

**From:** [Graham Towers](#)  
**To:** [Matthew Todd-Jones](#); [Luke Musgrave](#)  
**Subject:** RE: 123 Golden Valley Road, Jamberoo Planning Proposal Review - Further clarification from the Department of Planning and Environment  
**Date:** Thursday, 15 November 2018 3:42:45 PM  
**Attachments:** [image005.png](#)  
[image006.png](#)  
[image007.png](#)  
[image008.png](#)  
[image009.png](#)

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Hi Matthew,

In answer to your questions below I confirm:

1. That site 27(a) has not been rezoned for residential development. I have also checked with Council and there is no current planning proposal to rezone the site.
2. Site 27(a) has not been subdivided or developed for housing.
3. The Kiama Urban Strategy identifies sites for urban investigation and also proposes staging for these sites. I confirm that the stage 1 sites at Jamberoo under the strategy have been rezoned and Council has advised that most are developed. Site 27(b) is a stage 2 site under the strategy (the only site in Jamberoo identified for urban expansion in the next 5 years). Site 27(a) is a stage 3 site (identified in the strategy as a 10 plus year timeframe for development).

Please give my apologies to the Commission for providing incorrect information in relation to site 27(a).

Please let me know if you require further information.

Regards,

**Graham Towers**

**Team Leader  
Southern Region**



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**From:** Matthew Todd-Jones  
**Sent:** Thursday, 15 November 2018 1:45 PM  
**To:** Luke Musgrave <Luke.Musgrave@planning.nsw.gov.au>  
**Cc:** Graham Towers <Graham.Towers@planning.nsw.gov.au>  
**Subject:** 123 Golden Valley Road, Jamberoo Planning Proposal Review - Further clarification from the Department of Planning and Environment

Good afternoon Luke,

Thank you for meeting with the Commission yesterday. Further to the meeting, the Commission is seeking to clarify a few points raised by the Department, which I set out below:

1. The Department indicated that site 27(a) identified in the Kiama Urban Strategy has been created has been rezoned (refer page 4 of the meeting transcript). The LEP Online tracking system does not list any rezonings for this land. Can the Department confirm whether site 27(a) has been rezoned?
2. The Department indicated that the subdivision of site 27(a) has been created (refer page 5 of the meeting transcript). The Commission's site inspection found that site 27(a) is vacant, undeveloped land. Can the Department clarify their comments that were made relating to site 27(a) being created/developed?
3. The Department indicated that all urban expansion sites in Jamberoo identified in the Kiama Urban Strategy have been rezoned and most have been developed. Can the Department please confirm this?

I would be grateful if you could provide this clarification as soon as possible.

Regards,

Matthew

**Matthew Todd-Jones | Team Leader**

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