

# ENVISAGE 2040: Our Path to a Sustainable Future



## LOCAL STRATEGIC PLANNING STATEMENT Spatial Land Use Concepts

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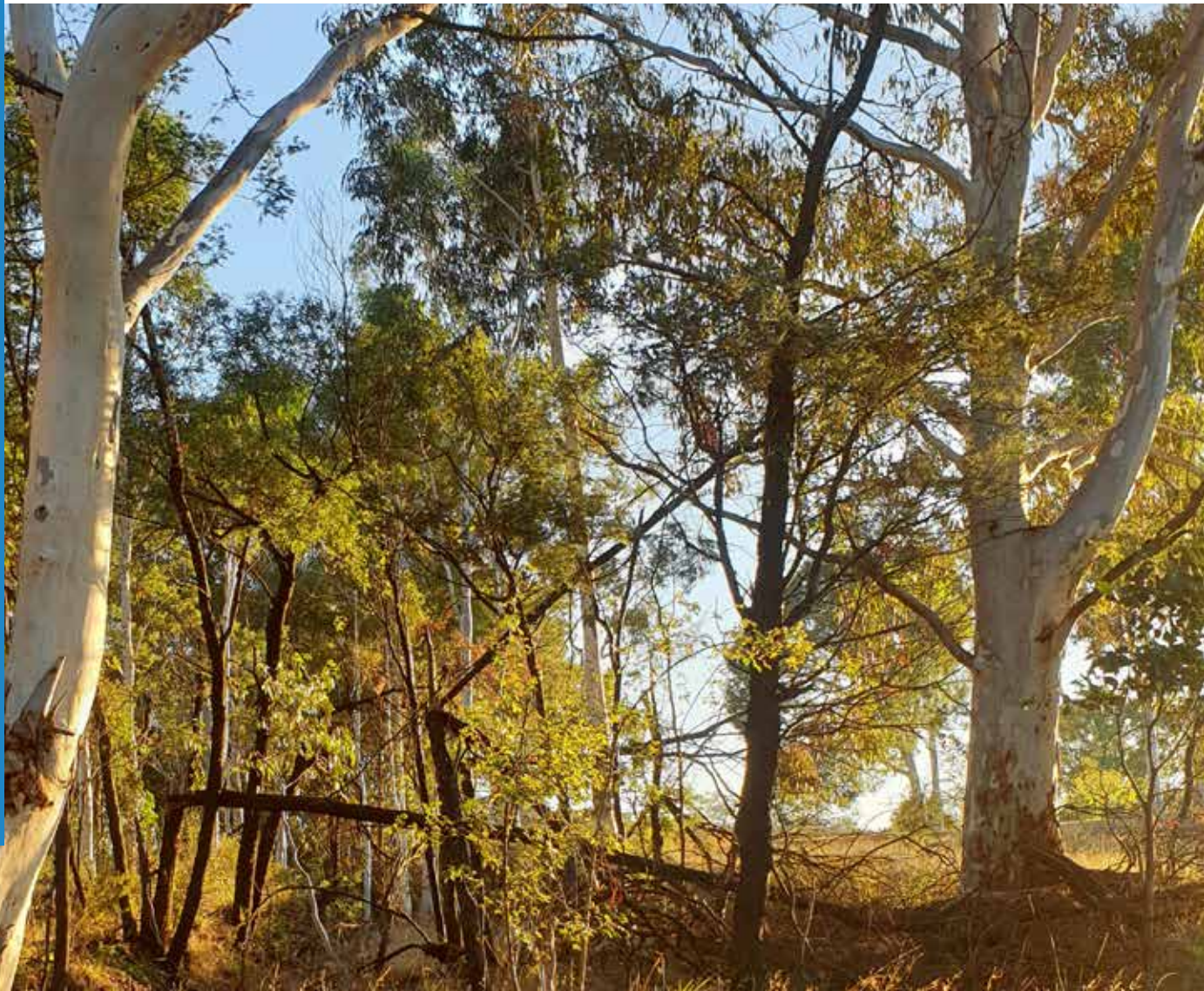
## **ACKNOWLEDGEMENT OF COUNTRY**

We acknowledge the traditional custodians of this land and pay respects to Elders past and present.

We recognise Aboriginal people as the original custodians of the lands that comprise the Snowy Valleys Council area and pay our respects to the leaders of the traditional custodians of this land.

Together we acknowledge the contributions of Aboriginal Australians to this country we all live in and share together.

Snowy Valleys Council is committed to enhancing the knowledge and understanding of our communities about the history, heritage and cultures of Aboriginal Australians.



# INTRODUCTION

## About this Statement

A 20-year planning vision espoused in the Local Strategic Planning Statement emphasises economic, social and spatial land use intentions for the Snowy Valleys Council area. The Local Strategic Planning Statement sets clear local priorities for employment, housing, services and infrastructure that the Snowy Valleys communities will require over the next 20 years. The Statement sets short, medium and long-term actions linked to local priorities, enabling delivery of the community's future vision.

Clause 3.9 provisions of the Environmental Planning and Assessment Act 1979 (EPA Act) guide the preparation of this Local Strategic Planning Statement. All councils within NSW are required to prepare a local strategic planning statement to act as a link between the strategic priorities identified at a regional or district level, and the finer-grained planning at a local level expressed in council's local environmental plan and development control plans, to ensure consistency in strategic planning approaches.

Council's other plans and strategies such as the Snowy Valleys Destination Management Plan, Snowy Valleys Council Advocacy Plan 2018-19, Snowy Valleys Council Asset Management Plan 2018-2028, Snowy Valleys Council Delivery Program 2018-2021, Snowy Valleys Council Region Economic Development Strategy 2018-2022 and Tumut Growth Strategy 2013-2033 inform the Local Strategic Planning Statement.

Information gaps are identified in the Local Strategic Planning Statement so that further studies are nominated prior to updating key components of a final merging of the mapping of the Tumut and Tumberumba Local Environmental Plans. The Statement will be used to guide the updating of the Snowy Valleys Local Environmental Plan, Development Control Plan and Contribution Plans.



Figure 1: Relationship of the Local Strategic Planning Statement  
Source: Department of Planning and Environment 2018 LSPS Guideline for Councils

## Policy Framework

Implementation of the strategic directions of the Riverina-Murray Region Plan 2036 and Council's Community Strategic Plan 2028 are important elements of the Local Strategic Planning Statement. Planning priorities, strategic directions and actions included in the Local Strategic Planning Statement provide the rationale about how we will use our land to achieve the community's broader aspirations specified in Council's Community Strategic Plan.





### Community Strategic Plan 2028

Priorities included in the Community Strategic Plan are expressed as five themes. Alignment with those incorporating spatial attributes drives the themes and planning priorities in the Local Strategic Planning Statement. Thus 'Theme 4: Communication and engagement' is not directly relevant to this Local Strategic Planning Statement. The themes listed below are addressed in this document.

#### Theme 1: Our towns and villages

We celebrate and nurture the unique character of our towns and villages

#### Theme 2: Growth through innovation

We have economic development activities which provide community longevity, vibrancy and a sustainable future

#### Theme 3: Our natural environment

We care and protect our natural environment to ensure future generations can experience and enjoy its beauty

#### Theme 5: Our infrastructure

We strive to continually improve our local infrastructure



### Regional Economic Development Strategy

Significantly the importance of the uniqueness of the Snowy Valleys is exemplified by the fact that it is one of a minority of Local Government Areas that have both a specific 'Destination Management Plan' and 'Regional Economic Development Strategy'.

Three core policies have been developed in the 'Regional Economic Development Strategy' as follows:

1. Support the growth of the Forestry and Timber Processing and Agriculture sectors through improving access and reliability of infrastructure and utilities;
2. Continue to develop and grow the Tourism sector to diversify the Region's economy; and
3. Boost and sustain the supply of skilled workers for the core industries with emphasis on regional skills development and initiatives to attract new residents.



### Destination Management Plan

Key strategic tourism development themes are identified in the 'Snowy Valleys Destination Management Plan' specified as:

1. Leveraging from iconic nature assets;
2. Creating a premier cycling destination;
3. Showcasing regional produce through contemporary food and agritourism experiences;
4. Interpretation and development of existing heritage and cultural assets and narratives;
5. Revitalising assets, infrastructure and accommodation; and
6. Maximising strategic positioning, linkages and tourism governance

## Consultation

Council prepared this Statement by building upon the results of extensive engagement undertaken in developing its Community Strategic Plan. The plan was formed by the contributions and conversations of more than one thousand community members of the Snowy Valleys, whether through survey, submission or one of many engagement activities that took place across towns, villages and communities.





# CONTEXT

## Our region

We are located at high elevation, in the western foothills of the Snowy Mountains and bordered by the Kosciuszko National Park and Murray River. Snowy Valleys Local Government Area is placed in a prime position with close geographical ties to the regional centres of Canberra and Wagga Wagga.

Situated at the eastern end of the Riverina Murray region (Figure 2) our area is positioned about halfway between Sydney and Melbourne (Figure 3).

The Riverina Murray region includes highly valued rural and biodiversity lands, the Murray and Murrumbidgee rivers, and a symbiotic network of unique communities.

The Snowy Valleys is endowed with an abundance of fertile soil, water supply and climatic conditions conducive to agriculture and plantation forestry. In addition, the Snowy Valleys is located within the larger Australian Alps region, one of four identified 'Natural Landscapes' within NSW and recognised by the World Conservation Union as one of the 167 world centres of biodiversity. Snowy Valleys acts as a western gateway to the Australian Alps providing access to the major snowfields in Kosciuszko National Park, a major tourist destination for both winter and summer tourists, as well as other national parks and natural landscapes.

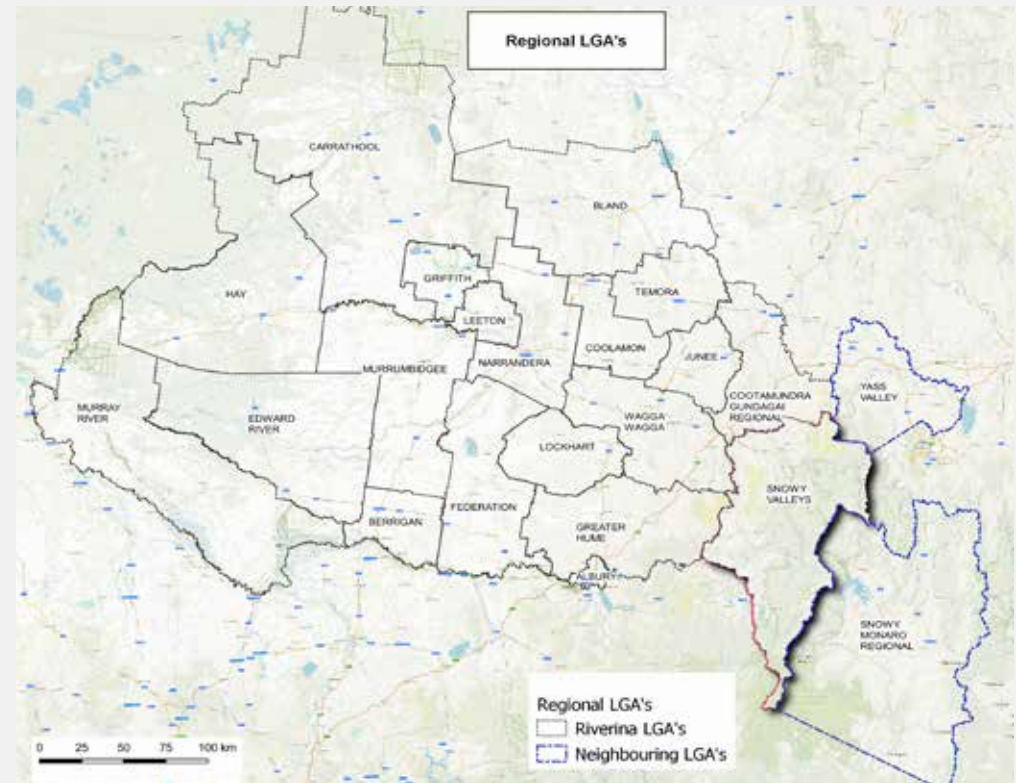


Figure 2:  
Neighbouring and  
Riverina Local  
Government Areas

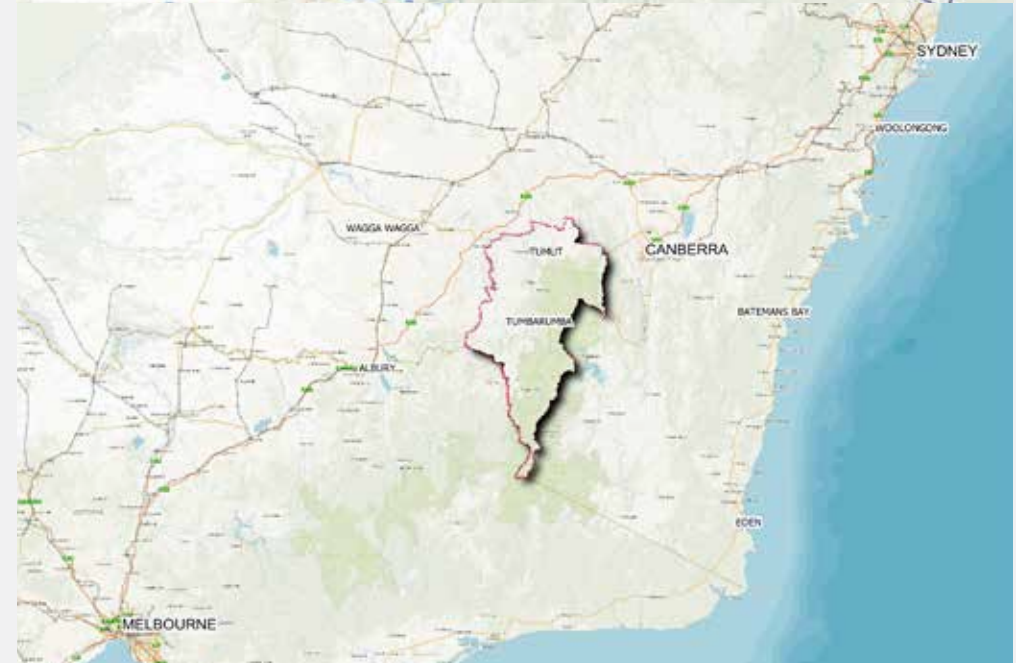


Figure 3:  
Regional location

## **Our economy**

Estimated Gross Regional Product of the Snowy Valleys Region was \$841 million in 2015-16. Agriculture has a combined value-add total of \$218M, with the Sheep, Grains, Beef and Dairy Cattle sub-sector (driven primarily by Sheep, Beef and Dairy Cattle) having the highest value added within the Snowy Valleys Region (\$164 million). Activities related to Forestry and Timber Processing in aggregate total \$318 million value added (Paper Stationery and Other Converted Paper Manufacturing, Sawmill Product Manufacturing and Forestry and Logging, Nursery Production and Road Freight Transport), with Paper Stationery and Other Converted Paper Manufacturing being the main driver of that total.

