bulk and scale, overshadowing and loss of visual and acoustic privacy.
- Moorebank Town Centre does not have good public transport connections with other centres;
- There are other areas within Moorebank that may be better suited to high density residential uses, such as the Moorebank East Precinct which is being investigated by Council.

The proposed development standards for the R3 zone are consistent with the development standards for existing R3 land. A proposed LGA-wide review of development controls in the R3 zone is likely to improve feasibility of medium density housing and encourage the provision of smaller, more affordable dwellings in this zone to meet the changing needs of the Liverpool community. A review of development controls in the Moorebank area following the current planning proposal, will be considered as part of a broader R3 zone review and incorporated into the phase 2 planning proposal.

Council is required to include a savings and transitional clause in its Local Environmental Plan to ensure that proposed amendments do not affect any current development applications under assessment by Council or appeal processes. Should further development occur in areas proposed to be rezoned, it may be necessary to undertake a further review to address any amenity impacts.

It is noted that properties currently zoned R4 on Stockton Avenue and properties south of the Moorebank Town Centre along Nuwarra Road and Maddecks Ave generally have interface issues with surrounding properties. No changes to the planning proposal are proposed following the public exhibition in these areas.

There is some merit in retaining the current R4 zone around Harvey Avenue and Dredge Avenue (see Figure 1) as the zoning and development standards do provide for a transition from high density to medium density housing. Importantly, there are less interface issues as the block is surrounded by a road. It is proposed to amend the planning proposal to retain the current R4 zone and development standards in this area.



Figure 1 – Proposed change to Phase 1 Planning Proposal

Landowner submissions on draft Liverpool Centres and Corridors Strategy

The draft Liverpool Centres and Corridors Strategy (draft LCCS) re-defines and re-categorises Liverpool’s centres and corridors and provides direction for future planning.

Council has received several submissions from significant retail landowners on the draft LCCS. SGS Economics and Planning have reviewed and provided recommendations in relation to the submissions. This advice is provided as **Attachment 2** of this report. A summary of the key issues with the SGS and Council officer responses is provided in Table 2 below.

Table 2 – Summary of landowner submissions on the draft Centres and Corridors Strategy (LCCS).

Submitter	Summary of key issues	SGS Response Summary	Council officer response
PPM Consulting (dated 29 April 2020)	The submission argues for the	<u>SGS Advice:</u>	The draft LCCS as exhibited identifies

Submitter	Summary of key issues	SGS Response Summary	Council officer response
<p>on behalf of Manta Group, the proponent for the development of the proposed Middleton Grange Centre</p>	<p>Middleton Grange Town Centre to be regarded as a Town Centre (rather than a local centre) in the retail hierarchy.</p>	<p>SGS continue to recommend to Council that Middleton Grange should be considered as a Local Centre.</p>	<p>Middleton Grange as a Town Centre as resolved by Council on 29 April 2020.</p>
<p>Design + Planning (dated 21 July 2020) on behalf of Charter Hall, the owners of the Carnes Hill Centre.</p>	<p>The submission argues that the Middleton Grange Town Centre should be regarded as a Local Centre in the retail hierarchy.</p>	<p>Such a classification would still provide sufficient scope for the provision of a moderately sized retail centre providing a range of retail premises to serve the needs of the local population. See Attachment 2 for the full advice and recommendation from SGS.</p>	<p>SGS recommends that Council amend the exhibited LCCS to identify Middleton Grange as a local centre in the retail hierarchy as originally recommended.</p> <p>Under the current Business Centres and Corridors Strategy 2013, Middleton Grange is classified as a Village Centre. This category was replaced in the 2020 draft strategy to consolidate those centres and categorise them as a Local Centre.</p> <p>This is a matter for Council to determine, considering the submissions received and the expert advice from SGS.</p>
<p>Ethos Urban (dated 20 July 2020) on behalf of Ashe Morgan, the owners of the Crossroads Homemaker Centre.</p>	<p>The submission proposes changes to planning controls to increase the range of uses which could locate at the Crossroads Homemaker Centre.</p>	<p>SGS advises that inclusion of some shops or business premises at Crossroads could be consistent with SGS's</p>	<p>The proposed amendment to the Phase 1 Planning Proposal is out of scope of this planning proposal and cannot be</p>

Submitter	Summary of key issues	SGS Response Summary	Council officer response
		<p>recommendations in the Liverpool Centres and Corridors Study, one of which was to:</p> <p><i>“Allow additional retail uses to locate in centres in the B5 zone if proposed as part of a redevelopment, but only if it is demonstrated that they could not reasonably locate in another centre and they constitute a small proportion of the total retail floorspace”.</i></p>	<p>facilitated in the requirement timeframes.</p> <p>The amendment would require more detailed assessment and DPIE have advised that a gateway review / alteration and additional public exhibition would ordinarily be required, but that given the 31 August 2020 timeframe to submit the final planning proposal to DPIE, an amendment to the planning proposal to facilitate the outcome sought would not be agreed to.</p> <p>It is recommended that the matter be considered as part of Phase 2 of the LEP Review. Alternatively, the proponent can lodge a separate planning proposal with Council.</p> <p>It is proposed to amend the draft LCCS to include the following guiding criteria for Planning Proposals:</p> <p>“Allow additional retail uses in the B5 zone if it can be</p>

