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Sent: Wednesday, 24 July 2013 9:07:13 AM

To: Lithgow City Council

Subject: DLEP objection to safeguard conservation areas - Lithgow Escarpment Landcare Group.

Objection 1

We consider that areas such as but not limited to Hassans Walls, Zig Zag reserve and Hyde Park should be more highly protected with the use of standard zone E2 in the standard planning instrument set out by the state government.

Zone E2 Environmental Conservation

Direction.

The following must be included as either “Permitted without consent” or “Permitted with consent” for this zone:

Environmental protection works

1 Objectives of zone

- To protect, manage and restore areas of high ecological, scientific, cultural or aesthetic values.
- To prevent development that could destroy, damage or otherwise have an adverse effect on those values.

2 Permitted without consent

3 Permitted with consent

4 Prohibited

Business premises; Hotel or motel accommodation; Industries; Multi dwelling housing; Recreation facilities (major); Residential flat buildings; Restricted premises; Retail premises; Seniors housing; Service stations; Warehouse or distribution centres; Any other development not specified in item 2 or 3

By all means allow uses that support such environmental conservation, but not necessarily as you have proposed:

Dual occupancies (attached); Dwelling houses; Eco-tourist facilities; Emergency services facilities; Farm buildings; Flood mitigation works; Recreation areas; Secondary dwellings;

These areas are for conservation purposes, not just spare bits of land that can be utilised for development.

Objection 2

Of course this is note is not to the standard of a planning proposal. Much greater time needs to be put into the consideration of zoning such special areas, not just those above but similar lands used for conservation but not to National Park status.

There is absolutely not enough time for proper consultation to occur on this overall rezoning of the

entire city which has huge ramifications to property owners and managers. Sure, the time would be reasonable for a "standard instrument" change but not wholesale rezoning as proposed.

Regards,

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