Snowy Valleys Region accounted for 0.1% of NSW's exports by value in 2015-16 with major exporting sectors including Sheep, Beef and Dairy Cattle (\$78 million), Sawmill Product Manufacturing (\$33 million), Paper Stationery and Other Converted Paper Product Manufacturing (\$23 million) and Accommodation (which acts as a proxy for Tourism) (\$10 million).

Visitor accommodation requirements are rapidly increasing in Snowy Valleys. At the moment it is assessed that 70,101 domestic overnight visitors and 2,403 international overnight visitors stay at Snowy Valleys commercial accommodation facilities annually. Average stay time is 2.5 nights. By 2027 there is a projected increase of 16,000 visitor nights in commercial accommodation. To cater for the projected increase it is estimated there would need to be an additional 180 rooms. Targeted accommodation types include:

- resort accommodation in picturesque locations, ideally near water and located close to townships
- self-contained apartments with access to Tumut's town centre
- eco-lodges in picturesque rural locations
- boutique hotels located in Tumut
- glamping facilities in rural locations.



# OUR COMMUNITIES

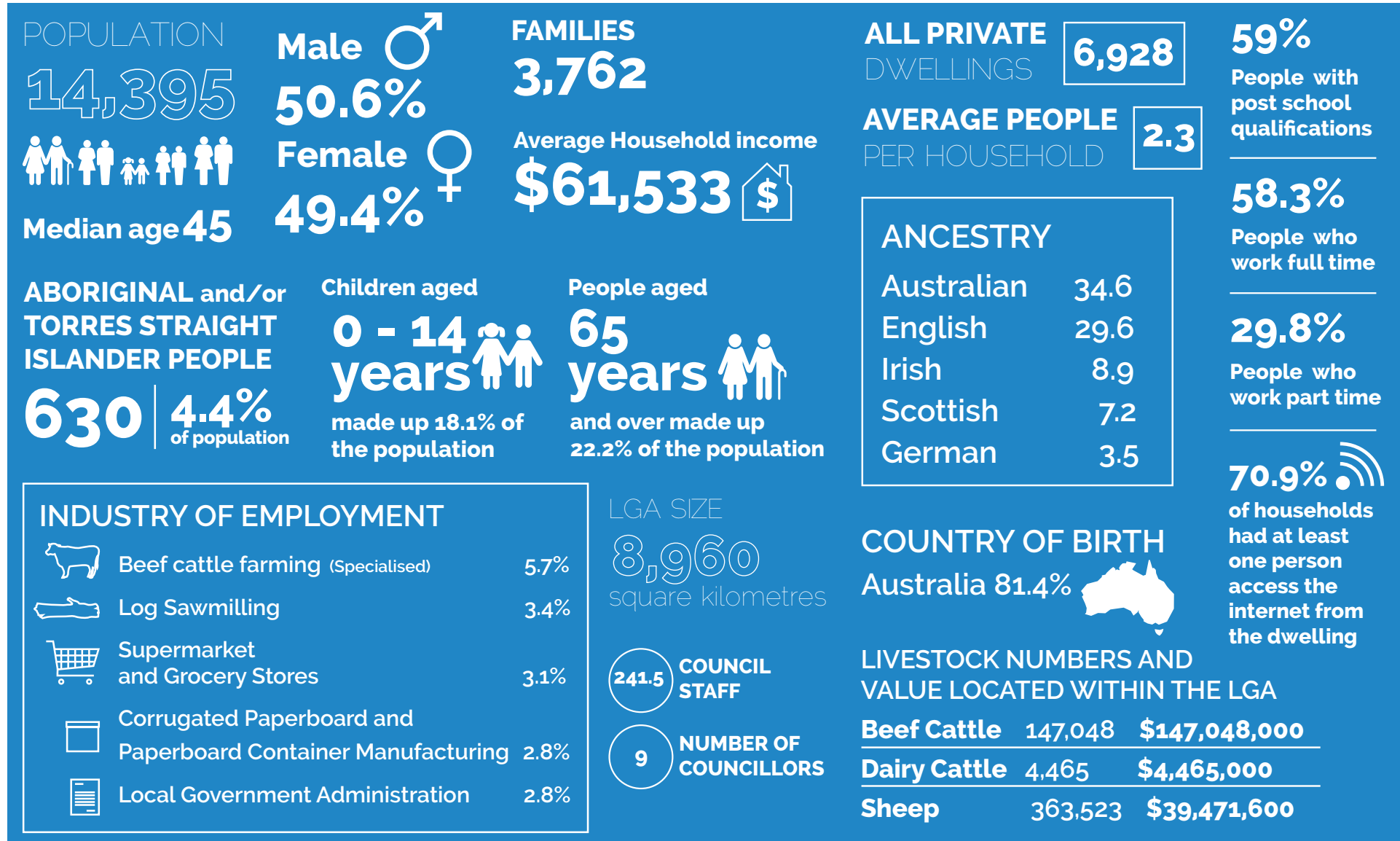
It is in the context of change and forward-thinking that Council embraces an opportunity to enhance strategic land use planning for and with our communities.

We have a primarily rural lifestyle, with larger town centres in Tumbarumba and Tumut, and smaller villages across the Snowy Valleys Council area. Many of us work in either the timber or agricultural industries, with many others working in jobs which provide support for these major industries. We have low levels of unemployment and employment rates are growing.

Like much of New South Wales, we have an ageing population. Most of us live in a single house, with smaller numbers of people living in medium or high-density dwellings in our towns and villages.

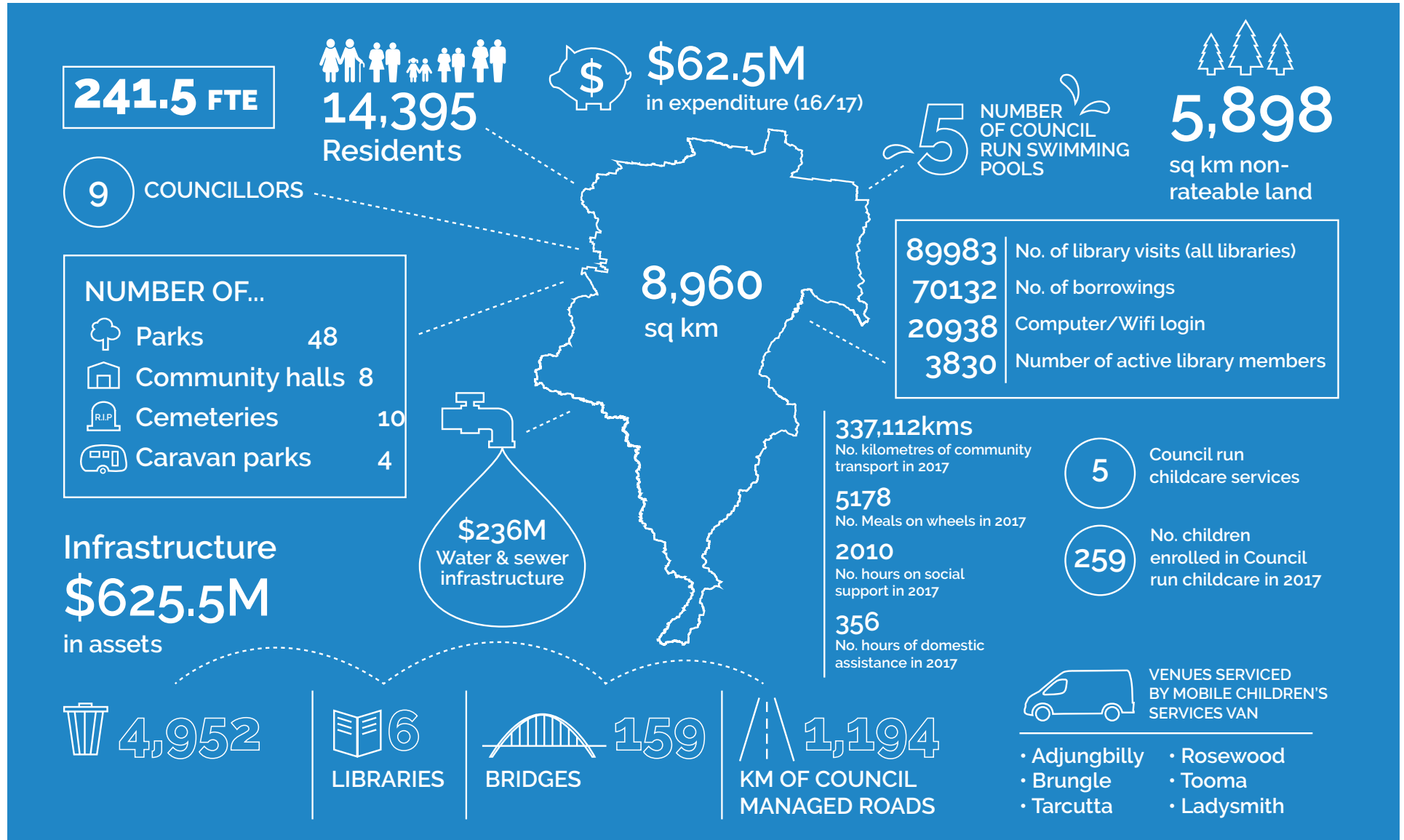


# SNOWY VALLEYS COMMUNITY OVERVIEW

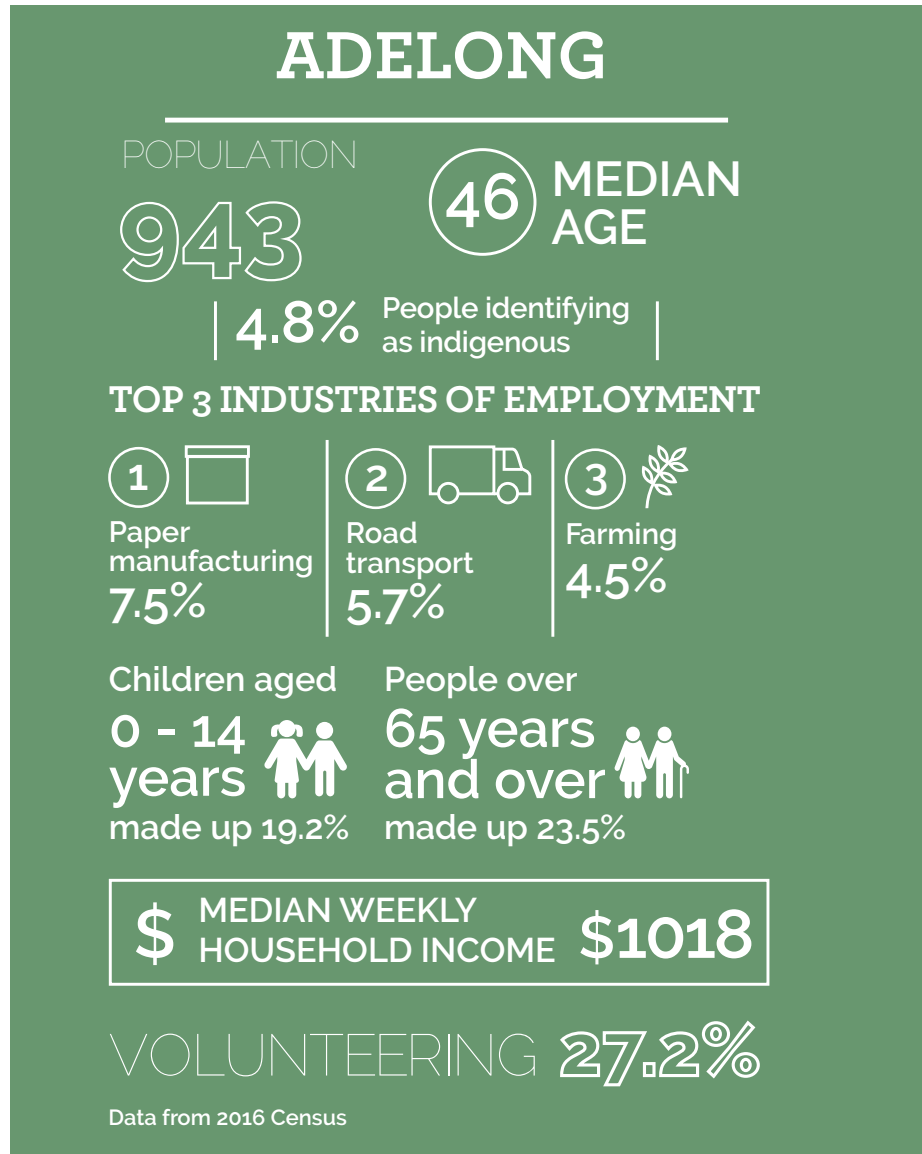




# SNOWY VALLEYS COUNCIL OVERVIEW



# OUR TOWNS AND VILLAGES



## Adelong Population: 943

A beautiful town located 20km west of Tumut, Adelong's main street is classified by the National Heritage Trust of Australia (NSW) with some buildings dating back to the gold rush. It has wide tree lined streets, a fascinating heritage gold mining precinct, and the sparkling Adelong Creek provides a peaceful background to this charming settlement.