Submitter	Summary of key issues	SGS Response Summary	Council officer response
			demonstrated they could not reasonably locate in another centre and they constitute a small proportion of the total retail floorspace”.
Gazcorp (dated 21 July 2020), the owners of The Grove .	The submission proposes an increased range of uses and amount of permissible retail floorspace at The Grove	SGS agree that business premises can be permitted at The Grove. SGS suggests a floorspace cap on business premises.	<p>The proposed amendment to the Phase 1 Planning Proposal is out of scope of this planning proposal. and cannot be facilitated in the requirement timeframes.</p> <p>The amendment would require more detailed assessment and DPIE have advised that a gateway review / alteration and additional public exhibition would ordinarily be required, but that given the 31 August 2020 timeframe to submit the final planning proposal to DPIE, an amendment to the planning proposal to facilitate the outcome sought would not be agreed to.</p> <p>The proponent has agreed to lodge a separate Planning</p>

Submitter	Summary of key issues	SGS Response Summary	Council officer response
			Proposal with Council.
Ingham Property (dated 21 July 2020), the owners of Casula Mall .	The submission supports the retention of the Town Centre classification for Casula and notes that Ingham Property is currently considering the future development options for its 4ha landholding at 2 Old Kurrajong Road, Casula.	No advice was sought on this submission.	Support for draft Centres & Corridors Strategy noted. The draft Centres and Corridors Strategy does not provide any specific strategic direction for the site at 2 Old Kurrajong Road, Casula.

Requests for spot rezonings

Council has received 6 submissions requesting spot rezoning's including:

1. Illaroo Road and Yarrowa Street, Prestons – Request (by TransGrid) that the portion of the site currently zoned IN3 Heavy Industrial be rezoned to SP2 Infrastructure.
2. 66, 68 & 70 Orange Grove Rd, Warwick Farm – Request to rezone the land from IN1 General Industrial to B6 Enterprise Corridor
3. 168 Green Valley Road, Green Valley - Request to rezone the land from R3 Medium Density Residential to B1 Neighbourhood Centre.
4. 368-370 Cowpasture Road, Middleton Grange - Request to rezone the land from R1 General Residential to B6 Enterprise Corridor.
5. 62 – 66 Flowerdale Road, Liverpool – Request to rezone land from R2 Low Density Residential to R3 Medium Density Residential.
6. Request to rezone several properties in Holsworthy from R3 Medium Density Residential to R4 High Density Residential

Item 1 has been incorporated into the Phase 1 LEP Review as it is a minor administrative amendment to reflect the existing use of the site for electricity purposes.

Items 2 – 6 are outside the scope of the Phase 1 LEP Review and cannot be facilitated in the requirement timeframes. The amendments would require more detailed assessment and DPIE have advised that a gateway review / alteration and additional public exhibition would ordinarily be required, but that given the 31 August 2020 timeframe to submit the final planning proposal to

DPIE, an amendment to the planning proposal to facilitate the outcomes sought would not be agreed to.

The requests for rezoning can be lodged as separate planning proposal requests by proponents.

Public Agency & interest group submissions

Submissions have been received from the NSW RFS, TransGrid, WaterNSW and DPIE's Environment, Energy and Science Group (EES). Western Sydney Airport (WSA), The Property Council of Australia, and Evolve Housing have also lodged submissions.

A summary and response to these submissions is provided in **Attachment 1**.

Next Steps

Subject to Council endorsement, the amended planning proposal will be forwarded to DPIE for finalisation and gazettal.

If endorsed, the strategies will also be sent to DPIE for endorsement. Council strategies require endorsement from DPIE so they can be formally used to determine the strategic merit of planning proposals.

Conclusion

The Phase 1 Planning Proposal and draft Strategies were publicly exhibited for 42 days from 10 June to 21 July 2020. 61 submissions were received.

In response to submissions received, changes to the exhibited documents are proposed. The major changes are noted in this report, a complete list of recommended changes is provided in **Attachment 1**. Minor changes have also been made to improve the implementation of the draft Strategies. All changes are reflected in the post exhibition version of the Planning Proposal and draft Strategies in **Attachments 4-7**.

As part of Council's funding agreement under the Western Sydney City Deal, Council is required to forward the final planning proposal to DPIE for finalisation by 31 August 2020. Council is also required to finalise the Local Housing Strategy by 30 September 2020.

