

What zones are used in the draft Local Environmental Plan 2009?

The draft LEP 2009 translates the current Cessnock Local Environmental Plan 1989 into the required standard template zones and structure. The new zones and classifications are mandatory (ie set by the State Government). Council has undertaken the translation of the current zones to achieve a 'best fit' with the template zone options without extensive use of local provisions or mapping overlays to modify controls.

You are encouraged to discuss any questions or concerns about the new zones with Council staff. The translation of zones, broadly, are as follows:

Fact Sheet 1	Draft Local Environmental Plan 2009
Fact Sheet 2	Local Environmental Plan making process
Fact Sheet 3	Draft Cessnock Development Control Plan (2009)
Fact Sheet 4	Relationship of the draft LEP 2009 and the wider planning framework
Fact Sheet 6	Development Standards
Fact Sheet 7	Biodiversity and Conservation
Fact Sheet 8	Consultation and Local Presentations
Fact Sheet 9	Spot Rezoning Proposals
Fact Sheet 10	Understanding the Mapping
Fact Sheet 11	How to make a submission

	Draft LEP 2009	Current LEP 1989
Rural Zones	RU1 Primary Production	1(v) - Rural (Vineyards) Zone
	RU2 Rural Landscape	1(a) - Rural "A" Zone 1(c1) - Rural (Small Holdings) Zone 1(a1) - Rural "A1" Zone proposed Rural Lifestyle (CWSS 2003) proposed Rural Living (CWSS 2003)
	RU3 Forestry	1(f) - Rural (Forestry) Zone
	RU5 Village	2(b) - Village Zone
Residential Zones	R2 Low Density Residential	2(a) - part Residential "A" Zone 2(c) - Residential (Development Control Area) Zone
	R3 Medium Density Residential	2(a) - part Residential "A" Zone
	R5 Large Lot Residential	1(c) - Rural - Residential/Rural (Small Holdings) Zone 1(c2) - Rural (Small Holdings) Zone proposed Residential Lifestyle (CWSS 2003)
Business	B1 Neighbourhood Centre	3(b) - Neighbourhood Business Zone
	B2 Local Centre	3(a) - General Business Zone (Branxton & Weston) 3(c) - Support Centre Zone (Kurri Kurri)
	B3 Commercial Core	3(a) - General Business Zone
	B4 Mixed Use	3(c) - Support Centre Zone
	B7 Business Park	3(e) - Business Park Zone
Industrial	IN1 General Industrial	4(h) - Hunter Employment Zone
	IN2 Light Industrial	4(b) - Light Industrial Zone
	IN3 Heavy Industrial	4(a) - Industrial Zone
Special Purpose	SP2 Infrastructure	5(a) - Special Uses Zone 5(b) - Special Uses (Railways) Zone 5(c) - Proposed Arterial Road Zone 5(d) - Proposed Local Road Zone 5(e) - Special Uses (Aerodrome) Zone

Zones in the draft Local Environmental Plan 2009



Fact Sheet 5 *continued*

	Draft LEP 2009	Current LEP 1989
Recreation	RE1 Public Recreation	6(a) - Open Space Zone 6(b) - Proposed Open Space Zone
	RE2 Private Recreation	6(c1) - Private Recreation Zone
Environmental Protection	E1 National Parks and Nature Reserves	8(a) - National Parks and Nature Reserves Zone
	E1 Environmental Conservation	7(b) - Environmental Protection (Conservation) Zone 7(d1) - Environmental Protection (Scenic) Zone Proposed environmental protection wetland zone (CWSS 2003)
	E3 Environmental Management	1 (bwc) Bow Wow Creek Gorge Catchment Zone 'vulnerable lands' zoned 1(a) between forestry lands National Parks in the western part of the LGA Proposed national park in holding zone (CWSS 2003)

How can I view and comment on the exhibition material?

You are strongly advised to review the plans whilst on public exhibition and you are invited to make written submissions. Written submissions will be accepted until 12 October 2009.

Council staff will be available during 9am - 12pm, Monday to Friday by appointment, to discuss the exhibition material and answer your questions.

Fact Sheet 11 details where the exhibition material may be reviewed and how to make a submission.

For more information please contact
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