



New South Wales

State Environmental Planning Policy (Precincts—Regional) Amendment (Snowy Mountains Activation Precinct) 2022

under the

Environmental Planning and Assessment Act 1979

His Honour the Administrator, with the advice of the Executive Council, has made the following State environmental planning policy under the *Environmental Planning and Assessment Act 1979*.

ANTHONY ROBERTS, MP
Minister for Planning

State Environmental Planning Policy (Precincts—Regional) Amendment (Snowy Mountains Activation Precinct) 2022

under the

Environmental Planning and Assessment Act 1979

1 Name of Policy

This Policy is *State Environmental Planning Policy (Precincts—Regional) Amendment (Snowy Mountains Activation Precinct) 2022*.

2 Commencement

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

3 Repeal of Policy

This Policy is repealed at the beginning of the day following the day on which this Policy commences.

4 Maps

The maps adopted by the following are amended or replaced, as the case requires, by the maps approved by the Minister on the making of this Policy—

- (a) *State Environmental Planning Policy (Transport and Infrastructure) 2021*, Chapter 2,
- (b) *Snowy River Local Environmental Plan 2013*.

Schedule 1 Amendment of State Environmental Planning Policy (Precincts—Regional) 2021

[1] Schedule 1B Moree Activation Precinct

Omit “Chapter 4” wherever occurring in section 6(3)(b) and (4).

Insert instead “Chapter 3”.

[2] Schedule 1C, heading

Insert “—Chapter 3” after “development”.

[3] Schedule 1C

Insert “—Parkes, Wagga Wagga and Moree Activation Precincts only” after each of the following—

Farm building, other than stock holding yard, grain silo or grain bunker

Grain silo or grain bunker

Fuel tanks and gas storage (above ground)

[4] Schedule 1C

Omit “Parkes and Wagga Wagga” from the matter relating to Stock holding yard.

Insert instead “Parkes, Wagga Wagga and Moree”.

[5] Schedule 1D

Insert after Schedule 1C—

Schedule 1D Snowy Mountains Activation Precinct

Part 1 Declaration and zoning

1 Declaration of Snowy Mountains Activation Precinct

The land shown as Snowy Mountains Activation Precinct on the State Environmental Planning Policy (Precincts—Regional) 2021 Snowy Mountains Activation Precinct Land Application Map is declared to be the Snowy Mountains Activation Precinct.

2 Consent authority for certain development

(1) The Planning Secretary is the consent authority for development on land in the Snowy Mountains Activation Precinct with a capital investment value of more than \$2 million.

(2) In this section—

capital investment value has the same meaning as in *Environmental Planning and Assessment Regulation 2021*.

3 Definitions

In this Schedule—

Additional Permitted Uses Map means the State Environmental Planning Policy (Precincts—Regional) 2021 Snowy Mountains Activation Precinct Additional Permitted Uses Map.

agritourism means the following—

- (a) farm experience premises,
- (b) farm gate premises.

Blue Book has the same meaning as in *State Environmental Planning Policy (Transport and Infrastructure) 2021*, Chapter 2.

Environmentally Sensitive Areas Map means the State Environmental Planning Policy (Precincts—Regional) 2021 Snowy Mountains Activation Precinct Environmentally Sensitive Areas Map.

farm experience premises means a building or place on a working farm that—

- (a) is used to provide visitors to the farm with small scale and low impact tourist or recreational services on a commercial basis, including the following—
 - (i) horse riding,
 - (ii) farm tours,
 - (iii) functions or conferences,
 - (iv) farm field days, and
- (b) is ancillary to the farm.

farm gate premises means a building or place on a working farm, including cellar door premises, that—

- (a) is used to provide visitors to the farm with agricultural products predominantly from the farm or other farms in the region or with services or activities related to the products, including the following—
 - (i) processing, packaging and sale of the products, but not processing of animals,
 - (ii) a restaurant or cafe,
 - (iii) a facility for holding tastings or workshops, or providing information or education, related to the products, and
- (b) is ancillary to the farm.

primary production business has the same meaning as in the *Income Tax Assessment Act 1997* of the Commonwealth and includes a business that—

- (a) was a primary production business, and
- (b) has temporarily ceased to be a primary production business because of a natural disaster.

staff accommodation means a building used for the accommodation of staff employed to work in the Snowy Monaro Regional local government area.

working farm means a farm on which agriculture is undertaken that is—

- (a) a primary production business, or
- (b) on land categorised as farmland under the *Local Government Act 1993* section 515.