CONSIDERATIONS

Economic	<p>Utilise the Western Sydney City Deal Agreement to create Jobs for the Future.</p> <p>Further develop a commercial centre that accommodates a variety of employment opportunities.</p> <p>Encourage and promote businesses to develop in the hospital health and medical precinct (of the City Centre).</p>
Environment	<p>Utilise the Western Sydney City Deal agreement to enhance liveability and environment of the LGA.</p> <p>Utilise the Western Sydney City Deal agreement to facilitate Planning and Housing in the LGA.</p> <p>Enhance the environmental performance of buildings and homes.</p>
Social	<p>Preserve and maintain heritage, both landscape and cultural as urban development takes place.</p> <p>Regulate for a mix of housing types that responds to different population groups such as young families and older people.</p>
Civic Leadership	<p>Implementation and Governance of the Western Sydney City Deal agreement.</p> <p>Encourage the community to engage in Council initiatives and actions.</p> <p>Actively advocate for federal and state government support, funding and services.</p>
Legislative	<p>Liverpool Local Environmental Plan 2008</p> <p>Environmental Planning and Assessment Act 1979</p>
Risk	<p>The risk is considered low</p> <p>The risk is within Council's risk appetite.</p>

ATTACHMENTS

1. Submissions Evaluation Table (Redacted copy)
2. SGS Economics and Planning - Review of Submissions - Liverpool Centres and Corridors Strategy
3. Gateway Determination & Gateway Alteration - Phase 1 Planning Proposal
4. Phase 1 Planning Proposal (Post Exhibition version)
5. Liverpool Local Housing Strategy (Post Exhibition Version)
6. Liverpool Centres and Corridors Strategy (Post Exhibition Version)

7. Liverpool Industrial and Employment Lands Strategy (Post Exhibition Version)
 8. Copy of all Submissions - **Confidential**
 9. Submissions Evaluation Table - **Confidential**
 10. Map - Objections to Moorebank Rezoning - **Confidential**
- Council**

COUNCIL DECISION

Motion:

Moved: Clr Ayyad

Seconded: Clr Rhodes

That Council:

1. Notes the Gateway determination for Liverpool Local Environmental Plan 2008 Amendment 82 and the submissions received on the planning proposal and draft strategies;
2. Proceeds with Amendment 82, subject to the amendments proposed in the post exhibition version of the planning proposal included in Attachment 4;
3. Delegates authority to the A/CEO to make any other minor typographical or editing amendments to the planning proposal and to forward the amended planning proposal to the Department of Planning, Industry and Environment for finalisation;
4. Adopts the amended Local Housing Strategy; Centres and Corridors Strategy and Industrial and Employment Lands Strategy, with the exception of Middleton Grange remaining a town centre rather than a local centre;
5. Delegates authority to the A/CEO to make any other minor typographical or editing amendments to the strategies and to forward the amended strategies to the Department of Planning, Industry and Environment for endorsement; and
6. Notify submitters of Council's decision.

On being put to the meeting the motion (moved by Clr Ayyad) was declared LOST with the Mayor using her casting vote.

Vote for: Clr Ayyad, Clr Hadchiti, Clr Hadid, Clr Harle and Clr Rhodes.

Vote against: Mayor Waller, Clr Hagarty, Clr Kaliyanda, Deputy Mayor Karnib and Clr Shelton.

Foreshadowed motion: Moved: Cllr Hagarty Seconded: Cllr Karnib

That Council:

1. Notes the Gateway determination for Liverpool Local Environmental Plan 2008 Amendment 82 and the submissions received on the planning proposal and draft strategies;
2. Proceeds with Amendment 82, subject to the amendments proposed in the post exhibition version of the planning proposal included in Attachment 4;
3. Delegates authority to the A/CEO to make any other minor typographical or editing amendments to the planning proposal and to forward the amended planning proposal to the Department of Planning, Industry and Environment for finalisation;
4. Adopts the amended Local Housing Strategy; Centres and Corridors Strategy and Industrial and Employment Lands Strategy;
5. Delegates authority to the A/CEO to make any other minor typographical or editing amendments to the strategies and to forward the amended strategies to the Department of Planning, Industry and Environment for endorsement; and
6. Notify submitters of Council's decision.

The Foreshadowed motion (moved by Cllr Hagarty) then became the motion and on being put to the meeting was declared CARRIED with the Mayor using her casting vote.

Vote for: Mayor Waller, Cllr Hagarty, Cllr Kaliyanda, Deputy Mayor Karnib and Cllr Shelton.

Vote against: Cllr Ayyad, Cllr Hadchiti, Cllr Hadid, Cllr Harle and Cllr Rhodes.

Note: Cllr Balloot was an apology for the meeting.