



New South Wales

Environmental Planning and Assessment Amendment (Mamre Road Precinct) Regulation 2020

under the

Environmental Planning and Assessment Act 1979

Her Excellency the Governor, with the advice of the Executive Council, has made the following Regulation under the *Environmental Planning and Assessment Act 1979*.

ROBERT STOKES, MP
Minister for Planning and Public Spaces

Explanatory note

The object of this Regulation is to amend the *Environmental Planning and Assessment Regulation 2000* to provide that an application for consent to carry out development on land within the Mamre Road Precinct must be accompanied by an assessment of the consistency of the proposed development with the Mamre Road Precinct Structure Plan. The Mamre Road Precinct is land in the Western Sydney Employment Area identified under *State Environmental Planning Policy (Western Sydney Employment Area) 2009*.

The Regulation also makes a minor amendment relating to land zoned IN1 General Industrial in the Western Sydney Employment Area. The amendment corrects a reference to the body with whom a developer must enter into a planning agreement in order for a consent authority to dispense with the need for a contributions plan.

This Regulation is made under the *Environmental Planning and Assessment Act 1979*, including sections 4.12(1) and (9) and 10.13 (the general regulation-making power).

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1 Name of Regulation

This Regulation is the *Environmental Planning and Assessment Amendment (Mamre Road Precinct) Regulation 2020*.

2 Commencement

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

3 Clause 270 Contributions plans for Western Sydney Employment Area

Omit “an agreement with the consent authority” from clause 270(2)(b).

Insert instead “a planning agreement with a planning authority (within the meaning of section 7.1 of the Act)”.

4 Clause 275B

Insert after clause 275A—

275B Development assessment in Mamre Road Precinct

(1) For the purposes of section 4.12(1) of the Act, a person cannot apply to a consent authority for consent to carry out development on land within the Mamre Road Precinct unless the application is accompanied by an assessment of the consistency of the proposed development with the Mamre Road Precinct Structure Plan.

(2) In this clause—

Mamre Road Precinct means the land identified as Mamre Road Precinct on the Land Application Map under the *State Environmental Planning Policy (Western Sydney Employment Area) 2009*.

Mamre Road Precinct Structure Plan means the *Mamre Road Precinct Structure Plan* dated June 2020 and published on the Department’s website.