4 Land use zones

The land use zones in the Snowy Mountains Activation Precinct are as follows—

SP1 Special Activities Zone

SP3 Tourist Zone

SP4 Enterprise Zone

RE1 Public Recreation Zone

5 Zoning of land within Snowy Mountains Activation Precinct

For the purposes of this Schedule, land is within the zones shown on the State Environmental Planning Policy (Precincts—Regional) 2021 Snowy Mountains Activation Precinct Land Zoning Map.

6 Zone objectives and Land Use Table

- (1) The Land Use Table at the end of this Part specifies for each zone—
 - (a) the objectives for development, and
 - (b) development that may be carried out without development consent, and
 - (c) development that may be carried out only with development consent, and
 - (d) development that is prohibited.
- (2) The consent authority must have regard to the objectives for development in a zone when determining a development application in relation to land in the zone.
- (3) In the Land Use Table at the end of this Part—
 - (a) a reference to a type of building or other thing is a reference to development for the purposes of that type of building or other thing, and
 - (b) a reference to a type of building or other thing does not include, despite any definition in this Policy, Chapter 3 or this Schedule, a reference to a type of building or other thing referred to separately in the Land Use Table in relation to the zone.
- (4) This section is subject to the other provisions of this Policy, Chapter 3 and this Schedule.

Land Use Table

SP1 Special Activities

1 Objectives of zone

- To provide for special land uses that are not provided for in other zones.
- To facilitate development that is in keeping with the special characteristics of the site or its existing or intended special use, and that minimises adverse impacts on surrounding land.
- To provide for sites with special natural characteristics that are not provided for in other zones.

2 Permitted without consent

Roads

3 Permitted with consent

Boat building and repair facilities; Boat launching ramps; Boat sheds; Camping grounds; Car parks; Charter and tourism boating facilities; Community facilities; Emergency services facilities; Environmental facilities; Environmental protection works; Information and education facilities; Jetties; Kiosks; Marinas; Mooring pens; Moorings; Recreation areas; Recreation facilities (outdoor); Research stations; Restaurants or cafes; Water recreation structures; Wharf or boating facilities; The purpose shown on the State Environmental Planning Policy (Precincts—Regional) 2021 Snowy

Mountains Activation Precinct Land Zoning Map, including any development that is ordinarily incidental or ancillary to development for that purpose

4 Prohibited

Any development not specified in item 2 or 3

SP3 Tourist

1 Objectives of zone

- To provide for tourist facilities, recreation, businesses and amenities in suitable locations.
- To ensure that services and infrastructure required to support the area can be delivered in an orderly way.
- To ensure development is consistent with the rural setting, environmental and scenic values and landscape features of the area.
- To enable development that complements development for tourism purposes without adversely affecting the retail hierarchy of local centres and villages.

2 Permitted without consent

Extensive agriculture; Roads

3 Permitted with consent

Agritourism; Artisan food and drink industries; Boat sheds; Building identification signs; Business identification signs; Camping grounds; Car parks; Caravan parks; Charter and tourism boating facilities; Community facilities; Creative industries; Eco-tourist facilities; Emergency services facilities; Entertainment facilities; Environmental facilities; Environmental protection works; Food and drink premises; Function centres; Helipads; Information and education facilities; Kiosks; Marinas; Markets; Mooring pens; Moorings; Passenger transport facilities; Recreation areas; Recreation facilities (indoor); Recreation facilities (outdoor); Registered clubs; Research stations; Roads; Staff accommodation; Tourist and visitor accommodation; Water recreation structures; Wharf or boating facilities.

4 Prohibited

Any development not specified in item 2 or 3

SP4 Enterprise Zone

1 Objectives of zone

- To provide for development and land uses that support enterprise and productivity.
- To provide a range of retail, business, recreation, entertainment and community uses to meet local and tourist needs.
- To ensure development is located to optimise access to and improve connectivity with the Lake Jindabyne foreshore.
- To promote the unique scenic and built character of Jindabyne and the Alpine region.
- To promote high quality urban design of built forms.

- To ensure that services and infrastructure required to support the area can be delivered in an orderly way.
- To provide for recreation, business and amenities in suitable locations.

