



Mr Murray Wood  
Chief Executive Officer  
Dubbo Regional Council  
PO Box 81  
DUBBO NSW 2830

**Attention: Steven Jennings, Manager Growth Planning**

Dear Mr Wood

**Planning proposal (PP-2021-5902): Amendment to Dubbo Local Environmental Plan 2011 by including an additional permitted use to permit with consent an information and education facility on Lot 53, DP 259660, 2 Coronation Drive, Dubbo.**

I am writing in response to Council's request for a Gateway determination under section 3.34(1) of the *Environmental Planning and Assessment Act 1979* (the Act) in respect of the planning proposal to amend the Dubbo LEP 2011 to include an additional permitted use for an information and education facility for Lot 53, DP259660, 2 Coronation Drive, Dubbo.

As delegate of the Minister for Planning and Public Spaces, I have now determined that the planning proposal should proceed subject to the conditions in the enclosed Gateway determination.

It is noted that Council requested not to be authorised as the local plan-making authority. I have considered the nature of Council's planning proposal and have agreed that Council is not to be authorised as the local plan-making authority in this case.

The amending local environmental plan (LEP) is to be finalised within nine (9) months of the date of the Gateway determination however this is a maximum time and Council should strive to finalise the proposal earlier. Council's request for the Department of Planning, Industry and Environment to draft and finalise the LEP should be made six (6) weeks prior to the projected publication date.

All related files for the LEP Amendment, including PDF Maps, Map Cover Sheet, planning proposal document and GIS Data, if available, must be submitted to the Department via the Planning Portal Website [www.planningportal.nsw.gov.au/planning-tools/online-submission-planning-data](http://www.planningportal.nsw.gov.au/planning-tools/online-submission-planning-data). To submit the data, Council is required to create an account and log in using these details.

The state government is committed to reducing the time taken to complete LEPs by tailoring the steps in the process to the complexity of the proposal, and by providing clear and publicly available justification for each plan at an early stage. In order to meet these commitments, the Minister may take action under section 3.32(2)(d) of the Act if the time frames outlined in this determination are not met.

Should you have any enquiries about this matter, I have arranged for Mr Wayne Garnsey, Manager, Western Region from the Department of Planning, Industry and Environment, Western Region office, to assist you. Mr Garnsey can be contacted on 58526800.

Yours sincerely

A handwritten signature in black ink, appearing to read 'G.P. Hopkins', written in a cursive style.

15 December 2021

**Garry Hopkins**  
**Director, Western Region**  
**Local and Regional Planning**

Encl: Gateway determination