



New South Wales

# **Shoalhaven Local Environmental Plan 1985 (Amendment No 226)**

under the

**Environmental Planning and Assessment Act 1979**

I, the Minister for Planning, make the following local environmental plan under the *Environmental Planning and Assessment Act 1979*. (WOL2000521/S69)

FRANK SARTOR, M.P.,  
Minister for Planning

## 2005 No 437

Clause 1 Shoalhaven Local Environmental Plan 1985 (Amendment No 226)

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# Shoalhaven Local Environmental Plan 1985 (Amendment No 226)

under the

Environmental Planning and Assessment Act 1979

### 1 Name of plan

This plan is *Shoalhaven Local Environmental Plan 1985 (Amendment No 226)*.

### 2 Aims of plan

This plan aims:

- (a) to rezone part of the land to which this plan applies, being land in the Ulladulla commercial area, from Zone No 5 (a) (the Special Uses "A" Zone) to Zone No 3 (a) (the Business "A" (Retail) Zone) under *Shoalhaven Local Environmental Plan 1985 (the 1985 plan)*, and
- (b) to rezone the remaining land, being land in the Huskisson commercial area, from partly Zone No 5 (a) (the Special Uses "A" Zone) and partly Zone No 5 (c) (the Special Uses "C" (Reservation) Zone) to Zone No 3 (f) (the Business "F" (Village) Zone) under the 1985 plan, and
- (c) to ensure the adequate provision of car parking for, and service vehicle access to, that land and the adjoining land.

### 3 Land to which plan applies

This plan applies to land situated in the City of Shoalhaven, being:

- (a) Lot 1, DP 792523, Lot 11, DP 791198, Lot 2, DP 717433, part of Lot 12, Section 2, DP 759018, part of SP 69933 and part of Lot 10, DP 791198, at Ulladulla, as shown edged heavy black and lettered "3 (a)" on the map marked "Shoalhaven Local Environmental Plan 1985 (Amendment No 226)" deposited in the office of the Council of the City of Shoalhaven, and
- (b) Lot B, DP 348180 and Lots 1 and 23, DP 7169, at Huskisson, as shown edged heavy black and lettered "3 (f)" on that map.

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**4 Amendment of Shoalhaven Local Environmental Plan 1985**

*Shoalhaven Local Environmental Plan 1985* is amended as set out in Schedule 1.

## 2005 No 437

Shoalhaven Local Environmental Plan 1985 (Amendment No 226)

Schedule 1 Amendments

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### Schedule 1 Amendments

(Clause 4)

**[1] Clause 6 Interpretation**

Insert in appropriate order in the definition of *the map* in clause 6 (1):

Shoalhaven Local Environmental Plan 1985 (Amendment No 226)

**[2] Clause 20BA**

Insert after clause 20B:

**20BA Development of land in the Ulladulla and Huskisson commercial areas**

- (1) This clause applies to:
  - (a) land in the Ulladulla commercial area, being Lot 1, DP 792523, Lot 11, DP 791198, Lot 2, DP 717433, part of Lot 12, Section 2, DP 759018, part of SP 69933 and part of Lot 10, DP 791198, as shown edged heavy black and lettered “3 (a)” on the map marked “Shoalhaven Local Environmental Plan 1985 (Amendment No 226)”, and
  - (b) land in the Huskisson commercial area, being Lot B, DP 348180 and Lots 1 and 23, DP 7169, as shown edged heavy black and lettered “3 (f)” on that map.
- (2) Despite any other provision of this plan, the Council must not consent to the carrying out of development on the land to which this clause applies unless it is satisfied that the proposed development adequately addresses car parking for, and service vehicle access to, that land and the adjoining land.

BY AUTHORITY

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