2 Permitted without consent

Environmental protection works; Home occupations; Roads

3 Permitted with consent

Home industries; Any other development not specified in item 2 or 4

4 Prohibited

Agriculture; Air transport facilities; Airstrips; Animal boarding or training establishments; Biosolids treatment facilities; Boat building and repair facilities; Boat launching ramps; Boat sheds; Cemeteries; Crematoria; Depots; Dwelling houses; Dual occupancies; Exhibition villages; Extractive industries; Farm buildings; Farm stay accommodation; Forestry; Freight transport facilities; Heavy industrial storage establishments; Helipads; Highway service centres; Industries; Mortuaries; Open cut mining; Research stations; Resource recovery facilities; Rural industries; Rural workers' dwellings; Sewage treatment plants; Sex services premises; Storage premises; Transport depots; Truck depots; Waste disposal facilities; Water recreation structures; Water recycling facilities

RE1 Public Recreation Zone

1 Objectives of zone

- To enable land to be used for public open space or recreational purposes that support the Jindabyne town centre and activate the foreshore area.
- To provide a range of recreational settings and activities and compatible land uses.
- To protect and enhance the natural environment for recreational purposes.

2 Permitted without consent

Environmental facilities; Environmental protection works; Roads

3 Permitted with consent

Boat sheds; Building identification signs; Business identification signs; Car parks; Charter and tourism boating facilities; Community facilities; Emergency services facilities; Information and education facilities; Kiosks; Marinas; Markets; Recreation areas; Recreation facilities (indoor); Recreation facilities (outdoor); Research stations; Water recreation structures; Water storage facilities; Wharf and boating facilities

4 Prohibited

Any development not specified in item 2 or 3

Part 2 Exempt and complying development

Division 1 General

7 Exempt and Complying Development SEPP does not apply to land in Snowy Mountains Activation Precinct

State Environmental Planning Policy (Exempt and Complying Development Codes) 2008 does not apply to land in the Snowy Mountains Activation Precinct, except as provided by this Part.

8 Complying development

- (1) Development that is permitted with development consent on land in the Snowy Mountains Activation Precinct is complying development if the development is carried out in compliance with the development standards specified in this section.
- (2) Despite subsection (1), development for the purposes of electricity generating works, other than solar energy farms, is not complying development.
- (3) To be complying development, the development must—
 - (a) meet the relevant provisions of the *Building Code of Australia*, and
 - (b) be carried out in accordance with the relevant provisions of the *Blue Book*, and
 - (c) be installed in accordance with the manufacturer's specifications, if applicable, and
 - (d) not involve the removal of asbestos, unless the removal is undertaken in accordance with *How To Safely Remove Asbestos: Code of Practice*, published by Safe Work Australia in July 2020, and
 - (e) not be carried out on land on which a heritage item or Aboriginal object is located or that is within a heritage conservation area or Aboriginal place of heritage significance.
- (4) To be complying development, the development must not be—
 - (a) for the purpose of remediation work within the meaning of *State Environmental Planning Policy (Resilience and Hazards) 2021*, Chapter 4, or
 - (b) designated development, or
 - (c) a major hazard facility, or
 - (d) if the development comprises the erection of a building—carried out within 1m of a public sewer except with the written approval of the authority that has management or control of the sewer, and
- (5) To be complying development, the development must not be carried out on land identified as within an environmentally sensitive area on the Environmentally Sensitive Areas Map unless the development is for the purposes of environmental protection works or recreation areas.
- (6) To be complying development, the development must not involve development that requires development consent under *Snowy River Local Environmental Plan 2013*, clause 5.10, as it applies under this Schedule, section 12.
- (7) Subsection (3)(e) does not include Lot 6, DP 239537, Jindabyne Foreshore Park.

- (8) In this section—
major hazard facility has the same meaning as in the *Work Health and Safety Regulation 2017*.

9 Conditions of complying development

A complying development certificate for complying development under this Division is subject to the conditions set out in *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*, Schedule 6.

