



Hon Tony Kelly MLC  
Minister for Planning  
Minister for Infrastructure  
Minister for Lands  
Deputy Leader of the Government in the Legislative Council  
Leader of the House in the Legislative Council

## MEDIA RELEASE

7 June, 2010

### **NEW GLOUCESTER LEP PROTECTS SHIRE'S ENVIRONMENTAL VALUES**

A new Local Environmental Plan (LEP) for the Gloucester Shire will deliver an up-to-date planning framework while protecting the Shire's environmental and agricultural assets.

NSW Minister for Planning, Tony Kelly, has today approved the council-wide plan, which had been prepared by Gloucester Shire Council.

"The LEP will allow some village expansion in the town centre and consolidate previously fragmented commercial areas, while potentially a greater variety of housing will be available, such as multi unit dwellings," the Minister said.

"This will enable more residents, particularly the aged, to live within walking distance of services and facilities."

The plan also protects the Shire's valuable agricultural land and environmental assets, including the World Heritage Listed Barrington National Park.

Around 40% of the entire local government area – around 9,600 hectares – is zoned environmental protection under the plan.

Mr Kelly said on top of that, job creation has received a boost with 95-hectares of land near Stratford zoned heavy industrial for development of a 70-lot industrial park.

"Around two thirds of this site is the subject of a major development proposal known as the AGL Gas Project, which is currently being assessed by the Department of Planning," the Minister said.

The LEP includes a number of additional features, including:

- Allowing tourist and visitor accommodation uses at the Gloucester Country Club and at Gloucester Showground;
- Retaining Council's existing minimum rural lot subdivision size of 100 hectares; and
- Including a clause to ensure the provision of public infrastructure to service any subdivision at the Stratford Industrial Park site.

Council had been provided \$86,000 in financial assistance from the Department of Planning's Planning Reform Fund to assist in reviewing its council-wide plan.

The LEP had been prepared using the standard LEP template which seeks to clarify and simplify State planning controls, making them easier to implement and understand.

At the same time, councils still have the flexibility to incorporate local planning strategies and address planning issues specific to the local area.

---