Road design reflects a grid pattern with some utilised rear laneways. Further subdivision capacity exists within the RU5 Village zone to adequately cater for future growth although some property is constrained by flood hazard. Reticulated sewer has resulted in a stated minimum lot size of 225m2 in the applicable Tumut Local Environmental Plan 2012.





# BATLOW

POPULATION

1313

50 MEDIAN AGE

2.7% People identifying as indigenous

## TOP 3 INDUSTRIES OF EMPLOYMENT

1 Apple production 14.2%

2 Fruit packing 6%

3 Timber industry 5.2%

Children aged 0 - 14 years made up 14.7%

People over 65 years and over made up 27%

\$ MEDIAN WEEKLY HOUSEHOLD INCOME \$928

VOLUNTEERING 21.3%

Data from 2016 Census

## Batlow

Population: 1313

Batlow is centrally located mid-way between the two council administration centres of Tumut and Tumbarumba.

The town's high elevation (750 metres) provides ideal growing conditions for its famous apples. It is often dusted with snow in the wintertime and has panoramic views across to the mountains.

The grower owned Batlow Fruit Co-Operative markets and packs around one million cartons of apples each year. This is in addition to a growing apple cider market along with cherries, peaches, nectarines and truffles.

Urban design consists of primarily a grid motif off curved streets. Further augmentation of the urban footprint is not crucial at this stage as subdivision potential exists within the R3 Medium Density zone and to a lesser extent in the B4 Mixed Use zone. As the town is serviced by reticulated sewerage and water the minimum lot size specified in the applicable Tumut Local Environmental Plan 2012 in those zones is 225m<sup>2</sup>.



# BRUNGLE

POPULATION

112

35 MEDIAN AGE

35.7% People identifying as indigenous

## TOP 3 INDUSTRIES OF EMPLOYMENT



Agriculture  
28.9%



Education  
18.4%



Manufacturing  
13.2%

Children aged  
0 - 14  
years  
made up 8.9%



People over  
65 years  
and over  
made up 11.6%



\$ MEDIAN WEEKLY HOUSEHOLD INCOME \$850

VOLUNTEERING 31.7%

Data from 2016 Census

## Brungle

Population: 112

Brungle is a small village situated 20kms north of Tumut. Rolling farmlands and hills are interrupted by the Tumut River with the village situated just a short distance from its banks. It has a relaxed rural lifestyle, with many great fishing and camping spots.

The area is a significant place for the local Aboriginal community. An Aboriginal Mission was established in 1887 in the village as one of the first Aboriginal Reserves in NSW.

Land subdivided for residential purposes employs a grid pattern with unconstructed rear laneways. An abundance of vacant RU5 Village zoned land allows prospective further subdivision to cater for any future growth. Brungle is serviced with reticulated sewerage thus the minimum lot size specified in the currently applicable Tumut Local Environmental Plan 2012 is 225m<sup>2</sup>.





# JINGELLIC

POPULATION

61

58 MEDIAN AGE

4.9% People identifying as indigenous

## TOP 3 INDUSTRIES OF EMPLOYMENT



Agriculture

59.4%



Construction

12.5%



Accommodation

9.4%

Children aged

0 - 14 years

made up 0%



People over

65 years and over

made up 27.9%



\$ MEDIAN WEEKLY HOUSEHOLD INCOME \$900

VOLUNTEERING 37.5%

Data from 2016 Census

## Jingellic

Population: 61

Jingellic is a picturesque village nestled on the banks of the upper Murray River. The surrounding countryside is prime agricultural grazing land and produces some of Australia's best beef.

The heart of the village is the Bridge Hotel, and the nearby free camping ground on the riverbank is a popular spot for campers during the warmer months.

Remnants of the original Jingellic Bridge are upstream of the current bridge and village and are deemed to be of significant heritage value for the community.

Given the proximity to Victoria, the Jingellic community has strong economic and social connections across the river.

Stretching along River Road, Jingellic's current layout and village boundaries ought not to be altered. There is a considerable area of RU4 Rural Small Holdings zone contiguous to the north and west of the village having a mix of 1 hectare and 4 hectares minimum lot sizes in accordance with the Tumbarumba Local Environmental Plan 2010.



# KHANCOBAN

## POPULATION

304

54 MEDIAN AGE

2.7% People identifying as indigenous

## TOP 3 INDUSTRIES OF EMPLOYMENT



Hydro electricity  
34.9%



Agriculture  
8.4%



Accommodation  
4.8%

Children aged  
0 - 14  
years   
made up 18.3%

People over  
65 years  
and over   
made up 30.2%

\$ MEDIAN WEEKLY HOUSEHOLD INCOME \$914

VOLUNTEERING 37.7%

Data from 2016 Census

## Khancoban

Population: 304

Khancoban is the headquarters of Snowy Hydro's Murray region, overseeing the nearby Murray 1 and 2 power stations and Khancoban Pondage.

Boasting breathtaking views across Khancoban Pondage the town is central to some of mainland Australia's best trout fishing waterways and mountains and an ideal base for day trips to the snow fields in winter.

Curved streets and cul-de-sacs predicate the rhythm of the Khancoban footprint. Serviced with reticulated water and sewer there is ample opportunity for further subdivision especially at the western end of the land zoned RU5 Village Zone. Minimum lot size detailed in the Tumbarumba Local Environmental Plan 2010 for the RU5 zone at Khancoban is predominantly 450m2 with some 4,000m2. An extensive RU4 Rural Small Holdings zone to the north and east of the village zone also presents prospects for further subdivision with minimum lots sizes of 4,000m2 applicable to the eastern portion and 2 hectares pertinent to the northern part. Growth for the foreseeable future can be accommodated without expanding the village zone footprint.





# ROSEWOOD

POPULATION

214

43

MEDIAN AGE

7.6% People identifying as indigenous

## TOP 3 INDUSTRIES OF EMPLOYMENT

1 

Agriculture  
20.3%

2 

Timber industry  
12.2%

3 

Road transport  
8.1%

Children aged  
0 - 14  
years   
made up 21.3%

People over  
65 years  
and over   
made up 19%

\$ MEDIAN WEEKLY HOUSEHOLD INCOME \$956

VOLUNTEERING 31.7%

Data from 2016 Census

## Rosewood

Population: 214

Rosewood is located just 23 kilometres from Tumbarumba and boasts an exceptional calendar of events.

Central to the community is the Rosewood Golf Club, a small community Club, proudly operated and supported by local volunteers.

The Rosewood Golf Club provides budget camping options for visitors and hosts the annual Rosewood Country Roundup, Rosewood Rodeo, Rosewood Truck Show and Tractor Pull, events that continue to grow and add economic value back into the local community.

Rosewood displays principally a grid pattern street layout with rear laneways in between that are generally unconstructed. Further subdivision potential exists in the northern part of the village. Numerous existing lots are vacant as they are less than the 4,000m<sup>2</sup> minimum lot size articulated in the Tumbarumba Local Environmental Plan 2010. The minimum lot size could be reduced if reticulated sewer were provided to the village therefore increasing development potential within the existing village zone. It would be premature to considering expanding the village footprint to cater for growth.



# TALBINGO


POPULATION

239

59 MEDIAN AGE

3.7% People identifying as indigenous

## TOP 3 INDUSTRIES OF EMPLOYMENT

1   
Hydro electricity  
24.4%

2   
Accommodation  
115.6%

3   
Building  
11.1%

Children aged  
0 - 14  
years   
made up 13.6%

People over  
65 years  
and over   
made up 36.5%

\$ MEDIAN WEEKLY HOUSEHOLD INCOME \$909

VOLUNTEERING 24.4%

Data from 2016 Census

## Talbingo

Population: 239

Arguably the most beautifully located town in the Shire, Talbingo sits below Big Talbingo Mountain, the elevation of which is 15 metres greater than that of Ben Nevis, the highest mountain in the UK. With a northerly aspect, arrivals from the North are greeted by a near-perfect inverted image of Talbingo on the surface of Jounama Pondage.

Visitors regularly inflate the town to several times its resident population. The number and diversity of visitors confirms Talbingo to be a preferred location for reunions, group outings and activities, weddings, and away-from-it-all peace and quiet.

Surrounded by National Park and State Native Forest, Talbingo is the popular base for communing with nature or adventuring in the vastness of Kosciuszko National Park and its adjacent Forests, or exploring one of the many roads, tracks or trails. Visitors to Talbingo can choose to stay in town and enjoy a magic atmosphere in the company of the resident wild kangaroo population, up to 100 or so species of Australian birds, the human locals and other visitors.

A street grid pattern slightly curved to follow contours is exhibited within the existing developed portion on the eastern half of Talbingo. This pattern is altered on the western part that is predominantly undeveloped. Zoning of these lands is RU5 Village. Applicable minimum lot size for the RU5 zone is 225m<sup>2</sup>.

R5 Large Lot Residential zones adjoin the Village zone on the southern and eastern boundaries. Minimum lot sizes applicable in the R5 zones are a combination of 2 hectares and 5,000m<sup>2</sup>.

Development can be accommodated without escalating the RU5 Village and R5 Large Lot Residential zones footprints.

# TOOMA


## POPULATION

104

43 MEDIAN AGE

0% People identifying as indigenous

## TOP 3 INDUSTRIES OF EMPLOYMENT

1   
Agriculture  
53.2%

2   
Hospitals  
10.6%

3   
Local govt  
8.5%

Children aged  
0 - 14  
years   
made up 16.1%

People over  
65 years  
and over   
made up 12.5%

\$ MEDIAN WEEKLY  
HOUSEHOLD INCOME \$1499

VOLUNTEERING 28.9%

Data from 2016 Census

## Tooma

Population: 104

Tooma...indigenous for 'large gum tree'. The picturesque Tooma valley is highly regarded for beef cattle, dairying, sheep grazing and grass seed production. Grazing leases were first taken out in the 1830's in the area by Sir James Garland and Dr Thomas Bell.

By the 1870's, a general store, school and the Tooma Hotel were built, and around 12 families lived within 3 miles of the village. Many of these families remain in the district to this day.

In 1904 Tooma was short-listed as a possible site for Australia's new capital city.

The Tooma Hall at the Tooma Recreation Reserve was built by local volunteers and opened in 1953. Around this time, several new families settled in the area when a section of Tooma Station and all Maragle Station was acquired for soldier settlement blocks.

The annual Tooma Easter Gymkhana is a popular family event that celebrates the tradition of skilled horsemanship passed down through generations. Nearby, the Southern Cloud Lookout provides stunning vistas across the foothills of the Snowy Mountains to the Main Range.

Tooma is not identified as a village area under the Tumbarumba Local Environmental Plan 2010. The locality is zoned RU1 Primary Production and the applicable minimum lot size is 40 hectares.



# TUMBARUMBA

POPULATION

1862

46

MEDIAN AGE

5.7% People identifying as indigenous

## TOP 3 INDUSTRIES OF EMPLOYMENT

1



Timber industry  
14.1%

2



Local govt  
8.2%

3



Retail  
3.4%

Children aged

0 - 14 years



made up 17.5%

People over

65 years and over



made up 23.4%

\$ MEDIAN WEEKLY HOUSEHOLD INCOME \$1102

VOLUNTEERING 27.4%

Data from 2016 Census

## Tumbarumba

Population: 1862

Tumbarumba is a picturesque country town with a friendly and welcoming ambience. It was established in the late 1850's when gold was discovered in the region, but agriculture and softwood timber are now the main sources of employment.

It has a vibrant and strong community, partly due to its distance from other regional centres. The presence of the Hyne & Son mill – the largest softwood processing mill in the Southern Hemisphere - contributes to the town's low unemployment rate.

Tumbarumba is developing a reputation as one of Australia's premium cool climate wine growing regions, with an expanding food and wine tourism sector.

Principally the street layout exhibits a grid configuration. Substantial further subdivision capacity exists in the R1 Residential zoned land on the western side of Tumbarumba in the vicinity of Albury Street and the northern end of town along Park, Gilbert and Power Streets. The Tumbarumba Local Environmental Plan 2010 assigns the minimum lot size for these areas as 450m2. Ample opportunities for growth are apparent without the need to extend the current urban footprint.



# TUMUT

POPULATION

6230

43 MEDIAN AGE

5.1% People identifying as indigenous

## TOP 3 INDUSTRIES OF EMPLOYMENT

1

Paper manufacturing  
5%

2

Retail  
4.2%

3

Aged care  
3.8%

Children aged  
0 - 14  
years  
made up 19%

People over  
65 years  
and over  
made up 22.3%

\$ MEDIAN WEEKLY HOUSEHOLD INCOME \$1073

VOLUNTEERING 21.1%

Data from 2016 Census

## Tumut

Population: 6230

Tumut is a vibrant country town located at the foothills of the Snowy Mountains. Tumut's name originates from an Aboriginal word meaning 'a quiet resting place by the river'. It is a charmingly pretty town that changes dramatically with the seasons.

The rolling valleys, mountain streams, Yarrangobilly Caves and alpine mountain ranges make it popular for nature lovers and adventure enthusiasts. It has an action-packed activities list that includes bushwalking, water-skiing, trout fishing, canoeing, boating, horse riding, mountain biking, golf and tennis.