Division 2 Exempt development

10 Exempt development

- (1) The following provisions of *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008* apply to land in the Snowy Mountains Activation Precinct—
- (a) for land in SP1 Special Activities Zone, excluding land in the Sports and Education Precinct—clauses 2.9, 2.10, 2.23–2.24, 2.29, 2.30, 2.39–2.40B, 2.46A, 2.46B, 2.47, 2.48, 2.51, 2.52, 2.55–2.58, 2.72A–2.72D, 2.77, 2.78, 2.96–2.105, 2.109, 2.110, 2.113–2.116, 2.121 and 2.122,
 - (b) for land in SP3 Tourist Zone—clauses 2.6A, 2.6B, 2.9–2.14, 2.23–2.24, 2.27–2.30, 2.31–2.32F, 2.37–2.40B, 2.42AA, 2.42AB, 2.46A, 2.46B, 2.47, 2.48, 2.51, 2.52, 2.54A–2.58, 2.71–2.72D, 2.75–2.78, 2.80A, 2.80B, 2.96–2.105, 2.109, 2.110, 2.113, 2.114, 2.121 and 2.122,
 - (c) for land in SP4 Enterprise Zone—clauses 2.6C, 2.6D, 2.9–2.14, 2.17, 2.18, 2.20A–2.20F, 2.21–2.24, 2.27–2.30, 2.30AC, 2.30AD, 2.37–2.40B, 2.42A–2.46B, 2.47, 2.48, 2.51, 2.52, 2.54A–2.62, 2.69–2.74, 2.74C–2.78, 2.96–2.101, 2.104–2.107, 2.109, 2.110, 2.113, 2.114, 2.117–2.122 and 2.129–2.132,
 - (d) for land in RE1 Public Recreation Zone—clauses 2.9, 2.10, 2.46A, 2.46B, 2.51, 2.52, 2.54A–2.58, 2.77, 2.78, 2.80A, 2.80B, 2.96–2.103,
 - (e) for land in the Sports and Education Precinct—
 - (i) the clauses specified in paragraph (a) for SP1 Special Activities Zone, and
 - (ii) clauses 2.11–2.14, 2.27, 2.28, 2.30AC, 2.30AD, 2.61, 2.62, 2.71, 2.72, 2.75 and 2.76.
- (2) Development specified in this subsection (1) is exempt development if the development—
- (a) is exempt development for the purposes of *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*, and
 - (b) is not on land identified as within an environmentally sensitive area on the Environmentally Sensitive Areas Map, and
 - (c) is not on land on which a heritage item or Aboriginal object is located or land in a heritage conservation area or Aboriginal place of heritage significance, and
 - (d) is carried out in accordance with the relevant provisions of the Blue Book.
- (3) Development specified in Schedule 1C is exempt development if the development—

- (a) meets the standards specified for the development in Schedule 1C, and
 - (b) is not on land identified as within an environmentally sensitive area on the Environmentally Sensitive Areas Map, and
 - (c) is not on land on which a heritage item or Aboriginal object is located or land in a heritage conservation area or Aboriginal place of heritage significance, and
 - (d) is carried out in accordance with the relevant provisions of the Blue Book, and
 - (e) meets the relevant provisions of the *Building Code of Australia*, and
 - (f) is installed in accordance with the manufacturer's specifications, if applicable.
- (4) In this section—
Sport and Education Precinct means the Sports and Education Precinct identified on the Additional Permitted Uses Map.

Part 3 Miscellaneous

11 Preservation of trees and vegetation

- (1) The objectives of this section are as follows—
 - (a) to preserve the amenity of the Snowy Mountains Activation Precinct through the preservation of trees and vegetation,
 - (b) to promote the conservation of native vegetation,
 - (c) to minimise the impact of development on native vegetation.
- (2) This section applies to land identified as within an environmentally sensitive area on the Environmentally Sensitive Areas Map.
- (3) A person must not clear native vegetation on land to which this section applies without development consent.
- (4) Development consent under subsection (3) must not be granted unless the consent authority is satisfied that, in relation to the disturbance of native vegetation caused by the clearing—
 - (a) there is no reasonable alternative available to the disturbance of the native vegetation, and
 - (b) any impact of the proposed clearing on biodiversity values is avoided or minimised, and
 - (c) the disturbance of the native vegetation will not increase salinity, and
 - (d) native vegetation inadvertently disturbed for the purposes of construction will be reinstated where possible on completion of construction, and
 - (e) the loss of remnant native vegetation caused by the disturbance will be compensated by revegetation on or near the land to avoid a net loss of remnant native vegetation, and
 - (f) the clearing of the vegetation is unlikely to cause or increase soil erosion, salination, land slip, flooding, pollution or other adverse land or water impacts.
- (5) *State Environmental Planning Policy (Biodiversity and Conservation) 2021*, Chapter 2 does not apply to land to which this section applies.

