

## MAYORAL MINUTE

### **a3 [MM] Draft Tweed Local Environmental Plan 2010 - Rural Lands and Environmental Zones Concerns**

At the Rural Lands Workshop held at the Murwillumbah Civic Centre Auditorium on Wednesday, 14 April 2010, it was clear from the feedback received from those attending that there were two major topics of community concern with the publicly exhibited Stage 1 Tweed Draft Local Environmental Plan 2010 as it relates to rural properties throughout the Shire, these being:

1. The proposed minimum subdivision requirements for rural zones; and
2. The reduction in the area of environmental zones contained with the current Tweed Local Environmental Plan 2000.

As you would be aware, Tweed Council has been working towards the preparation of a new Council wide Local Environmental Plan over two main stages:

Stage 1 – the “roll-over” of existing Tweed LEP 2000 planning controls into the NSW State Government’s Standard LEP Template; and

Stage 2 – an updated LEP which will address broader, strategic investigations, and provide longer term direction on urban consolidation, employment lands and rural lands.

On the basis of this staged approach, the NSW Department of Planning (DOP) has identified Council as one of a limited number of priority NSW Councils, for which they have committed to assist in completing their new LEPs in the Standard Template form. In this regard, Council has been given the target of achieving gazettal of its Stage 1 LEP by the end of November 2010. The Department of Planning has recently requested that Council staff attend a meeting in Sydney on 12 May 2010 to identify any emerging concerns with how the Standard Template has been applied to the Draft Tweed Stage 1 LEP 2010.

Apart from the more specific, functional issues that will be raised by the officers in respect of the Template constraints, I consider there to be an urgent imperative for Council to provide further direction to the officers in their upcoming meeting with the DOP to identify the strong community concerns for the Draft LEP 2010 rural land subdivision and environmental zone controls.

**RECOMMENDATION:**

**That Council:**

- a. Through the attendance of relevant Council officers in respect of the upcoming meeting with the NSW Department of Planning on 12 May 2010:
    - i. Express the community and Council dissatisfaction with the constraints brought upon retaining important local planning controls by the NSW State Government's Standard LEP Template.
    - ii. Express the strong community concern and Council dissatisfaction for environmental zone controls contained within the current Draft Stage 1 Tweed Local Environmental Plan 2010.
    - iii. Seek endorsement to review State Government planning controls relating to rural land use in a timeframe consistent with Council's Stage Two comprehensive LEP review.
  - b. Commences discussions with the Local Government Shires Association and NOROC to have the issue of State Government controls relating to rural land use elevated as an agenda item for the upcoming NSW State Government elections.
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