Tumut is well serviced by all the health, education and community facilities you would expect from a sub-regional hub.

Streets layout follow a mostly grid pattern. Newer subdivisions on steeper land utilise more cul-de-sacs and curved streets.

Growth over the next 20 years can be catered for within the existing urban boundary. Significant amounts of R3 Medium Density Residential zoned land have potential for further subdivision. There is also the possibility of rezoning the R5 Large Lot Residentially zoned land in the vicinity of Boonderoo Road and East Street to either R2 Low Density Residential or R3 Medium Density Residential.



# OUR CHALLENGES

Achieving moderate growth presents a significant challenge as demonstrated in the below table.

Our range of environmental attributes could be attractive to people considering relocating from the cities, such as the ‘tree changers’ and retired people with assets who want a quiet lifestyle in an attractive and safe setting. Paradoxically the natural environment presents several physical realities, including floods, bushfires, and droughts, and these are expected to be intensified by climate change.

Challenges for the future are not just to protect, but also to actively manage and restore environmental values and connections, support healthy riverine environments, and contribute to healthy, safe communities.

Demographically Snowy Valleys is characterised by an ageing population.

As of 2016 the population of Snowy Valleys had a higher proportion of older and retirement aged individuals compared to the NSW State average, as well as a significantly smaller proportion of working aged individuals from the ages of 15 to 49. This suggests that many young people leave the district for educational or employment opportunities elsewhere.

Population projections from the NSW State Government suggest the Region will continue to age, with significant growth expected in the 70+ age groups by 2026 that will become an increasingly prominent proportion of the population.

Snowy Valleys also suffers from issues in sourcing the required skilled workforce (due to the lack of a major educational institution in the Local Government Area), and problems with the reliability of telecommunications throughout the Region present ongoing concerns. The cost and reliability of energy is also an area where the Region lacks a competitive edge, although this is an issue that is facing most regional areas in Australia. Another key challenge across all industries within Snowy Valleys relates to road transport costs and reliability.

Challenges present opportunities. Snowy Valleys’ Local Strategic Planning Statement focuses upon encountering the challenges to encourage future growth and economic vitality through implementing spatial land use initiatives and planning.

**NSW Department of Environment and Planning 2019 Snowy Valleys Local Government Area Population and Household Projections and Implied Dwelling Requirements**

Totals	2016	2021	2026	2031	2036	2041
Population	14,600	14,350	13,950	13,450	12,850	12,150
Households	6,150	6,150	6,150	6,050	5,850	5,650
Average Household Size	2.31	2.26	2.20	2.15	2.11	2.06
Implied Dwellings	7,250	7,250	7,200	7,100	6,900	6,600



# OUR ENVIRONMENT

One of the most loved features of the Snowy Valleys Council area is the beauty of the natural environment. The region boasts breathtaking scenery, pristine and accessible waterways and an abundance of natural space. Snowy Valleys has a natural physical beauty of rolling hills, snow-capped mountains and ready access to the snow fields, clean rivers and clean air.

Snowy Valleys incorporates 24 protected locales having a total area of 410,550 hectares constituting 45.8% of the total land area. Included in the protected spots are six National Parks and eight Nature Reserves with total areas of 383,757 hectares and 25,712 hectares respectively.

Local waterways, rivers and streams are significant environmental attributes of the region, and it is important that Council works with other agencies and our communities to ensure these can be enjoyed well into the future.



# SNOWY VALLEYS: OUR VISION

In 2040 we relish and are proud of our outstanding natural beauty, ecological significance, rural landscape setting and cultural heritage values.

Our waterways will be protected as they are an important part of the Murray-Darling basin, which is responsible for draining one-seventh of the Australian land mass. Strategic water resources flow from the many mountainous and forested areas. These form impressive riparian landscapes and biodiversity corridors, and they also provide drinking water for local people.

In recognition that climate change exists we continually take appropriate action and develop partnerships to minimize Snowy Valley's climate change risks. This involves instigating evolving adaptation actions in our towns and villages, reducing Council's energy and emission footprint and mitigating climate change risk to the community.

Timber and the timber processing industries located at Tumut and Tumberumba are key employers and economic drivers. Agriculture including viticulture and horticulture contributes to the area's economic vitality, helping to uphold its valued rural character and highly productive landscapes.

The area's Aboriginal cultural heritage is well-understood, maintained and celebrated.

Snowy Valleys has a flourishing and sustainable visitor economy that showcases the area's natural and cultural values in our rural areas and towns and villages, providing locals and visitors with a variety of high-quality attractions and experiences. Its parks and reserves are well managed, giving active and passive recreation experiences for all to enjoy and improve their health and wellbeing.

We have an excellent standard of living and infrastructure and services which support us through all stages of life. Attractiveness of regional life is valued, but we are still well connected through technology and high-quality transport accessibility. Affordable housing, a variety of dwelling options including rural lifestyle living in proximity to our towns and villages, ease of access to local commercial centres, open space and community facilities result in our towns and villages being enviable places to reside.

Our community's aspiration for greater opportunities in education and employment, and desire for future generations to be able to learn and thrive is being facilitated in our towns. We endeavour to protect the vulnerable enhancing the sense of community and support for one another through adequate social services provision in our towns and villages.

Tumut remains to be a vital sub-regional centre. It is the major commercial, services, retail, entertainment and cultural centre within Snowy Valleys.

Impressive buildings line Wynyard Street reinforcing the town centre as a significant heritage precinct that is treasured and protected.

A burgeoning rural health facilities and services precinct in and adjacent to the Tumut hospital is evolving. Our access to a university facility on the existing Tumut High School site is contributing to opportunities for younger people and an adaptable local workforce to train and retrain and remain in the locality.

Our remaining towns and rural villages predominantly service the rural hinterlands and are important domestic tourism destinations.

Fine examples of heritage architecture add to the character and attractiveness of many of these settlements. Architectural and landscape improvements to the public realms of our towns and villages commercial centres and adjacent areas have contributed to the ambience.

# ACHIEVING OUR VISION

## Structure Plan Maps

Mapping contained at the end of this report includes diagrammatic structure plans for the Snowy Valleys Council Local Government Area and each of the towns and villages within it.

The maps assist with the interpretation of how the Vision will be achieved.

## Planning priorities

To achieve the 20-year vision for Snowy Valleys, Council has identified 11 Planning Priorities to signify the focus of future strategic planning work that are consistent with the strategic directions of the:

- Riverina-Murray Region Plan 2036
- Snowy Valleys Community Strategic Plan 2018-2028
- Snowy Valleys Regional Economic Development Strategy
- Snowy Valleys Destination Management Plan.

## Actions

Snowy Valleys Planning Priorities will be delivered through actions to be undertaken by Council over the coming years.

These may include the research of identified planning issues, preparation of strategies or policies, implementation of specific projects, or amendment to existing Council plans such as the Tumut and Tumbarumba Local Environmental Plans or Snowy Valleys Development Control Plan.

## Implementation, monitoring and reporting

Council will monitor and report on the implementation of the actions to ensure that the planning priorities are being achieved. This will, as much as possible, be aligned to other Snowy Valleys review and reporting processes such as:

- Review of Snowy Valleys -
  - Tumbarumba and Tumut Local Environmental Plans in 2020 (and following the Snowy Valleys Local Environmental Plan at least every five years)
  - Development Control Plan in 2020 (and following every three years)
- Community Strategic Plan review (every four years) and reporting (i.e. annual report, quarterly progress reports, and end of term report)
- State of the Environment report (at least every four years as required as part of the end of term report).

This approach is consistent with the Integrated Planning and Reporting (IP&R) framework under the Local Government Act 1993, which recognises that council plans and policies are inter-connected.

This Statement will be reviewed at least every seven years pursuant to section 3.9(1) of the Act.



# TOWNS AND VILLAGES: PLANNING PRIORITY 1

Provide a range of accessible facilities and services to meet community needs within our towns and villages, and foster a culturally rich, creative, safe and socially connected Snowy Valleys community.

## Rationale

Council delivers a range of services that support, connect and care for members of the Snowy Valleys community including children, families, young people, older residents and those with disability predominantly in Tumut and Tumbarumba and to a lesser extent in our villages. In this regard it is imperative to enhance liveability aspects within the commercial centres of Adelong, Batlow, Tumbarumba and Tumut by improving accessibility in the public realm of those downtown areas. Broadly this should assist in the improvement of the lifestyle appeal of our towns and villages.

Supporting Aboriginal people, their histories and connections to Country and community, will make a valuable and continuing contribution to heritage, culture, identity and tourism. Combining this aspiration with recognising the potential use of land owned by the Aboriginal community and reflecting that in relevant planning instruments can result in potential economic and community benefit.

	Action	Priority
A1	Develop an accessibility/mobility map of all the accessible public facilities in each commercial centre of Adelong, Batlow, Tumbarumba and Tumut.	Short Term and Ongoing
A2	Investigate ways in which Aboriginal communities and their relationship to land use planning can be better recognised and incorporated into Snowy Valley's Local Environmental Plan.	Short Term and Ongoing
A3	Ensure that Masterplans developed for the commercial centres of Adelong, Batlow, Tumbarumba and Tumut address and accommodate accessibility/mobility in the public realm.	Ongoing

## Monitoring and Reporting

- M1 Prepare accessibility/mobility maps for each commercial centre of Adelong, Batlow, Tumbarumba and Tumut by 2024.
- M2 Complete works based upon Masterplans developed for the commercial centres of Adelong, Batlow, Tumbarumba and Tumut by 2025 that enhance accessibility in the public areas of each commercial heart.
- M3 Examine Local Aboriginal Land Council land holdings' land use zonings to appropriately reflect their current use and potential development opportunities by June 2021.

Relationship to Riverina Murray Regional Plan 2036	
Direction 8	Enhance the economic self-determination of Aboriginal communities.
Direction 23	Build resilience in towns and villages.
Direction 29	Protect the region's Aboriginal and historic heritage

# TOWNS AND VILLAGES: PLANNING PRIORITY 2

**Advocate for and support the provision of diverse housing choices and opportunities to meet changing demographics and population needs, with housing growth in the right locations.**

## Rationale

Population growth in Snowy Valleys is projected to decline decreasing from a population of 14,600 people to 13,400 by 2036, with a growing proportion of residents aged 65 years and over. Household size and the number of households is also expected to reduce.

Currently, approximately 92% of Snowy Valley's housing stock consists of single dwellings as compared to the regional NSW figure of 80%. Medium density housing contributes to 6% of the housing stock in the Snowy Valleys. This is somewhat lower than the equivalent 14% figure for regional NSW. Towns and villages within Snowy Valleys have the capacity within the existing urban footprints to cater for any moderate growth that may occur if the projected decline in population growth reverses. In this regard population growth will be encouraged and assisted by Council through enhancing lifestyle opportunities for existing and potential future residents by identifying and providing additional land for rural living in the vicinity of Tumut.

In planning for the future, Council will strive to boost housing choice and diversity to meet community needs; ensure that development respects neighbourhood character and resident amenity; and ensure that housing growth is in the right locations reflecting land constraints and infrastructure capacity.

	Action	Priority
A4	Undertake a review of housing choice demand and availability to ensure housing is delivered to meet community aspirations now and into the future.	Short Term
A5	Encourage seniors housing and medium density development in the form of townhouses, villas and dual occupancies adjacent to the commercial areas of Tumut and Tumbarumba and services and facilities such as educational, community and health facilities.	Short Term and Ongoing
A6	Maintain a database of additional housing approved and completed and consider the contribution of medium density development, secondary dwellings (granny flats) and seniors' housing to residential supply.	Ongoing
A7	Review planning controls for on-site parking for medium density housing considering the demand for adaptable housing given the ageing population and the implications of the numbers of couples only, single parent and lone person households.	Short Term and Ongoing

## Monitoring and Reporting

- M4 Complete a review of housing choice demand and availability by December 2020, with ongoing review every ten years.
- M5 Monitor dwelling approvals and completions on an ongoing basis.
- M6 Review the Snowy Valleys Development Control Plan 2019 by

# TOWNS AND VILLAGES: PLANNING PRIORITY 2 (CONTINUED)

December 2020 with a view to introduce more detailed place-based development guidelines taking into account the NSW Government's 'Local Character and Place Guideline' and consider the car parking requirements for medium density development, with ongoing general re-evaluation of the Development Control Plan every three years.

<b>Relationship to Riverina Murray Regional Plan 2036</b>	
Direction 5	Support the growth of the health and aged care sectors.
Direction 23	Build resilience in towns and villages.
Direction 25	Protect the region's Aboriginal and historic heritage
Direction 26	Provide greater housing choice.
Direction 28	Deliver healthy built environments and improved urban design.



# TOWNS AND VILLAGES: PLANNING PRIORITY 3

**Enhance residential and commercial precincts to create and maintain visually attractive, connected places, whilst reinforcing the towns and villages atmospheres by also ensuring that building design and construction is of high quality that preserves and enriches resident amenity.**

## Rationale

Snowy Valley’s towns and villages are set in spectacularly scenic landscapes and contain impressive historical buildings. The area has a diverse range of architecture and urban areas that combine to give Snowy Valleys its distinct character.

Formulation of masterplans focussing upon improved accessibility and amenity for Tumut, Tumbarumba, Batlow and Adelong local commercial centres will assist to achieve the desired enrichment of these areas.

The challenge faced by Council is to manage the ongoing demands for changes to the existing building stock, whilst ensuring local character and resident amenity is maintained. Snowy Valleys Local Environmental Plans and Development Control Plan set out objectives and planning controls relating to bulk/scale of buildings, design, landscaped area and amenity matters such as privacy, overshadowing and view sharing to ensure that development is of a high quality and provides good amenity for future occupants.

