

Office of
the Mayor

30 January 2004

Mr Alex Davidson
P O Box 170
GLENORIE NSW 2157

Our Ref: 5271819 & FP 116

Dear Mr Davidson

Rural Lands Study

Thank you for your letter dated 20 January 2003, regarding the abovementioned matter.

I have noted your concerns and can advise that as far as practical community aspirations have been incorporated into the Study and are understood. In this regard, the Rural Strategy forms one of two documents prepared for Stage 2 of the Rural Lands Study. The other document entitled 'Community Communication Report' presents the outcomes of the Community Focus Workshops that were held as part of Stage 2. The Rural Strategy builds upon the 'Background and Issues Report' and 'Strategic Environmental Analysis and Strategy Framework' documents that were prepared as part of Stage 1. It provides an analysis of the issues inclusion in the draft strategies at the end of the document.

The Community Focus Workshops held as part of the consultation process attracted approximately 750 participants. Whilst most of the workshop participants want to have subdivision, they were also concerned about the lack of infrastructure, conservation of the environment, preserving lifestyle and rural use conflict.

It should also be noted that of the 5,089 rural property owners that were advised of the exhibition of the Rural Strategy, a total of 69 submissions were received. A number of these submissions supported the draft strategies proposed.

In relation to submissions, work is proceeding on the process of preparing a draft Rural Lands Local Environmental Plan and Development Plan in accordance with a resolution of Council on 19 August 2003. The details of the plan are not yet finalised, however it is anticipated that the draft plan will be ready to be placed on public exhibition in July 2004.

It is important however to understand that any plan which seeks to rezone land must be approved by the State Government. The final outcome may not therefore be one which all landowners find acceptable, but rather one which balances both conservation and development. In these circumstances, it is not possible to implement a strategy of 'blanket' 5 acre subdivision as you suggest because such an approach fails to recognise the fundamental constraints to development and the natural characteristics of the Shire's rural area.

Finally there will be further opportunity for you to comment on the draft Local Environmental Plan when this Plan is exhibited.

Should you have any further enquiries regarding this matter, please Mr Michael Watt, Council's Director – Planning Services on 9843 0249.

Yours faithfully

Councillor John Griffiths
MAYOR

