

Item 8: Development

8.1 Mudgee and Gulgong Urban Release Strategy Update - Post Exhibition

REPORT BY THE MANAGER STRATEGIC PLANNING
TO 18 OCTOBER 2023 ORDINARY MEETING
GOV400103, LAN900145

RECOMMENDATION

That Council:

1. **receive the report by the Manager Strategic Planning on the Mudgee and Gulgong Urban Release Strategy Update - Post Exhibition; and**
 2. **adopt the Mudgee and Gulgong Urban Release Strategy 2023 Update.**
-

Executive summary

The Mudgee and Gulgong Urban Release Strategy 2023 Update (URS) was prepared by HillPDA on behalf of Council. The purpose of the URS is an audit to understand what is zoned and identified in regard to supply, demand and infrastructure servicing.

The URS was publicly exhibited for 28 days and was reported to the 19 July 2023 Council meeting post the exhibition period. The matter was deferred to allow further information and consultation with Councillors. Further information and consultation occurred in September.

The URS has highlighted the need to identify further land supply. The identification of a future supply is proposed to be undertaken with the preparation of a Housing Strategy. This strategy work is proposed to be undertaken in 2024.

The purpose of this report is to adopt the URS.

Disclosure of Interest

Nil

Detailed report

The report presented to the 19 July 2023 Council meeting is provided as Attachment 1. This report outlined the minor edits made to the URS post exhibition. The URS inclusive of the minor edits is provided as Attachment 2. The staff recommendation is the adoption of the URS provided as Attachment 2.

Community Plan implications

Theme	Looking After Our Community
Goal	Vibrant towns and villages
Strategy	Make available diverse, sustainable, adaptable and affordable housing options through effective land use planning

Strategic implications

Council Strategies

Mid-Western Regional Council Comprehensive Land Use Strategy 2010 Part A, B and C.

Council Policies

The adoption of the URS 2023 will not require any change to relevant policies.

Legislation

Environmental Planning and Assessment Act 1979.
Mid-Western Regional Local Environmental Plan 2012.

Financial implications

Nil

Associated Risks

Underestimating demand for additional residential land and dwellings/lots could have a negative impact on the community through price increases or dislocation. However, overestimating demand can also negatively impact the community through Council funding additional infrastructure works that may not be required.

SARAH ARMSTRONG
MANAGER STRATEGIC PLANNING

ALINA AZAR
DIRECTOR DEVELOPMENT

4 October 2023

Attachments: 1. 19 July 2023 Council Report. (separately attached)
2. Mudgee and Gulgong Urban Release Strategy 2023 Update for adoption. (separately attached)

APPROVED FOR SUBMISSION:

BRAD CAM
GENERAL MANAGER