Council provides planning advice to assist customers with understanding Snowy Valley’s planning controls and processes, and a formal pre-application service to assist customers in identifying and resolving potential issues prior to development applications being lodged.

Review and merging of the Tumbarumba Local Environmental Plan 2010 and Tumut Local Environmental Plan 2012 to create the Snowy Valleys

Local Environmental Plan is best realised in a two stage process. Stage 1 is the merging and rationalisation of the existing written instruments of the Tumbarumba Local Environmental Plan 2010 and Tumut Local Environmental Plan 2012 to create the Snowy Valleys Local Environmental Plan. Stage 2 follows the completion of a Rural Lands Strategy Study that would guide the zoning of land and lot sizes and changes to the mapping outside of the residential zones within the towns and villages of the Snowy Valleys Local Environmental Plan.

Consideration of the provision of well-designed shade, both natural and built, in the provision of all public infrastructure, form large developments such as major recreation facilities, public buildings and town centre upgrades, to the smallest domain improvements such as bus shelters needs to occur.

	Action	Priority
A8	Merge the existing written instruments of the Tumbarumba Local Environmental Plan 2010 and Tumut Local Environmental Plan 2012 to create the Snowy Valleys Local Environmental Plan.	Short Term
A9	Undertake a Rural Lands Strategy Study with a view to reviewing zoning and minimum lot sizes in the rural areas, preserving agricultural lands and to determine areas suitable for future growth and rural residential development of Snowy Valleys to inform Stage 2 of the merging of the existing local environmental plans.	Short Term
A10	Maintain heritage listings in Snowy Valleys’ Local Environmental Plan to facilitate the conservation of our heritage.	Short Term

# TOWNS AND VILLAGES: PLANNING PRIORITY 3 (CONTINUED)

	Action	Priority
A11	Consider planning controls contained within Snowy Valley's Local Environmental Plan and Development Control Plan to ensure high quality construction and design considering the NSW Government Architect design guideline publication 'Urban Design for Regional NSW'.	Short Term
A12	Council will deliver Masterplans focussing upon improved accessibility and amenity for Tumut, Tumbarumba, Batlow and Adelong local commercial centres with a view to increasing activity within, and the viability of, the downtown areas.	Short and Medium Term and Ongoing
A13	Actively promote Council's formal Pre-Application services and commence the Snowy Valleys Design Awards to be held every three years to encourage and foster good design.	Ongoing

## Monitoring and Reporting

- M7 Complete the first stage of merging the Tumbarumba Local Environmental Plan 2010 and Tumut Local Environmental Plan 2012 to create the Snowy Valleys Local Environmental Plan by July 2021.
- M8 Finalise a Rural Lands Strategy Study by June 2021.
- M9 Complete Stage 2 of merging the Tumbarumba Local Environmental Plan 2010 and Tumut Local Environmental Plan 2012 to amend the Snowy Valleys Local Environmental Plan that focuses on the review of zonings and lot sizes in the rural areas whilst also protecting productive agricultural lands from uses

that may lead to land use conflict or fragmentation of productive properties by June 2022.

- M10 Review the Snowy Valleys Development Control Plan 2019 by December 2020 with a view to introduce more detailed place-based development guidelines cogitating the NSW Government's 'Local Character and Place Guideline'.and incorporate design considerations regarding the provision of well-designed shade.
- M11 Review heritage listings in Snowy Valleys' Local Environmental Plan at least every three years commencing in 2022.
- M12 Report annually on projects funded and completed under the Heritage Assistance Fund.
- M13 Complete construction in accordance with a Masterplan focussing upon improved accessibility and amenity in 2020 for Tumut and over a five-year period (2021-2025) produce Masterplans and commence construction in accordance with the Masterplans for Tumbarumba, Batlow and Adelong.

## Relationship to Riverina Murray Regional Plan 2036

Direction 1	Protect the region's diverse productive agricultural land.
Direction 4	Promote business activities in industrial and commercial areas.
Direction 8	Enhance the economic self-determination of Aboriginal communities
Direction 23	Build resilience in towns and villages.
Direction 25	Protect the region's Aboriginal and historic heritage
Direction 27	Manage rural residential development.
Direction 28	Deliver healthy built environments and improved urban design.

# GROWTH THROUGH INNOVATION: PLANNING PRIORITY 1

**Encourage sustainable tourism initiatives which create employment and boost the local economy.**

## Rationale

Scenic landscapes and water bodies combined with the proximity of Snowy Valleys to the snow fields, Canberra and the regional centres of Albury-Wodonga and Wagga Wagga will attract ongoing interest in providing tourism and hospitality services that will strengthen the economy by celebrating the Region's distinctive assets.

The diversity of the natural environment and nature experiences on offer in the Snowy Valleys is currently the primary driver of visitation to the region. However, to date, development of supporting infrastructure and products has been limited and could support further enhancement of adventure, sport and recreation product.

Further development and coordination of supporting complementary products across both food and agritourism will enhance the appeal of the Snowy Valleys as a touring and nature-based destination.

Product development related to the existing heritage and historical assets in the region is currently limited with significant opportunities existing for projects which can enhance the visitor experience in the region. Potentially these could include development of educational experiences which provide contemporary interpretation of current assets, food and beverage experiences which leverage from the produce history of the region, and unique products such as the Hume and Hovell Track which combine nature and adventure tourism with the history of the region. Potential to position Snowy Valleys as a premium cycling destination exists.

Improved infrastructure, branding and promotion of the Snowy Valleys as a touring region is a key opportunity to attract visitors to the region.

The lack of contemporary and motivating product is key issue facing the accommodation sector in Snowy Valleys, with both an undersupply of accommodation types such as luxury hotels / resorts, and dated, off-trend existing accommodation establishments. Council encourages tourism accommodation and appropriate facilities to locate in townships and villages to create flow on business opportunities and broaden the economic base of existing urban areas.

Tourism will continue to build on outdoor activities and ecotourism.

There is opportunity to promote growth through the tourism industry, and by partnering with other organisations and local businesses to ensure accommodation and attractions are at a standard which encourages more visitors to the area.

	Action	Priority
A14	Concentrate on the consideration of the Strategic Directions outlined in the 'Snowy Valleys Destination Management Plan' and the 'Snowy Valleys Regional Economic Development Strategy'.	Short to Medium Term and ongoing
A15	Consider the range of tourism related business activities that occur or are prioritised to be established within Snowy Valleys to ensure that planning controls are responsive to innovation and change.	Ongoing



# GROWTH THROUGH INNOVATION: PLANNING PRIORITY 1 (CONTINUED)

	Action	Priority
A16	In partnership with local Aboriginal organisations facilitate appropriate tourism uses on Aboriginal lands to increase economic participation on country by reviewing permissible land uses in the Snowy Valleys Local Environmental Plan	Short Term and Ongoing

## Relationship to Riverina Murray Regional Plan 2036

Direction 1	Protect the region's diverse productive agricultural land.
Direction 7	Promote tourism opportunities.
Direction 15	Protect and manage the region's many environmental assets.
Direction 28	Deliver healthy built environments and improved urban design.

## Monitoring and Reporting

- M14 Facilitate rail trail investigation and investment including:
- Seek funding assistance to prepare concept designs and initial cost estimates for the: Tumut to Batlow Rail Trail; Tumbarumba to Batlow Rail Trail Link; Rosewood to Ladysmith Rail Trail with the initial stage focusing on examination of the link from Rosedale to Tarcutta; and Rail Trail Enhancements (Ongoing).
- M15 Commission an Indigenous tourism feasibility study by 2023.
- M16 Investigate the need to amend the Snowy Valleys Local Environmental Plan that focuses on the review of zonings and permitted uses to ensure that planning controls are responsive to innovation and change in respect of tourism related undertakings by June 2021.
- M17 Examine the need to amend the Snowy Valleys Local Environmental Plan to permit the temporary uses of Council owned land for community/public events and festivals by June 2021.
- M18 Investigate needs and opportunities for short-term accommodation product development to serve the Snowy Valleys' visitor market by 2022.

# GROWTH THROUGH INNOVATION: PLANNING PRIORITY 2

## Provide for opportunities for local employment.

### Rationale

Snowy Valleys has a diverse human resource base, a good climate, affordable quality housing, an abundance of water, exceptional community services and facilities, quality physical infrastructure and a supportive business environment. This means the Snowy Valleys is well-placed to attract prospective investors, businesses and residents looking for a vibrant rural lifestyle with a diversity of working and living opportunities.

Agriculture and softwood timber industries, including Australia's largest softwood processing mill, underpin the Snowy Valleys region's economic base. Beef cattle farming (specialised) employs more working residents of the Snowy Valleys than any other industry. The softwood timber industry is the Snowy Valleys' largest employer, centred upon the Visy and Carter Holt Harvey softwood processing mills in Tumut and the Hyne mill in Tumbarumba.

Other key industries include viticulture, retail, hydro-electricity generation and horticulture. The tourism industry also offers potential for growth in the region while the Federal Government's announcement of a \$2 billion expansion of the Snowy Hydro Scheme is also likely to provide an economic boost to the region.

Based on the region's comparative and competitive advantages, emerging opportunities in the Snowy Valleys Council area include apple cider, premium cool climate wine, cool climate horticulture (such as chestnuts and blueberries), biomass energy using plantation timber residues, hydro-electricity generation, aged care and tourism.

Specified actions focus on the strategies outlined in the 'Snowy Valleys Destination Management Plan' and the 'Snowy Valleys Regional Economic Development Strategy'.

	Action	Priority
A17	Implement the upgrading of Brindabella Road that would reduce travel times to and from Canberra by an estimated 50 minutes (as compared to approximately 2.5 hours) to support the safe and efficient movement of residents, workers and visitors to the Snowy Valleys.	Medium Term and Ongoing
A18	Undertake an industrial land demand and supply study to confirm existing capacity to accommodate growth and identify potential gaps in supply. As part of the study, collaborate with the Department of State Development to determine the need for a large-scale industrial estate in the Tumut area incorporating a transport and logistics hub.	Short Term
A19	Development of an options paper/business case to investigate delivery models for future ready, regional wireless connectivity in the Snowy Valleys	Medium Term
A20	Monitor the location of employment activities in existing Business and Village zones in the Snowy Valleys Local Environmental Plan and use this as an input into subsequent reviews of the Local Environmental Plan to ensure there is sufficient zoned and serviced land to cater for employment demand.	Short Term and Ongoing

# GROWTH THROUGH INNOVATION: PLANNING PRIORITY 2 (CONTINUED)

## Monitoring and Reporting

- M19 Depending on the results of the feasibility investigation Stage 1 of the upgrading of Brindabella Road to be concluded by 2024 (subject to funding).
- M20 Depending on the results of the feasibility investigation Stage 2 of the upgrading of Brindabella Road to be completed by 2030 (subject to funding).
- M21 Industrial land demand and supply study finalised by 2023.
- M22 Development of an options paper/business case to investigate delivery models for future ready, regional wireless connectivity is achieved by 2027.
- M23 Report annually on projects funded by Council, other levels of government and industry.
- M24 Investigate the feasibility and undertake a cost/benefit analysis of upgrading Brindabella Road to establish whether the project represents value for money; would deliver the anticipated travel time savings; can be achieved from a constructability perspective; and, has social and economic benefits by December 2022 (subject to funding).
- M25 Feasibility and design of a proposed Education and Business Centre of Excellence is accomplished by 2022. Construction commences in 2024 (subject to funding).
- M26 A scoping and concept design study for a Softwood 'Centre of Excellence' is finalised in 2025 (subject to funding).

Relationship to Riverina Murray Regional Plan 2036	
Direction 1	Protect the region's diverse productive agricultural land.
Direction 2	Promote and grow the agribusiness sector.
Direction 4	Promote business activities in industrial and commercial areas.
Direction 6	Promote the expansion of education and training opportunities.
Direction 7	Promote tourism opportunities.
Direction 9	Support the forestry industry.
Direction 18	Enhance road and rail freight links.



# OUR NATURAL ENVIRONMENT: PLANNING PRIORITY 1

**Protect, conserve and enhance Snowy Valley’s landform, waterways and bushland that have high environmental value.**

## Rationale

Nestled in the rolling western foothills of the Snowy Mountains and framed by rugged snow-capped mountains, exceptional natural beauty and heritage are defining characteristics of this area. A picturesque slice of NSW, the Snowy Valleys area offers panoramic vistas, crisp, refreshing mountain air, lush, green landscapes and cool, clean waterways.

Our waterways are an important part of the Murray-Darling basin, which is responsible for draining one-seventh of the Australian land mass.

The Tumut River originates in the Snowy Mountains and is joined by twelve tributaries before it meets the Murrumbidgee catchment near Gundagai.

The Tumut River is impounded by six dams: Happy Jacks Dam, Tumut Pond Dam, Tumut Two Dam, Talbingo Dam, Jounama Dam, and Blowering Dam. Although a relatively short river, the natural flow of the Tumut River is quite high as it drains the snowmelt and other runoff from a large section of the Snowy Mountains. The natural flow of the river is also amplified by water transferred from the Tooma River and Lake Eucumbene by the Snowy Mountains Scheme.

The upper River Murray catchment takes in the headwaters of the Murray and its many tributaries. Up to 80% of the upper Murray catchment remains forested, much of which is national park and state forest, encompassing diverse environments from alpine grasslands and wetlands, to heavily timbered forest. Tumbarumba and Khancoban are located within this catchment.

The Swampy Plain and Tooma rivers and the Tumbarumba Creek are the main tributaries on the New South Wales side of the catchment.

Burra Creek, being part of the upper Murray catchment is the main supplier of water for the town of Tumbarumba and maintains continuous flow in parts of its stream bed all year round, provided normal rainfall has occurred.

