



26 August 2020

Office of the Chief Executive Officer

Reference File: A101094-e / 20/182248

Mr Craig Butler
General Manager
Lithgow City Council

Via email: craig.butler@lithgow.nsw.gov.au

Craig,
Dear Mr Butler,

SUBJECT Mount York Road Boundary Adjustment affecting the Blue Mountains and Lithgow Local Government Area boundary

We write in relation to the abovementioned matter, being a proposed boundary adjustment to the Blue Mountains and Lithgow LGAs.

In summary, I understand that the owner of Lot 1 DP1223992, Lot 2 DP1223992, part Lot 5 DP2941 and part Lot 6 DP2941 at Mount York Road, Mount Victoria has approached both Lithgow and Blue Mountains City Council to undertake a boundary adjustment.

The intended result is for the property in her ownership, which currently straddles the LGA boundary, to be entirely located within the Lithgow LGA. This would have the benefit to the resident of a single rates levy, rather than this being split between the two councils as currently occurs.

I also understand that at a meeting of 23 April 2018 [Minute 18:101(3)], Lithgow City Council passed a resolution to proceed with the boundary adjustment. However, at that time, the strategic planning matters integral to this boundary adjustment were not considered. The issue was assessed only from a rates perspective as the primary issue raised by the landholder.

I am advised that Blue Mountains and Lithgow City Council staff have met to discuss this matter on 28 July 2020 with staff from both rates and strategic planning sections of our respective councils. We are in receipt of a letter dated 17 August 2020, which follows from that meeting, and a subsequent email dated 19 August 2020 from Lithgow's Director Economic Development & Environment.

At the meeting of 28 July 2020, Blue Mountains staff raised substantial planning concerns with the approach, namely that such a proposal would ordinarily be considered on its strategic planning merit. A review of adjoining allotments similarly affected would be undertaken before any rationalisation of the LGA boundary being considered. Concern was also raised as to the likelihood of a precedent arising from this type of boundary adjustment, and the administrative/resourcing burden placed on both councils to prepare the required LEP amendments, given other planning priorities.

While the issue raised by the affected landowner is understood, for the reasons outlined in this letter and by staff at the meeting of 28 July, it would seem that the appropriate course of action would be to complete a broader planning review of affected parcels in this area, on planning merit.

This would allow for a comprehensive and collaborative planning approach between our councils, and could be programmed at a point in the future when planning resources may be available for this work. Therefore, at this time, we cannot support the proposal to progress the boundary adjustment at Mount York Road, Mount Victoria.

We look forward to hearing from you to confirm your position on this matter and the way forward.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'Rosemary', with a stylized flourish at the end.

ROSEMARY DILLON
Chief Executive Officer