



Mr Mark Arnold  
General Manager  
Byron Shire Council  
PO BOX 219  
MULLUMBIMBY NSW 2482

Via email [shannon.burt@byron.nsw.gov.au](mailto:shannon.burt@byron.nsw.gov.au), [steve.daniels@byron.nsw.gov.au](mailto:steve.daniels@byron.nsw.gov.au)

Dear Mr Arnold

**Planning proposal PP\_2018\_BYRON\_001\_00 – Alteration of Gateway Determination**

I refer to your letter seeking to withdraw planning proposal PP\_2018\_BYRON\_001\_00 to reclassify, rezone and introduce diverse housing provisions on part of Lot 22 DP 1073165, Stuart Street, Mullumbimby, so that a new planning proposal can be submitted for the site with supporting studies and a structure plan.

I have considered this request and determined as the delegate of the Minister, in accordance with section 3.34(7) of the *Environmental Planning and Assessment Act 1979*, to alter the Gateway determination dated 30 May 2018 for PP\_2018\_BYRON\_001\_00 (since altered). The Alteration of Gateway determination is enclosed and confirms the withdrawal.

I note that Council has indicated an intention to begin a new proposal for Lot 22. I encourage Council to submit a new planning proposal for a Gateway determination with the finalised AHCS and Residential Strategy to ensure that there is a strategic evidence base to inform and support the delivery of housing on Lot 22, and with the necessary supporting information so that the proposal can be completed quickly.

As you would be aware, the Department's commitment in the Planning Reform Action Plan will see planning proposals generally taking one year and no more than two years to complete from lodgement to finalisation.

It is important that plans are put in place to achieve this commitment. This can include how the Department can assist Council to resolve planning proposals, which may involve engaging the Department's Planning Delivery Unit (PDU).

The PDU is a specialist team designed to progress priority planning projects, both development applications and planning proposals that may be stuck in the system. Projects can be referred to the PDU by Council and a request can be submitted to the PDU via [planningdeliveryunit@dpie.nsw.gov.au](mailto:planningdeliveryunit@dpie.nsw.gov.au), however, it should be noted that not all planning proposals will be suitable for PDU's intervention.

If you have any questions in relation to this matter, I have arranged for Ms Lucy Walker to assist you. Ms Walker can be contacted on 5778 1402.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Monica Gibson', with a stylized, cursive script.

26/3/2021

**Monica Gibson**  
**Executive Director**  
**Local and Regional Planning**  
**Department of Planning, Industry and Environment**

Encl: Alteration of Gateway Determination