12 Heritage conservation

- (1) *Snowy River Local Environmental Plan 2013*, clause 5.10 applies to the heritage items specified in the following table in the same way as it applies to heritage items under that Plan—

Suburb	Item name	Address	Property description	Significance	Item no
Jindabyne	Jindabyne Winter Sports Academy	207 Barry Way	Lot 101, DP 1019527	Local	146
Jindabyne	St Andrew's Uniting Church	19 Gippsland Street	Lot 10, DP 219583	Local	150
Jindabyne	Jindabyne Foreshore Park	Banjo Patterson Park, Kosciuszko Road	Lot 6, DP 239537	Local	151
Jindabyne	Strzelecki monument	Banjo Patterson Park, Kosciuszko Road	Lot 6, DP 239537	Local	152
Jindabyne	Memorial Hall	45 Kosciuszko Road	Lot 30, DP 227005	Local	154
Jindabyne	St Andrew's Anglican Church	3 Park Road	Lot 146, DP 219583	Local	155

- (2) A reference in *Snowy River Local Environmental Plan 2013*, clause 5.10 to the consent authority is to be read as a reference to the consent authority for the Snowy Mountains Activation Precinct.

13 Application of Snowy River Local Environmental Plan 2013

Snowy River Local Environmental Plan 2013, clauses 2.6–2.8, 5.1, 5.2, 5.8, 5.11, 5.13 and Schedule 4 apply to land in the Snowy Mountains Activation Precinct in the same way as they apply to land to which that Plan applies.

14 Application of State Environmental Planning Policy (Transport and Infrastructure) 2021, Chapter 2

- (1) *State Environmental Planning Policy (Transport and Infrastructure) 2021*, Chapter 2 applies to land in the Snowy Mountains Activation Precinct, subject to the modifications set out in this section.
- (2) SP3 Tourist and SP4 Enterprise Zones are taken to be the following zones for the specified provisions of *State Environmental Planning Policy (Transport and Infrastructure) 2021*—
- a prescribed rural, industrial or special use zone for Part 2.3, Division 4,
 - a prescribed zone for sections 2.52, 2.105, 2.106, 2.108, 2.125 and 2.158(4),
 - an equivalent land use zone for section 2.158(2).
- (3) *State Environmental Planning Policy (Transport and Infrastructure) 2021*, sections 2.41(1) and 2.125(3) do not apply to land in the Snowy Mountains Activation Precinct.

15 Existing development applications

A development application for development on land in the Snowy Mountains Activation Precinct that was lodged before the land was part of that Activation Precinct and that has not been finally determined is to be determined as if this Schedule had not commenced.

[6] Schedule 2, heading

Insert “—Chapter 4” after “development”.

[7] Schedule 3, heading

Insert “—Chapter 4” after “items”.

[8] Schedule 5, heading

Insert “—Chapter 5” after “uses”.

[9] Schedule 6, heading

Insert “—Chapter 5” after “development”.

[10] Schedule 7, heading

Insert “—Chapter 5” after “development”.

[11] Schedule 8, heading

Insert “—Chapter 5” after “land”.

[12] Schedule 9, heading

Insert “—Chapter 5” after “heritage”.

Schedule 2 Amendment of Snowy River Local Environmental Plan 2013

[1] Land Use Table

Insert “Extensive agriculture;” in alphabetical order in Zone SP3 Tourist, item 3.

[2] Clause 4.1A Minimum lot size for dual occupancies, multi dwelling housing and residential flat buildings in certain rural and residential zones

Insert after clause 4.1A(4)—

- (5) This clause does not apply to a growth area under Part 8.

[3] Part 8

Insert after Part 7—

Part 8 Growth areas

8.1 Definitions

- (1) In this Part—

growth area means land identified as a growth area on the Growth Areas Map.

Growth Areas Map means the Snowy River Local Environmental Plan 2013 Growth Areas Map.

Jindabyne growth area means land identified as the Jindabyne growth area on the Growth Areas Map.

master plan means a master plan approved by the Minister for a growth area.

