



New South Wales

Shoalhaven Local Environmental Plan 2014 (Amendment No 32)

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*.

**GORDON CLARK, STRATEGIC PLANNING MANAGER
SHOALHAVEN CITY COUNCIL**
As delegate for the local plan-making authority

Shoalhaven Local Environmental Plan 2014 (Amendment No 32)

under the

Environmental Planning and Assessment Act 1979

1 Name of Plan

This Plan is *Shoalhaven Local Environmental Plan 2014 (Amendment No 32)*.

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 land to which *Shoalhaven Local Environmental Plan 2014* applies, including land in Nowra Hill and South Nowra.

4 Maps

The maps adopted by *Shoalhaven Local Environmental Plan 2014* 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 Shoalhaven Local Environmental Plan 2014

Clause 7.28

Insert after clause 7.27—

7.28 Development on land at South Nowra and Nowra Hill

- (1) This clause applies to land identified as “Cl 7.28” on the Clauses Map, being the following (each an *existing lot*)—
 - (a) Lot 235, DP 755952, The Links Road, Nowra Hill,
 - (b) Lot 1, DP 1112040, 109 The Links Road, Nowra Hill,
 - (c) Lots 4 and 5, DP 1016142, 129 and 147 The Links Road, Nowra Hill,
 - (d) Lot 1, DP 1010322, 167 The Links Road, Nowra Hill,
 - (e) Lots 21 and 22, DP 1043769, 181 and 175 The Links Road, Nowra Hill,
 - (f) Lot 237, DP 755952, 183 The Links Road, Nowra Hill,
 - (g) Lots 39–42, DP 19407, 2, 4, 6 and 8 Central Avenue, South Nowra,
 - (h) Lots 17 and 18, DP 19407, 21 and 13 Oxford Street, South Nowra,
 - (i) Lots 1 and 2, DP 207847, 32 and 20 Oxford Street, South Nowra,
 - (j) Lot 2, DP 1157089, 33 Oxford Street, South Nowra,
 - (k) Lot 2, DP 205646, 40 Oxford Street, South Nowra,
 - (l) Lot 2, DP 500563, 41 Oxford Street, South Nowra,
 - (m) Lots 48–52, DP 19407, 37, 33, 29, 25 and 21 Prosperity Road, South Nowra,
 - (n) Lots 44–47, DP 19407, 80, 92, 106 and 148 The Links Road, South Nowra.
- (2) Development consent may be granted for development on each existing lot for the purposes of—
 - (a) no more than one dwelling house on each existing lot, and
 - (b) even if the land is subdivided—no more than one dwelling house on the land comprising the existing lot.
- (3) This clause is repealed on 31 July 2030.