



New South Wales

Shoalhaven Local Environmental Plan 2014 (Amendment No 45)

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 45)

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Environmental Planning and Assessment Act 1979

1 Name of Plan

This Plan is *Shoalhaven Local Environmental Plan 2014 (Amendment No 45)*.

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 Lots 1–12, DP 1280230, Moss Vale Road, Kangaroo Valley.

4 Amendment of Shoalhaven Local Environmental Plan 2014

(1) Clause 7.25

Omit the clause. Insert instead—

7.25 Development on land at Moss Vale Road, Kangaroo Valley

- (1) This clause applies to Lots 1–11, DP 1280230, Moss Vale Road, Kangaroo Valley.
- (2) Development consent may be granted for the purposes of dwelling houses on the land to which this clause applies if there is no more than 1 dwelling house on each lot.

(2) **Schedule 1 Additional permitted uses**

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

Use of certain land at Moss Vale Road, Kangaroo Valley

- (1) This clause applies to Lot 12, DP 1280230, Moss Vale Road, Kangaroo Valley.
- (2) Development for the purposes of multi dwelling housing consisting of no more than 6 dwellings is permitted with development consent.
- (3) The land may be subdivided under the *Strata Schemes Development Act 2015*.