Snowy Valleys host an abundance of Australian animals (such as emus, kangaroos, platypus, echidna, great gliders and microbats), as well as unique local species, including over 100 bird species located at the Tumut Wetlands;

Important native flora, including significant areas of rich biodiversity such as those found along Old Tumbarumba and Back Kunama Roads occur within the area.

	Action	Priority
A21	Advocate for the retention of established trees where practical in new residential and rural residential subdivisions.	Ongoing
A22	Finalise a Tree Management Policy for the management of trees on Council managed public space, property and reserves and formulate a Street Tree Masterplan to inform an LGA-wide tree planting program in the urban areas.	Short to Medium Term
A23	Council will undertake a review of the DCP to incorporate best-practice Water Sensitive Urban Design principles.	Short Term
A24	Implement the recommendations and actions within the Snowy Valleys Rural Lands Strategy.	Short Term and Ongoing

# OUR NATURAL ENVIRONMENT: PLANNING PRIORITY 1 (CONTINUED)

## Monitoring and Reporting

- M27 Applications for residential and rural residential subdivisions will be required to indicate the location of existing trees to be retained and those to be removed.
- M28 A Tree Management Policy is to be adopted by December 2020.
- M29 Formulation of a Street Tree Masterplan will be finalised by December 2021.
- M30 Review the Snowy Valleys Development Control Plan 2019 by December 2020 to incorporate best-practice Water Sensitive Urban Design principles.

Relationship to Riverina Murray Regional Plan 2036	
Direction 1	Protect the region's diverse productive agricultural land.
Direction 7	Promote tourism opportunities.
Direction 13	Manage and conserve water resources for the environment.
Direction 14	Manage land uses along key river corridors.
Direction 15	Protect and manage the region's many environmental assets.
Direction 16	Increase resilience to natural hazards and climate change.
Direction 23	Build resilience in towns and villages.
Direction 27	Manage rural residential development.
Direction 28	Deliver healthy built environments and improved urban design.

# OUR NATURAL ENVIRONMENT: PLANNING PRIORITY 2

**Manage energy, water and waste efficiently to ensure a sustainable urban environment.**

## Rationale

As growth and change in Snowy Valleys may occur, so too will the demand for energy and water and the generation of waste. More efficient use of energy and water, and the management of waste, will contribute to reducing impacts on the environment and greenhouse gas emissions, and to achieving the NSW Government's aspirational objective of achieving net-zero emissions by 2050.

Preserving and improving Snowy Valley's environment is one of Council's key goals. Council will strive to incorporate sustainable materials within all of its building projects, to improve water quality and efficiency, and to encourage the reduction in, and recycling of, waste as part of Council's Waste and Recycling Program, as well as to promote awareness of environmental issues through ongoing education programs. Council has adopted a 'Zero Waste Strategy'. A comprehensive list of all environmental initiatives in Snowy Valleys will be contained within Council's State of the Environment Reports.

	Action	Priority
A25	Demonstrate leadership in environmental sustainability by reducing Council's carbon footprint and supporting the use of clean energy to contribute to the aspirational objective of achieving net-zero emissions by 2050 and increase renewable energy generation and energy and water efficiency.	Ongoing
A26	Support waste outcomes that are safe, efficient, cost effective, maximise recycling and that contribute to the built form and liveability of the community and implement Council's 'Zero Waste Strategy'.	Ongoing
A27	Maintain, and review as necessary, existing planning controls and objectives within Snowy Valley's Local Environmental Plan and Development Control Plan relating to energy, water and waste efficiency.	Short Term and Ongoing

## Monitoring and Reporting

- M31 Monitor and report on consumption of energy and water annually.
- M32 Report on the implementation of Council's 'Zero Waste Strategy' every three years.
- M33 Prepare a State of the Environment Report by August 2021.
- M34 Review the Snowy Valleys Development Control Plan 2019 by December 2020 to enhance provisions relating to energy, water and waste if necessary.



# OUR NATURAL ENVIRONMENT: PLANNING PRIORITY 2 (CONTINUED)

M35 Examine the need to amend the Snowy Valleys Local Environmental Plan in respect of provisions relating to energy, water and waste by December 2021.

<b>Relationship to Riverina Murray Regional Plan 2036</b>	
Direction 11	Promote the diversification of energy supplies through renewable energy generation.
Direction 13	Manage and conserve water resources for the environment.
Direction 15	Protect and manage the region's many environmental assets.
Direction 16	Increase resilience to natural hazards and climate change.
Direction 23	Build resilience in towns and villages.
Direction 28	Deliver healthy built environments and improved urban design.

# OUR NATURAL ENVIRONMENT: PLANNING PRIORITY 3

## Adapt to the impacts of hazards and climate change.

### Rationale

Snowy Valley's terrain, bushland and spectacular visual setting, whilst contributing to the special sense of place of the area, results in certain areas of the area being affected by natural hazards including bushfire, flooding, land slip and acid sulphate soils.

The climate of New South Wales is changing. Over the coming years, Snowy Valleys is likely to experience higher temperatures, fewer frosts, altered rainfall patterns, and changes in the frequency and intensity of natural hazards like bushfires, flooding and heatwaves. These hazards and extreme weather events have the potential to impact not only built assets such as roads, stormwater drains and buildings, but also increase demand for services such as water supply and community support. In planning for a sustainable and liveable Snowy Valleys, it is important that Council identifies the potential risks associated with a changing climate. By better understanding these risks, Council can work to establish a framework to manage climate risk and increase resilience.

Loss of vegetation and increase in urban surfaces results in urban areas creating their own microclimates as roads, driveways and buildings absorb, hold and re-radiate heat, raising the air temperature. This is known as the urban heat island effect. Maintaining canopy cover and ensuring good building design is important to help mitigate the heat island effect.

Stated aspirations of the NSW Government are to achieve net-zero emissions by 2050 and ensure that NSW is more resilient to a changing climate.

	Action	Priority
A28	Investigation and review of Snowy River's planning controls in respect of climate change adaptation as necessary.	Short Term
A29	Reporting in the Council's State of the Environment Report.	Short Term and Ongoing
A30	Identify studies and data required to address gaps and/or limitations and improve knowledge and management of flood risk including climate change.	Short term and Ongoing
A31	Undertake priority studies and management plans to address gaps in knowledge or management of flood risk and fulfil flood risk management responsibilities in accordance with the NSW Flood Prone Land Policy.	Short term and ongoing
A32	Undertake a climate risk assessment and identify priority issues for Council and the community.	Medium Term
A33	Investigate a community garden and urban food policy to encourage local food production.	Medium Term

### Monitoring and Reporting

- M36 Investigation and review of Snowy River's planning controls relating to climate change adaptation by December 2021.
- M37 Include information in the State of the Environment Report to be prepared by August 2020 on impacts of hazard and climate change.
- M38 Formulate a climate risk assessment and implementation policy by December 2024.

# OUR NATURAL ENVIRONMENT: PLANNING PRIORITY 3 (CONTINUED)

- M39 Prepare a community garden and urban food policy by June 2023.
- M40 Council apply for funding to complete a flood study and floodplain risk management study and plan (FRMS&P) for Tumut in 2021.
- M41 Council apply for funding to complete a flood study and floodplain risk management study and plan (FRMS&P) for Tumbarumba in 2023.

Relationship to Riverina Murray Regional Plan 2036	
Direction 15	Protect and manage the region’s many environmental assets.
Direction 16	Increase resilience to natural hazards and climate change.
Direction 23	Build resilience in towns and villages.
Direction 28	Deliver healthy built environments and improved urban design.



# OUR INFRASTRUCTURE: PLANNING PRIORITY 1

Improve access to, from and within Snowy Valleys.

## Rationale

Efficient access to freight and visitor destinations is a vital component of a vibrant and growing state economy, and the Snowy Valleys Region is both advantaged and disadvantaged with its undulating topography and scenic vistas. Since amalgamation, Snowy Valleys Council has set about quickly undertaking the vital strategic work to understand the key drivers of economic growth and prosperity through its 'Economic Development Strategy 2018-2022'.

Undertaking upgrades to key freight and haulage routes will provide improved access to Wagga Wagga's new intermodal freight terminal for our vital softwoods industry, particularly upgrading to contemporary standards required higher productivity freight vehicles. The road from Tumbarumba to Wagga is assessed as being poor for a major freight route. Important softwood freight routes such as Bombowlee Creek Road, Broadleaf Park Road and Wodalga Road should be upgraded to improve efficiency, reduce the impacts of heavy vehicles and improve travel times and access to market. Upgrades also support better flow to key tourism destinations, particularly the Snowy Valleys' Way touring route and integrations with the Snowy Mountains and the Kosciuszko Ranges.

In a planning context future proofing local industry, forestry, horticulture and agriculture that rely on efficient haulage routes is paramount to their ongoing sustainability locally and broader economic prosperity for interlinked regional communities.

Having a safe, good quality road network is a high priority for Snowy Valley's communities. Council is tasked with prioritising road maintenance, renewal and upgrades across a wide geographical area, and this can be a challenge. Our communities aspire to have improved roads in the future.

	Action	Priority
A34	Continue to advocate to the NSW and Federal Governments for upgrades to key freight and haulage routes as specified in 'Snowy Valleys Council Advocacy Plan 2018-19', the 'Snowy Valleys Destination Management Plan' and the 'Snowy Valleys Regional Economic Development Strategy'.	Short Term and Ongoing
A35	Review the upgrades to key freight and haulage routes component included in the 'Snowy Valleys Council Advocacy Plan 2018-19' to align with regional, State and Federal priorities and timetables.	Short Term

## Monitoring and Reporting

M42 Review and report on the upgrades to key freight and haulage routes component included in the 'Snowy Valleys Council Advocacy Plan 2018-19' by December 2020 and every three years after.

Relationship to Riverina Murray Regional Plan 2036	
Direction 18	Enhance road and rail freight links.
Direction 20	Identify and protect future transport corridors

# OUR INFRASTRUCTURE: PLANNING PRIORITY 2

Provide infrastructure which encourages the use of sustainable transport such as cycle ways and rail trails.

## Rationale

Snowy Valleys Council aims to reduce reliance on private vehicles through the expansion of pedestrian and bicycle facilities.

Integrated transport involves the linkage of all available forms of transport to connect residents within the Snowy Valleys area. Pragmatically the focus is on private modes of transport including vehicles, bikes and walking options as public transport is virtually non-existent. Identifying and improving pedestrian and cycle links between residential areas, employment precincts, education institutions and important passive and active recreation facilities is critical to enhancing healthy lifestyles and improving the sustainability of our urban areas.

Rail trail investment has the potential to position the Snowy Valleys as the rail trail region of NSW. The Tumbarumba to Rosewood Rail Trail is a pilot rail trail in NSW whereby a disused public railway is being converted to a rail trail for recreational use. The rail trail passes through dense pine forest, native bushland, rich agricultural land and cool climate vineyards, with view across the foothills of the Snowy Mountains to Mt Kosciuszko. The rail trail is 21 kilometres in length and will capitalise on the Snowy Valleys' cycle tourism potential to become the premiere cycle tourism destination in NSW.

	Action	Priority
A36	Prepare a Snowy Valleys Council Bike and Pedestrian Access Plan to ensure and improve connectivity between residential areas, employment precincts, education institutions and important passive and active recreation facilities within the existing towns and villages.	Medium Term

## Monitoring and Reporting

M43 Formulate a Snowy Valleys Council Bike and Pedestrian Access Plan by December 2023.

Relationship to Riverina Murray Regional Plan 2036	
Direction 7	Promote tourism opportunities.
Direction 14	Manage land uses along key river corridors.
Direction 23	Build resilience in towns and villages.
Direction 28	Deliver healthy built environments and improved urban design.

# OUR INFRASTRUCTURE: PLANNING PRIORITY 3

**Collaborate with Government agencies and other stakeholders to stimulate positive outcomes.**

## Rationale

Council recognises that greater coordination in the planning and delivery of infrastructure is required, in collaboration with all levels of government, industry and the community, to ensure that development is managed appropriately and Snowy Valley's unique characteristics are protected.

Collaborating to cultivate partnerships is key to successful implementation of the Local Strategic Planning Statement. Implementation by Snowy Valleys Council will occur in partnership with the NSW Government, the Australian Government, regional bodies, business and industry and other supporting partners. Funding and resource restrictions and budget limitations pragmatically result in the need for additional capital and expertise from other levels of Government. Internal and external stakeholders will be continually engaged to ensure efficacy and legitimacy of the Local Strategic Planning Statement facilitating a commitment to its implementation.

The Brungle-Tumut Land Aboriginal Council headquarters is located in Tumut. Snowy Valleys Council has signed a Memorandum of Understanding that recognises the important relationship between the Wiradjuri, Wolgalu and Ngarigo people and Council.

	Action	Priority
A37	Continue to advocate to the NSW and Federal Governments for strategic infrastructure projects as specified in 'Snowy Valleys Council Advocacy Plan 2018-19', the 'Snowy Valleys Destination Management Plan' and the 'Snowy Valleys Regional Economic Development Strategy'.	Short Term and Ongoing
A38	Review and update the infrastructure projects included in the 'Snowy Valleys Council Advocacy Plan 2018-19' taking into account primacies, successes and evolving priorities.	Medium Term
A39	Council will work with the Brungle-Tumut Land Aboriginal Council to collaborate and provide support should they choose to prepare a Development Delivery Plan in accordance with State Environmental Planning Policy (Aboriginal Land) 2019.	Medium Term
A40	Work with the NSW and Federal Governments to take advantage of the opportunities provided by Snowy 2.0	Ongoing

## Monitoring and Reporting

- M44 Report on the advocacy to other levels of government undertaken in respect of strategic infrastructure projects specified in 'Snowy Valleys Council Advocacy Plan 2018-19' bi-annually commencing in 2020.
- M45 Level of assistance provided to the Brungle-Tumut Land Aboriginal Council in respect of the preparation of a Development Delivery Plan by 2024.