8.2 Development control plan for Jindabyne growth area

- (1) Development consent must not be granted for development on land in the Jindabyne growth area unless a development control plan that provides for the following matters has been prepared for the land—
- (a) the basis on which particular development is proposed, having regard to applicable economic, social and environmental factors,
 - (b) how the development achieves the general objectives for the Jindabyne growth area specified in the master plan for the Jindabyne growth area,
 - (c) areas of environmental significance in the Jindabyne growth area,
 - (d) the location and details of any infrastructure corridor designated under the Act, Division 5.3 in the Jindabyne growth area,
 - (e) an overall transport movement hierarchy showing the major circulation routes and connections required for a simple and safe movement system for private vehicles, public transport, pedestrians and cyclists,
 - (f) an overall landscaping strategy for the protection and enhancement of riparian areas and remnant vegetation, including visually prominent locations, and detailed landscaping requirements for the public and private domain,
 - (g) a network of passive and active recreational areas,
 - (h) stormwater and water quality management controls,
 - (i) management of natural and environmental hazards, including bush fire, flooding and site contamination and, in relation to natural hazards, the safe occupation of, and evacuation from, affected land,

- (j) detailed urban design controls for significant development sites,
 - (k) measures to accommodate and control appropriate neighbourhood commercial and retail uses,
 - (l) suitably located public facilities and services, including provision for traffic management facilities and parking,
 - (m) impacts on view corridors.
- (2) The development control plan must be consistent with a master plan that applies to the Jindabyne growth area.
 - (3) This clause does not apply to development of a minor nature, if, in the consent authority's opinion, the development is consistent with the objectives of the zone in which the development will be carried out.

8.3 Master plans for growth areas

- (1) The Minister must prepare and approve a master plan that applies to all land in a growth area.
- (2) The master plan for a growth area must contain the following—
 - (a) the strategic vision and general objectives for the growth area,
 - (b) a map showing proposed land uses for land in the growth area,
 - (c) the performance criteria for development on land in the growth area,
 - (d) information about heritage items, heritage conservation areas or places of heritage significance in the growth area,
 - (e) limitations on development on land in the growth area, such as environmentally sensitive areas, contaminated land, flooding and cultural heritage.
- (3) The master plan for a growth area may also contain proposals for public utility infrastructure, roads and transport.
- (4) The Minister may amend or replace a master plan.
- (5) A draft master plan must be published on the NSW planning portal for at least 28 days before it is approved by the Minister.
- (6) A master plan approved by the Minister must be published on the NSW planning portal and takes effect on the day it is published.

8.4 Determination of development applications for development in growth areas

- (1) Development consent must not be granted to development on land in a growth area to which a master plan applies unless the consent authority is satisfied that the development is consistent with the master plan.
- (2) Development consent must not be granted to development on land in a growth area to which a master plan does not apply unless the consent authority has considered whether the development—
 - (a) is consistent with the aims of *State Environmental Planning Policy (Precincts—Regional) 2021*, Chapter 3, and
 - (b) will result in further fragmentation of land holdings, and
 - (c) will hinder the orderly and co-ordinated provision of infrastructure that is planned for the growth area, and
 - (d) appropriately takes into account other development and infrastructure in areas adjacent to the development, and

(e) will be adequately serviced by public utility infrastructure.

[4] Schedule 1 Additional permitted uses

Insert at the end of the Schedule, with appropriate clause numbering—

Use of certain land in East Jindabyne Sub-precinct

- (1) This clause applies to land identified as the East Jindabyne Sub-precinct on the Additional Permitted Uses Map.
- (2) Development for the purposes of neighbourhood supermarkets and restaurants or cafes is permitted with development consent.

Use of certain land in Barry Way South Growth Area Sub-precinct

- (1) This clause applies to land identified as the Barry Way South Growth Area Sub-precinct on the Additional Permitted Uses Map.
- (2) Development for the purposes of residential accommodation that is staff accommodation within the meaning of *State Environmental Planning Policy (Precincts—Regional) 2021*, Schedule 1D is permitted with development consent.

[5] Schedule 5 Environmental heritage

Omit items 146, 150, 151, 152, 154 and 155 from Part 1.

[6] Dictionary

Insert in alphabetical order—

Additional Permitted Uses Map means the Snowy River Local Environmental Plan 2013 Additional Permitted Uses Map.