



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

19 May, 2010

GOVERNMENT REMOVES UNNECESSARY HURDLES TO DEVELOPMENT

Mums and dads and developers will benefit from an extension of the lapsing period for development consents.

The Development Consents Bill which was passed in the NSW Parliament yesterday, allows up to five years for works to commence on developments approved under Part 4 of the Environmental Planning and Assessment Act – typically approvals granted by local councils.

The previous lapsing period was generally two years.

The extension in the lapsing period applies to developers that have existing consents as well as those seeking consents between now and 1 July 2011.

Minister for Planning, Tony Kelly, said the changes, introduced as a result of public feedback, provide more certainty to developers in the current economic climate.

“This Bill comes at just the right time for commercial developers and owner-builders struggling to get their home renovations moving because of financial issues,” the Minister said.

“Usually development consents for these kinds of developments are granted subject to a requirement that they will lapse within two years, unless building works commence before that time.

“However, community feedback has indicated due to the global economic crisis, two years has not been enough time for developers to get their finances in order and physically commence construction.”

Data collected from the state’s 152 councils shows there was a 14% reduction in the number of construction certificates issued in 2008-2009 compared with the previous year.

Mr Kelly said extending the lapsing period to five years ensures opportunities for development are not lost and developers need not apply for the same consent again, saving them and consent authorities time, money and resources.

“The extension provides additional support to the building and construction industry, which plays a vital role in the State’s economy,” the Minister said.

In 2008-09 alone, \$18.5 billion worth of development was granted consent under Part 4 of the Environmental Planning and Assessment Act, of which around 60% were either new houses or alterations and additions to existing homes.

Mr Kelly said the changes demonstrate the Government’s commitment to boosting housing supply and affordability in NSW, and removing unnecessary barriers to development.
