



New South Wales

Greater Taree Local Environmental Plan 2010 (Amendment No 13)

under the

Environmental Planning and Assessment Act 1979

The following local environmental plan is made by the local plan-making authority under the *Environmental Planning and Assessment Act 1979*.

MONICA GIBSON

As delegate for the Minister for Planning

Greater Taree Local Environmental Plan 2010 (Amendment No 13)

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1 Name of Plan

This Plan is *Greater Taree Local Environmental Plan 2010 (Amendment No 13)*.

2 Commencement

This Plan commences on the day on which it is published on the NSW legislation website.

3 Land to which Plan applies

This Plan applies to 363 Diamond Beach Road, Diamond Beach, being Lot 18, DP 576415.

4 Maps

The maps adopted by *Greater Taree Local Environmental Plan 2010* are amended or replaced, as the case requires, by the maps approved by the local plan-making authority on the making of this Plan.

Schedule 1 Amendment of Greater Taree Local Environmental Plan 2010

[1] Schedule 1 Additional permitted uses

Omit “recreational” wherever occurring in clauses 4 (2) (b), 5 (2) (b) and 6 (2) (b).

Insert instead “recreation”.

[2] Schedule 1, clause 7

Insert after clause 6:

7 Use of particular land identified as Area 4 on the Additional Uses Map

- (1) This clause applies to land identified as Area 4 on the Additional Uses Map.
- (2) Development for the purposes of residential accommodation is permitted with development consent if:
 - (a) the total gross floor area of the development does not exceed 30% of the total gross floor area of all buildings used for the purposes of tourist and visitor accommodation in Area 4, and
 - (b) there are existing recreation facilities (indoor) or recreation facilities (outdoor) in Area 4, and
 - (c) the consent authority is satisfied that there is a need for residential accommodation to ensure:
 - (i) the safety, security and viability of tourist and visitor accommodation through the off-season, and
 - (ii) the retention of local employment through the off-season.