

# Council happenings . . .

with Mayor  
Glenn Wall

## Land Use Strategy

All Dungog Shire ratepayers will shortly receive correspondence outlining the public exhibition period and consultation process pertaining to the Draft Dungog Shire Situation Analysis and the Draft Land Use Strategy.

These documents are extremely important from a land use planning perspective as they propose the strategic and integrated planning framework for Dungog Shire through to the year 2031. These documents will complement the work already undertaken with the Local Environmental Plan (LEP) 2006 (Amendment No. 6) which dealt mainly with the Town and Village areas of Paterson, Martins Creek, Vacy, Clarence Town and Gresford.

The land use strategy covers all the above towns and villages and includes Dungog Township and the Tillegra Dam precinct. The rural areas and respective issues are discussed in the strategy. However, the strategy does recommend a detailed rural lands study to identify specific rural land use. This will be the subject of a separate report and subject to funding.

The rationale for this staggered release of draft planning strategies is to allow members of the Community that have specific suggestions regarding land use to be able to clearly communicate these opinions to Council. An example of this could be a land owner that believes their property has such vital environmental significance that it needs to be preserved and rezoned accordingly. Another example could be precincts that were identified as past Candidate Areas that were allowed some degree of Rural Lifestyle development. These areas could be considered for further development. The extended release of planning strategies will allow for consideration of development to specific areas throughout the Shire in a less congested consultation process. Ultimately all these strategic plans when completed and adopted will form the basis for the next comprehensive Local Environmental Plan (LEP).

Due to the nature and extent of information included in the Draft Situation Analysis and Draft Land Use Strategy, Council is unable to present a "Blank Canvas" to the Community; however, I need to reassure the Community that these Draft Documents are only Councils preliminary vision for land use in the Local Government Area, based upon known constraints and demands.

I would urge all Community residents to read the correspondence when you receive it and consider attending the Information sessions as detailed in the letter. The documents will be available at the various display points throughout the Shire and from the Council Administration Centre. The documents are also available from [www.dungog.nsw.gov.au](http://www.dungog.nsw.gov.au)

I look forward to the Communities participation at the information sessions and your constructive comments. On this occasion leading up to our next comprehensive LEP, I hope there is a high degree of Community Ownership affixed to the document. END