



INVERELL SHIRE COUNCIL DEVELOPMENT SERVICES BULLETIN

March 2014

CHANGES TO THE INVERELL LEP 2012

On 28 February 2014, the following amendments to the Inverell Local Environmental Plan 2012 came into force:

- ◆ To allow a minimum lot size of 300m² within the R1 General Residential zone for the subdivision of dual occupancies, multi-residential housing, etc.
- ◆ To provide a greater scope for boundary adjustments within the RU1 Primary Production zone.

Development consistent with the Inverell Development Control Plan 2013 will be able to take advantage of these changes which will provide greater flexibility for development.

For further information please contact Council's Development Planner Chris Faley on 67288251.

CHANGES TO EXEMPT AND COMPLYING DEVELOPMENT

On 22 February 2014, the rules relating to exempt and complying development, which apply across the state of NSW, were changed. The changes include:

- ◆ The range of development which may be undertaken as either exempt or complying development has been expanded.
- ◆ A complying development (typically for a new dwelling or additions to a dwelling) will be subject to the following notification requirements:
 - Council (or private certifier) to undertake a 14 day courtesy notification to surrounding properties prior to determination of an application.
 - The owner to undertake a 7 day notification to surrounding properties prior to commencement of works.

For full details and fact sheets regarding the changes to exempt and complying development, including notification requirements, please visit www.planning.nsw.gov.au/exemptandcomplying

When you are planning your next building project, please do not hesitate to contact Council's Building Surveyors early in the process, for assistance in determining whether it may be undertaken as exempt or complying development, and the relevant standards which may apply.

Council would welcome feedback and suggestions for content in future editions. Please call Council's Manager Development Services for any suggestions or visit our Administration Centre. Council has an 'electronic database' and is able to email editions of the Bulletin to those who are interested.

CONTACT DETAILS

Anthony Alliston

Manager Development Services

0425 271 633

Mick Fox

Senior Building Surveyor

0409 368 371

Howard Marsden

Assistant Building Surveyor

02 6728 8241

Jade McIlwain

Trainee Building Surveyor

02 6728 8285

Elise Lockwood

Town Planner

02 6728 8239

Chris Faley

Development Planner

02 6728 8251