



New South Wales

Hastings Local Environmental Plan 2001 (Amendment No 65)

under the

Environmental Planning and Assessment Act 1979

I, the Minister for Planning, make the following local environmental plan under the
Environmental Planning and Assessment Act 1979.

FRANK SARTOR, M.P.,
Minister for Planning

2008 No 92

Clause 1 Hastings Local Environmental Plan 2001 (Amendment No 65)

Hastings Local Environmental Plan 2001 (Amendment No 65)

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1 Name of plan

This plan is *Hastings Local Environmental Plan 2001 (Amendment No 65)*.

2 Aims of plan

This plan aims:

- (a) to facilitate the carrying out of residential development and agriculture in accordance with environmentally sensitive and sustainable land use practices on the land to which this plan applies, and
- (b) to encourage residential development on that land that:
 - (i) minimises water use and greenhouse gas emissions and improves thermal comfort, and
 - (ii) does not create unreasonable or uneconomic demand for the provision of public amenities or services by a public authority, and
 - (iii) promotes occupants' social well-being by establishing a safe, inclusive and equitable community, and
- (c) to allow for a variety of housing types on that land, and
- (d) to specify development controls for that land, and
- (e) to enable the sharing of facilities and resources and the collective management of part of that land.

3 Land to which plan applies

This plan applies to Part Lot 1, DP 564615, Homedale Road, Kew, as shown edged heavy black and with a vertical stipple on the map marked "Hastings Local Environmental Plan 2001 (Amendment No 65)" deposited in the office of Port Macquarie–Hastings Council.

4 Amendment of Hastings Local Environmental Plan 2001

Hastings Local Environmental Plan 2001 is amended as set out in Schedule 1.

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Hastings Local Environmental Plan 2001 (Amendment No 65)

Schedule 1 Amendments

Schedule 1 Amendments

(Clause 4)

[1] Schedule 3 Development of specific sites

Insert at the end of the Schedule under the headings “**Land**”, “**Additional development permitted**” and “**Conditions**”, respectively:

| | | |
|---|--|--|
| Part Lot 1, DP 564615, Homedale Road, Kew, as shown edged heavy black and with a vertical stipple on the map marked “Hastings Local Environmental Plan 2001 (Amendment No 65)”. | Development for the purpose of a sustainable residential community (including for the purposes of dual occupancies, cluster housing, residential flats and community facilities) | The number of lots permitted is limited to 66. The number of dwellings permitted is limited to 66. The provision of water and sewerage is to be on-site and self-contained. No direct access (other than access for emergency vehicles) is to be provided to the Pacific Highway. Subdivision on the land is to be carried out in accordance with the <i>Community Land Development Act 1989</i> . |
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[2] Schedule 6 Zones and zoning map amendments

Insert in appropriate order in Part 2 of the Schedule:

Hastings Local Environmental Plan 2001 (Amendment No 65)

BY AUTHORITY