# OUR INFRASTRUCTURE: PLANNING PRIORITY 3 (CONTINUED)

Relationship to Riverina Murray Regional Plan 2036	
Direction 2	Promote and grow the agribusiness sector.
Direction 7	Promote tourism opportunities.
Direction 8	Enhance the economic self-determination of Aboriginal communities.
Direction 11	Promote the diversification of energy supplies through renewable energy generation.
Direction 18	Enhance road and rail freight links.
Direction 28	Deliver healthy built environments and improved urban design.



# THEMES IMPLEMENTATION ACTIONS SUMMARY

Theme 1: Our towns and villages

Theme 2: Growth through innovation

Theme 3: Our natural environment

Theme 4: Our infrastructure

## Planning Priority 1

Provide a range of accessible facilities and services to meet community needs within our towns and villages, and foster a culturally rich, creative, safe and socially connected Snowy Valleys community.

Encourage sustainable tourism initiatives which create employment and boost the local economy.

Protect, conserve and enhance Snowy Valley's landform, waterways and bushland that have high environmental value.

Improve access to, from and within Snowy Valleys.

## Actions

<p>A1 Develop an accessibility/mobility map of all the accessible public facilities in each commercial centre of Adelong, Batlow, Tumbarumba and Tumut.</p>	<p>A14 Concentrate on the consideration of the Strategic Directions outlined in the 'Snowy Valleys Destination Management Plan' and the 'Snowy Valleys Regional Economic Development Strategy'.</p>	<p>A21 Advocate for the retention of established trees where practical in new residential and rural residential subdivisions.</p>	<p>A34 Continue to advocate to the NSW and Federal Governments for upgrades to key freight and haulage routes as specified in 'Snowy Valleys Council Advocacy Plan 2018-19,' the 'Snowy Valleys Destination Management Plan' and the 'Snowy Valleys Regional Economic Development Strategy'.</p>
<p>short term and ongoing</p>	<p>short to medium term and ongoing</p>	<p>ongoing</p>	<p>short term and ongoing</p>
<p>A2 Investigate ways in which Aboriginal communities and their relationship to land use planning can be better recognised and incorporated into Snowy Valley's Local Environmental Plan.</p>	<p>A15 Consider the range of tourism related business activities that occur or are prioritised to be established within Snowy Valleys to ensure that planning controls are responsive to innovation and change.</p>	<p>A22 Finalise a Tree Management Policy for the management of trees on Council managed public space, property and reserves and formulate a Street Tree Masterplan to inform an LGA-wide tree planting program in the urban areas.</p>	<p>A35 Review the upgrades to key freight and haulage routes component included in the 'Snowy Valleys Council Advocacy Plan 2018-19' to align with regional, State and Federal priorities and timetables.</p>
<p>short term and ongoing</p>	<p>ongoing</p>	<p>short to medium term</p>	<p>short term</p>
<p>A3 Ensure that Masterplans developed for the commercial centres of Adelong, Batlow, Tumbarumba and Tumut address and accommodate accessibility/mobility in the public realm.</p>	<p>A16 In partnership with local Aboriginal organisations facilitate appropriate tourism uses on Aboriginal lands to increase economic participation on country by reviewing permissible land uses in the Snowy Valleys Local Environmental Plan</p>	<p>A23 Council will undertake a review of the DCP to incorporate best-practice Water Sensitive Urban Design principles.</p>	
<p>ongoing</p>	<p>short term and ongoing</p>	<p>short term</p>	
		<p>A24 Implement the recommendations and actions within the Snowy Valleys Rural Lands Strategy.</p>	
		<p>short term and ongoing</p>	

# THEMES IMPLEMENTATION ACTIONS SUMMARY

Theme 1: Our towns and villages

Theme 2: Growth through innovation

Theme 3: Our natural environment

Theme 4: Our infrastructure

## Planning Priority 2

Advocate for and support the provision of diverse housing choices and opportunities to meet changing demographics and population needs, with housing growth in the right locations.	Provide for opportunities for local employment..	Manage energy, water and waste efficiently to ensure a sustainable urban environment.	Provide infrastructure which encourages the use of sustainable transport such as cycle ways and rail trails.
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## Actions

A4 Undertake review of housing choice demand and availability to ensure housing is delivered to meet community aspirations now and into the future.	A17 Implement the upgrading of Brindabella Road that would reduce travel times to and from Canberra by an estimated 50 minutes (as compared to approximately 2.5 hours) to support the safe and efficient movement of residents, workers and visitors to the Snowy Valleys.	A25 Demonstrate leadership in environmental sustainability by reducing Council's carbon footprint and supporting the use of clean energy to contribute to the aspirational objective of achieving net-zero emissions by 2050 and increase renewable energy generation and energy and water efficiency.	A36 Prepare a Snowy Valleys Council Bike and Pedestrian Access Plan to ensure and improve connectivity between residential areas, employment precincts, education institutions and important passive and active recreation facilities within the existing towns and villages.
short term	medium term and ongoing	ongoing	medium term
A5 Encourage seniors housing and medium density development in the form of townhouses, villas and dual occupancies adjacent to the commercial areas of Tumut and Tumbarumba and services and facilities such as educational, community and health facilities.	A18 Undertake an industrial land demand and supply study to confirm existing capacity to accommodate growth and identify potential gaps in supply. As part of the study, collaborate with the Department of State Development to determine the need for a large-scale industrial estate in the Tumut area incorporating a transport and logistics hub.	A26 Support waste outcomes that are safe, efficient, cost effective, maximise recycling and that contribute to the built form and liveability of the community and implement Council's 'Zero Waste Strategy'.	
short term and ongoing	short term	ongoing	
A6 Maintain a database of additional housing approved and completed and consider the contribution of medium density development, secondary dwellings (granny flats) and seniors' housing to housing supply.		A27 Maintain, and review as necessary, existing planning controls and objectives within Snowy Valley's Local Environmental Plan and Development Control Plan relating to energy, water and waste efficiency.	
ongoing		short term and ongoing	

# THEMES IMPLEMENTATION ACTIONS SUMMARY

Theme 1: Our towns and villages	Theme 2: Growth through innovation	Theme 3: Our natural environment	Theme 4: Our infrastructure
<p>A7 Review planning controls for on-site parking for medium density housing considering the demand for adaptable housing given the ageing population and the implications of the numbers of couples only, single parent and lone person households.</p>	<p>A19 Development of an options paper/business case to investigate delivery models for future ready, regional wireless connectivity in the Snowy Valleys</p>		
<p>short term and ongoing</p>	<p>medium term</p>		
	<p>A20 Monitor the location of employment activities in existing Business and Village zones in the Snowy Valleys Local Environmental Plan and use this as an input into subsequent reviews of the Local Environmental Plan to ensure there is sufficient zoned and serviced land to cater for employment demand.</p>		
	<p>short term and ongoing</p>		

# THEMES IMPLEMENTATION ACTIONS SUMMARY

Theme 1: Our towns and villages

Theme 2: Growth through innovation

Theme 3: Our natural environment

Theme 4: Our infrastructure

## Planning Priority 3

Enhance residential and commercial precincts to create and maintain visually attractive, connected places, whilst reinforcing the towns and villages atmospheres by also ensuring that building design and construction is of high quality that preserves and enriches resident amenity.

## Actions

**A8**  
Merge the existing written instruments of the Tumbarumba Local Environmental Plan 2010 and Tumut Local Environmental Plan 2012 to create the Snowy Valleys Local Environmental Plan.

short term

**A9**  
Undertake a Rural Lands Strategy Study with a view to reviewing zoning and minimum lot sizes in the rural areas, preserving agricultural lands and to determine areas suitable for future growth and rural residential development of Snowy Valleys to inform Stage 2 of the merging of the existing local environmental plans.

short term

Adapt to the impacts of hazards and climate change.

**A28**  
Investigation and review of Snowy River's planning controls in respect of climate change adaptation as necessary.

short term

**A29**  
Reporting in the Council's State of the Environment Report.

short term and ongoing

Collaborate with Government agencies and other stakeholders to stimulate positive outcomes.

**A37**  
Continue to advocate to the NSW and Federal Governments for strategic infrastructure projects as specified in 'Snowy Valleys Council Advocacy Plan 2018-19', the 'Snowy Valleys Destination Management Plan' and the 'Snowy Valleys Regional Economic Development Strategy'.

short term and ongoing

**A38**  
Review and update the infrastructure projects included in the 'Snowy Valleys Council Advocacy Plan 2018-19' taking into account primacy, successes and evolving priorities.

medium term



# THEMES IMPLEMENTATION ACTIONS SUMMARY

Theme 1: Our towns and villages	Theme 2: Growth through innovation	Theme 3: Our natural environment	Theme 4: Our infrastructure
<p>A10 Maintain heritage listings in Snowy Valleys' Local Environmental Plan to facilitate the conservation of our heritage.</p>		<p>A30 Identify studies and data required to address gaps and/or limitations and improve knowledge and management of flood risk including climate change.</p>	<p>A39 Council will work with the Brungle-Tumut Land Aboriginal Council to collaborate and provide support should they choose to prepare a Development Delivery Plan in accordance with State Environmental Planning Policy (Aboriginal Land) 2019.</p>
ongoing		short term and ongoing	medium term
<p>A11 Consider planning controls contained within Snowy Valley's Local Environmental Plan and Development Control Plan to ensure high quality construction and design considering the NSW Government Architect design guideline publication 'Urban Design for Regional NSW'.</p>		<p>A31 Undertake priority studies and management plans to address gaps in knowledge or management of flood risk and fulfil flood risk management responsibilities in accordance with the NSW Flood Prone Land Policy.</p>	<p>A40 Work with the NSW and Federal Governments to take advantage of the opportunities provided by Snowy 2.0</p>
short term		short term and ongoing	ongoing
<p>A12 Council will deliver Masterplans focussing upon improved accessibility and amenity for Tumut, Tumbarumba, Batlow and Adelong local commercial centres with a view to increasing activity within, and the viability of, the downtown areas.</p>		<p>A32 Undertake a climate risk assessment and identify priority issues for Council and the community.</p>	
short and medium term and ongoing		medium term	
<p>A13 Actively promote Council's formal Pre-Application services and commence the Snowy Valleys Design Awards to be held every three years to encourage and foster good design.</p>		<p>A33 Investigate a community garden and urban food policy to encourage local food production.</p>	
ongoing		medium term	

# ANNUAL MONITORING AND REPORTING TIMETABLES

Themes and Planning Priority	2020
<b>Towns and Villages: Planning Priority 2</b>	<p>M4 Complete a review of housing choice demand and availability by December 2020, with ongoing review every ten years.</p> <p>M5 Monitor dwelling approvals and completions on an ongoing basis.</p> <p>M6 Review the Snowy Valleys Development Control Plan 2019 by December 2020 with a view to introduce more detailed place-based development guidelines taking into account the NSW Government's 'Local Character and Place Guideline' and consider the car parking requirements for medium density development, with ongoing general re-evaluation of the Development Control Plan every three years.</p>
<b>Towns and Villages: Planning Priority 3</b>	<p>M10 Review the Snowy Valleys Development Control Plan 2019 by December 2020 with a view to introduce more detailed place-based development guidelines cogitating the NSW Government's 'Local Character and Place Guideline' and incorporate design considerations regarding the provision of well-designed shade.</p> <p>M12 Report annually on projects funded and completed under the Heritage Assistance Fund.</p> <p>M13 Complete construction in accordance with a Masterplan focussing upon improved accessibility and amenity in 2020 for Tumut.</p>
<b>Growth: Planning Priority 1</b>	<p>M14 Facilitate rail trail investigation and investment including:            Seek funding assistance to prepare concept designs and initial cost estimates for the: Tumut to Batlow Rail Trail; Tumbarumba to Batlow Rail Trail Link; Rosewood to Ladysmith Rail Trail with the initial stage focusing on examination of the link from Rosedale to Tarcutta; and Rail Trail Enhancements (Ongoing).</p>
<b>Natural Environment: Planning Priority 1</b>	<p>M27 Applications for residential and rural residential subdivisions will be required to indicate the location of existing trees to be retained and those to be removed.</p> <p>M28 A Tree Management Policy is to be adopted by December 2020.</p> <p>M30 Review the Snowy Valleys Development Control Plan 2019 by December 2020 to incorporate best-practice Water Sensitive Urban Design principles.</p>
<b>Natural Environment: Planning Priority 2</b>	<p>M31 Monitor and report on consumption of energy and water annually.</p> <p>M34 Review the Snowy Valleys Development Control Plan 2019 by December 2020 to enhance provisions relating to energy, water and waste if necessary.</p>
<b>Infrastructure: Planning Priority 1</b>	<p>M42 Review and report on the upgrades to key freight and haulage routes component included in the 'Snowy Valleys Council Advocacy Plan 2018-19' by December 2020 and every three years after.</p>
<b>Infrastructure: Planning Priority 3</b>	<p>M44 Report on the advocacy to other levels of government undertaken in respect of strategic infrastructure projects specified in 'Snowy Valleys Council Advocacy Plan 2018-19' bi-annually commencing in 2020.</p>

Themes and Planning Priority	2021
<b>Towns and Villages: Planning Priority 1</b>	M3 Examine Local Aboriginal Land Council land holdings' land use zonings to appropriately reflect their current use and potential development opportunities by June 2021.
<b>Towns and Villages: Planning Priority 2</b>	M5 Monitor dwelling approvals and completions on an ongoing basis.
<b>Towns and Villages: Planning Priority 3</b>	M7 Complete the first stage of merging the Tumbarumba Local Environmental Plan 2010 and Tumut Local Environmental Plan 2012 to create the Snowy Valleys Local Environmental Plan by July 2021. M12 Report annually on projects funded and completed under the Heritage Assistance Fund. M8 Finalise a Rural Lands Strategy Study by June 2021. M13 Over a five-year period (2021-2025) produce Masterplans and commence construction in accordance with the Masterplans for Tumbarumba, Batlow and Adelong.
<b>Growth: Planning Priority 1</b>	M14 Facilitate rail trail investigation and investment including: Seek funding assistance to prepare concept designs and initial cost estimates for the: Tumut to Batlow Rail Trail; Tumbarumba to Batlow Rail Trail Link; Rosewood to Ladysmith Rail Trail with the initial stage focusing on examination of the link from Rosedale to Tarcutta; and Rail Trail Enhancements (Ongoing). M16 Investigate the need to amend the Snowy Valleys Local Environmental Plan that focuses on the review of zonings and permitted uses to ensure that planning controls are responsive to innovation and change in respect of tourism related undertakings by June 2021. M17 Examine the need to amend the Snowy Valleys Local Environmental Plan to permit the temporary uses of Council owned land for community/ public events and festivals by December 2021.
<b>Natural Environment: Planning Priority 1</b>	M27 Applications for residential and rural residential subdivisions will be required to indicate the location of existing trees to be retained and those to be removed. M29 Formulation of a Street Tree Masterplan will be finalised by December 2021.
<b>Natural Environment: Planning Priority 2</b>	M31 Monitor and report on consumption of energy and water annually. M33 Prepare a State of the Environment Report by August 2021. M35 Examine the need to amend the Snowy Valleys Local Environmental Plan in respect of provisions relating to energy, water and waste by December 2021.
<b>Natural Environment: Planning Priority 3</b>	M36 Investigation and review of Snowy River's planning controls relating to climate change adaptation by December 2021. M37 Include information in the State of the Environment Report to be prepared by August 2021 on impacts of hazard and climate change. M40 Council apply for funding to complete a flood study and floodplain risk management study and plan (FRMS&P) for Tumut in 2021.

