

## Gateway Determination

### Planning proposal (Department Ref: PP-2022-59): to facilitate further development of Glen Willow Regional Sports Complex at 58 Pitts Lane, Putta Bucca

I, the Director, Western Region at the Department of Planning and Environment, as delegate of the Minister for Planning, have determined under section 3.34(2) of the *Environmental Planning and Assessment Act 1979* (the Act) that an amendment to the Mid-Western Regional Local Environmental Plan 2012 to rezone land from RU4 Primary Production Small Lots to RE1 Public Recreation and to remove the minimum lot size at Part Lot 1 and Lot 2 DP 1252505, 58 Pitts Lane, Putta Bucca, should proceed subject to the following conditions:

1. Before public and agency exhibition, Council is to update the planning proposal to make clear Part Lot 1 DP 1252505 is included as part of the proposed LEP amendments.
2. Public exhibition is required under section 3.34(2)(c) and clause 4 of Schedule 1 to the Act as follows:
  - (a) the planning proposal must be made publicly available for a minimum of 28 days; and,
  - (b) the planning proposal authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for material that must be made publicly available along with planning proposals as identified in *Local Environmental Plan Making Guidelines* (Department of Planning and Environment, 2021).
3. Consultation is required with the following public authorities and government agencies under section 3.34(2)(d) of the Act and/or to comply with the requirements of applicable Directions of the Minister under section 9 of the Act:
  - Environment Protection Authority.
  - Department of Planning and Environment – Biodiversity and Conservation Division.Each public authority is to be provided with a copy of the planning proposal and any relevant supporting material via the NSW Planning Portal and given at least 40 days to comment on the proposal.
4. A public hearing is not required to be held into the matter by any person or body under section 3.34(2)(e) of the Act. This does not discharge Council from any obligation it may otherwise have to conduct a public hearing (for example, in response to a submission or if reclassifying land).
5. The LEP should be completed within nine (9) months of Gateway determination.

Dated

9<sup>th</sup> day of May 2022.

A handwritten signature in black ink, reading "Garry Hopkins". The signature is written in a cursive style with a large, looping initial "G".

**Garry Hopkins**  
**Director, Western Region**  
**Local and Regional Planning**  
**Department of Planning and Environment**

**Delegate of the Minister for Planning**