

GR7 – Wilton New Town Update on NSW Government Response to Outstanding Planning, Environment and Infrastructure Issues

GR7

Wilton New Town Update on NSW Government Response to Outstanding Planning, Environment and Infrastructure Issues

272723

TRIM 6930-8

EXECUTIVE SUMMARY

- The purpose of this report is to update Council on the lack of response from the NSW Government to Council's concerns relating to Wilton Priority Growth Area.
- Under legislation, a person who makes a relevant planning application or public submission is required to disclose any reportable political donations. The disclosure requirements extends to any person with a financial interest in the application or any associate of the person making a public submission. No disclosure of political donation has been made in association with this application.
- It is recommended that an urgent meeting with the Minister for Planning & Environment be sought.

REPORT

BACKGROUND

Following the rezoning of the South West Precinct within the Wilton Priority Growth Area by the NSW Department of Planning & Environment ('Department'), Council held an Extraordinary Meeting on 30 April 2018.

The purpose of the Extraordinary Meeting was for Council to appraise the recent rezoning in light of earlier resolutions made in February 2018 calling for various planning matters to be resolved.

Overall, the outstanding matters considered to be "threshold issues" for Council are as follows:

- Lack of public transport including electrified passenger rail services to Wilton and the Shire
- Lack of an integrated health precinct established in the strategic planning framework
- Lack of a demonstrated strategy to deliver 1 local job per dwelling
- Lack of adequate protection of our local disease free Koala community
- Lack of a draft Special Infrastructure Contributions Framework and local Voluntary Planning Agreements.

Sustainable and Balanced Growth
Report to the Ordinary Meeting of Council held on Monday 16 July 2018

GR7 – Wilton New Town Update on NSW Government Response to Outstanding Planning, Environment and Infrastructure Issues

At the Extraordinary Meeting, Council resolved (in part):

"That a further report be referred to an Ordinary Meeting of Council in June outlining any responses from the NSW Government to the above matters."

And;

"As part of the June Ordinary Meeting of Council, that Council reconsiders its position."

Letters were sent to the NSW Premier (see Attachment 1) and Minister for Planning & Environment (see Attachment 2) advising that Council had resolved to withdraw its in principle support if outstanding matters are not resolved.

CURRENT STATUS

At the time of this report being prepared, Council has not received a formal response from the NSW Government.

The NSW Premier's Office, NSW Planning Minister and the Department have been contacted directly for an update as to whether a response will be forthcoming. No response has been received to those enquires.

A Development Application has now been lodged by Walker Corporation for the first stage of development at the South West Precinct comprising 700 lots.

The Department has held two workshops with developers with landholdings within the Greater Macarthur Growth Area ('GMRA') which includes land at west Appin earmarked for a further 18,000 houses.

The Department in correspondence to Council and developers dated 8 June 2018 sought comments on principles for the release of land within the GMRA (see Attachment 3).

Council has sent correspondence to the Department (see Attachment 4) outlining that further land release at West Appin is not supported, particularly while numerous planning issues related to Wilton New Town remain unresolved.

Sustainable and Balanced Growth
Report to the Ordinary Meeting of Council held on Monday 16 July 2018

GR7 – Wilton New Town Update on NSW Government Response to Outstanding Planning, Environment and Infrastructure Issues

FINANCIAL IMPLICATIONS

This matter has no financial impact on Council's adopted budget or forward estimates.

ATTACHMENTS INCLUDED IN A SEPARATE BOOKLET

1. Letter to NSW Premier
2. Letter to NSW Planning Minister
3. E-mail from NSW Department of Planning & Environment regarding West Appin
4. Letter to Department of Planning & Environment outlining that Council does not support further land release at Appin

RECOMMENDATION

1. That Council notes the information.
2. That Council writes to the Minister for Planning & Environment requesting an urgent meeting to discuss these matters.