Themes and Planning Priority	2022
<b>Towns and Villages: Planning Priority 2</b>	M5 Monitor dwelling approvals and completions on an ongoing basis.
<b>Towns and Villages: Planning Priority 3</b>	M12 Report annually on projects funded and completed under the Heritage Assistance Fund. M11 Review heritage listings in Snowy Valleys' Local Environmental Plan at least every three years commencing in 2022. M9 Complete Stage 2 of merging the Tumbarumba Local Environmental Plan 2010 and Tumut Local Environmental Plan 2012 to amend the Snowy Valleys Local Environmental Plan that focuses on the review of zonings and lot sizes in the rural areas whilst also protecting productive agricultural lands from uses that may lead to land use conflict or fragmentation of productive properties by June 2022. M13 Over a five-year period (2021-2025) produce Masterplans and commence construction in accordance with the Masterplans for Tumbarumba, Batlow and Adelong.
<b>Growth: Planning Priority 1</b>	M14 Facilitate rail trail investigation and investment including: Seek funding assistance to prepare concept designs and initial cost estimates for the: Tumut to Batlow Rail Trail; Tumbarumba to Batlow Rail Trail Link; Rosewood to Ladysmith Rail Trail with the initial stage focusing on examination of the link from Rosedale to Tarcutta; and Rail Trail Enhancements (Ongoing). M18 Investigate needs and opportunities for short-term accommodation product development to serve the Snowy Valleys' visitor market by 2022.
<b>Natural Environment: Planning Priority 1</b>	M27 Applications for residential and rural residential subdivisions will be required to indicate the location of existing trees to be retained and those to be removed.
<b>Natural Environment: Planning Priority 2</b>	M31 Monitor and report on consumption of energy and water annually. M32 Report on the implementation of Council's 'Zero Waste Strategy' every three years commencing 2022.
<b>Infrastructure: Planning Priority 3</b>	M44 Report on the advocacy to other levels of government undertaken in respect of strategic infrastructure projects specified in Snowy Valleys Advocacy Plans, commencing 2020.



Themes and Planning Priority	2023
<b>Towns and Villages: Planning Priority 2</b>	<p>M5 Monitor dwelling approvals and completions on an ongoing basis.</p> <p>M6 Ongoing general re-evaluation of the Development Control Plan every three years.</p>
<b>Towns and Villages: Planning Priority 3</b>	<p>M12 Report annually on projects funded and completed under the Heritage Assistance Fund.</p> <p>M13 Over a five-year period (2021-2025) produce Masterplans and commence construction in accordance with the Masterplans for Tumbarumba, Batlow and Adelong.</p>
<b>Growth: Planning Priority 1</b>	<p>M14 Facilitate rail trail investigation and investment including:  Seek funding assistance to prepare concept designs and initial cost estimates for the: Tumut to Batlow Rail Trail; Tumbarumba to Batlow Rail Trail Link; Rosewood to Ladysmith Rail Trail with the initial stage focusing on examination of the link from Rosedale to Tarcutta; and Rail Trail Enhancements (Ongoing).</p> <p>M15 Commission an Indigenous tourism feasibility study by 2023.</p>
<b>Growth: Planning Priority 2</b>	<p>M21 Industrial land demand and supply study finalised by 2023.</p>
<b>Natural Environment: Planning Priority 1</b>	<p>M27 Applications for residential and rural residential subdivisions will be required to indicate the location of existing trees to be retained and those to be removed.</p>
<b>Natural Environment: Planning Priority 2</b>	<p>M31 Monitor and report on consumption of energy and water annually.</p>
<b>Natural Environment: Planning Priority 3</b>	<p>M39 Prepare a community garden and urban food policy by June 2023.</p> <p>M41 Council apply for funding to complete a flood study and floodplain risk management study and plan (FRMS&amp;P) for Tumbarumba in 2021.</p>
<b>Infrastructure: Planning Priority 1</b>	<p>M42 Review and report on the upgrades to key freight and haulage routes component included in the Snowy Valleys Council Advocacy Plan by December 2020 and every three years after.</p>
<b>Infrastructure: Planning Priority 2</b>	<p>M43 Formulate a Snowy Valleys Council Bike and Pedestrian Access Plan by December 2023.</p>

Themes and Planning Priority	2024
<b>Towns and Villages: Planning Priority 1</b>	M1 Prepare accessibility/mobility maps for each commercial centre of Adelong, Batlow, Tumbarumba and Tumut by 2024.
<b>Towns and Villages: Planning Priority 2</b>	M5 Monitor dwelling approvals and completions on an ongoing basis.
<b>Towns and Villages: Planning Priority 3</b>	M12 Report annually on projects funded and completed under the Heritage Assistance Fund. M13 Over a five-year period (2021-2025) produce Masterplans and commence construction in accordance with the Masterplans for Tumbarumba, Batlow and Adelong.
<b>Growth: Planning Priority 1</b>	M14 Facilitate rail trail investigation and investment including: Seek funding assistance to prepare concept designs and initial cost estimates for the: Tumut to Batlow Rail Trail; Tumbarumba to Batlow Rail Trail Link; Rosewood to Ladysmith Rail Trail with the initial stage focusing on examination of the link from Rosedale to Tarcutta; and Rail Trail Enhancements (Ongoing).
<b>Growth: Planning Priority 2</b>	M19 Depending on the results of the feasibility investigation, Stage 1 of the upgrading of Brindabella Road to be concluded by 2024 (subject to funding). M25 Feasibility and design of a proposed Education and Business Centre of Excellence is accomplished by 2022. Construction commences in 2024 (subject to funding).
<b>Natural Environment: Planning Priority 1</b>	M27 Applications for residential and rural residential subdivisions will be required to indicate the location of existing trees to be retained and those to be removed.
<b>Natural Environment: Planning Priority 2</b>	M31 Monitor and report on consumption of energy and water annually.
<b>Natural Environment: Planning Priority 3</b>	M38 Formulate a climate risk assessment and implementation policy by December 2024.
<b>Infrastructure: Planning Priority 3</b>	M44 Report on the advocacy to other levels of government undertaken in respect of strategic infrastructure projects specified in Snowy Valleys Advocacy Plans, commencing 2020. M45 Level of assistance provided to the Brungle-Tumut Land Aboriginal Council in respect of the preparation of a Development Delivery Plan by 2024.

Themes and Planning Priority	2025+
<b>Towns and Villages: Planning Priority 1</b>	M2 Complete works based upon Masterplans developed for the commercial centres of Adelong, Batlow, Tumbarumba and Tumut by 2025 that enhance accessibility in the public areas of each commercial heart.
<b>Towns and Villages: Planning Priority 2</b>	M5 Monitor dwelling approvals and completions on an ongoing basis. M6 Ongoing general re-evaluation of the Development Control Plan every three years.
<b>Towns and Villages: Planning Priority 3</b>	M12 Report annually on projects funded and completed under the Heritage Assistance Fund. M13 Over a five-year period (2021-2025) produce Masterplans and commence construction in accordance with the Masterplans for Tumbarumba, Batlow and Adelong.
<b>Growth: Planning Priority 1</b>	M14 Facilitate rail trail investigation and investment including: Seek funding assistance to prepare concept designs and initial cost estimates for the: Tumut to Batlow Rail Trail; Tumbarumba to Batlow Rail Trail Link; Rosewood to Ladysmith Rail Trail with the initial stage focusing on examination of the link from Rosedale to Tarcutta; and Rail Trail Enhancements (Ongoing).
<b>Growth: Planning Priority 2</b>	M20 Depending on the results of the feasibility investigation Stage 2 of the upgrading of Brindabella Road to be completed by 2030 (subject to funding). M22 Development of an options paper/business case to investigate delivery models for future ready, regional wireless connectivity is achieved by 2027. M26 A scoping and concept design study for a Softwood 'Centre of Excellence' is finalised in 2025 (subject to funding).
<b>Natural Environment: Planning Priority 1</b>	M27 Applications for residential and rural residential subdivisions will be required to indicate the location of existing trees to be retained and those to be removed.
<b>Natural Environment: Planning Priority 2</b>	M31 Monitor and report on consumption of energy and water annually. M32 Report on the implementation of Council's 'Zero Waste Strategy' every three years commencing 2022.
<b>Infrastructure: Planning Priority 1</b>	M42 Review and report on the upgrades to key freight and haulage routes component included in the 'Snowy Valleys Council Advocacy Plan 2018-19' by December 2020 and every three years after.
<b>Infrastructure: Planning Priority 3</b>	M44 Report on the advocacy to other levels of government undertaken in respect of strategic infrastructure projects specified in Snowy Valleys Advocacy Plans, commencing 2020.

# REFERENCES

## List of studies, plans and documents

### Snowy Valleys Council

Snowy Valleys Council Advocacy Plan 2018-2019

Snowy Valleys Council 2018-2028 Asset Management Plan

Snowy Valleys Council Community Strategic Plan 2028

Snowy Valleys Council 2018-2021 Delivery Program

Snowy Valleys Council Destination Management Plan 2018

Snowy Valleys Council Disability Inclusion Action Plan 2017

Snowy Valleys Council Draft Tree Management Policy 2019

Snowy Valleys Council 2018-2028 Long term Financial Plan 2018

Snowy Valleys Council 2019-2020 Operational Plan

Snowy Valleys Council Region Economic Development Strategy 2018-2022

Snowy Valleys Council and NSW Government 2018-2022 Snowy Valleys Regional Economic Development Strategy

Snowy Valleys Council Snowy Valleys Visitor Services Strategy 2018

Snowy Valleys Council Zero Waste Strategy 2019-2030

Tumut Main Street Redevelopment Project Wynyard Street-Capper to Fitzroy Streets Streetscape Plans Revision B October 2019

Tumut Shire Council Growth Strategy 2013-2033

Tumut Shire Council Growth Strategy Planning Report  
Tumut Investigation Areas 2013

### Other Councils

Camden Council Draft Local Strategic Planning Statement 2019

Campbelltown City Council Campbelltown 2040 Draft Local Strategic Planning Statement

Greater Hume Council Greater Hume Local Strategic Planning Statement

Mosman Council Draft Mosman Strategic Planning Statement 2019

Wagga Wagga City Council Spatial Plan 2013/2043

### NSW Department of Planning and Environment

Department of Planning, Industry and Environment  
Planning our way into the future: Presentation to Snowy Valleys Council November 2019

Example Local Strategic Planning Statement February 2019

FAQs – Local Strategic Planning Statements 2018

Local Strategic Planning Statements Guideline for Councils 2018

NSW Planning & Environment A snapshot of the Snowy Valleys local government area

NSW Planning & Environment 2016 New South Wales State and Local Government Area Population Projections

NSW Planning & Environment 2016 New South Wales State and Local Government Area Population and Household Projections, and Implied Dwelling Requirements

NSW Planning & Environment 2017 Riverina Murray Regional Plan 2036

The Role of Local Strategic Planning Statements Fact Sheet 2019

### NSW Legislation

Environmental Planning and Assessment Act 1979

Environmental Planning and Assessment (Savings, Transitional and Other Provisions) Regulation 2017

### NSW Government – Other

Destination Riverina Murray NSW The Snowy Valleys Accommodation Investment Prospectus 2019

NSW Government Architect Design Guide Draft Urban Design for Regional NSW 2018

NSW Office of Environment and Heritage NSW Climate Change Policy Framework 2016

NSW Government A 20-Year Economic Vision for Regional NSW 2018

### Other

Upper Murray 2030 Masterplan 2016

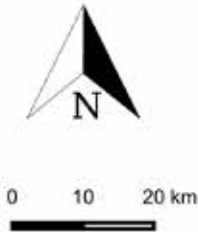
Victoria Environment, Land, Water and Planning  
Macedon Ranges Statement of Planning Policy 2018

Victoria State Government Mornington Peninsula  
Localised Planning Statement 2014

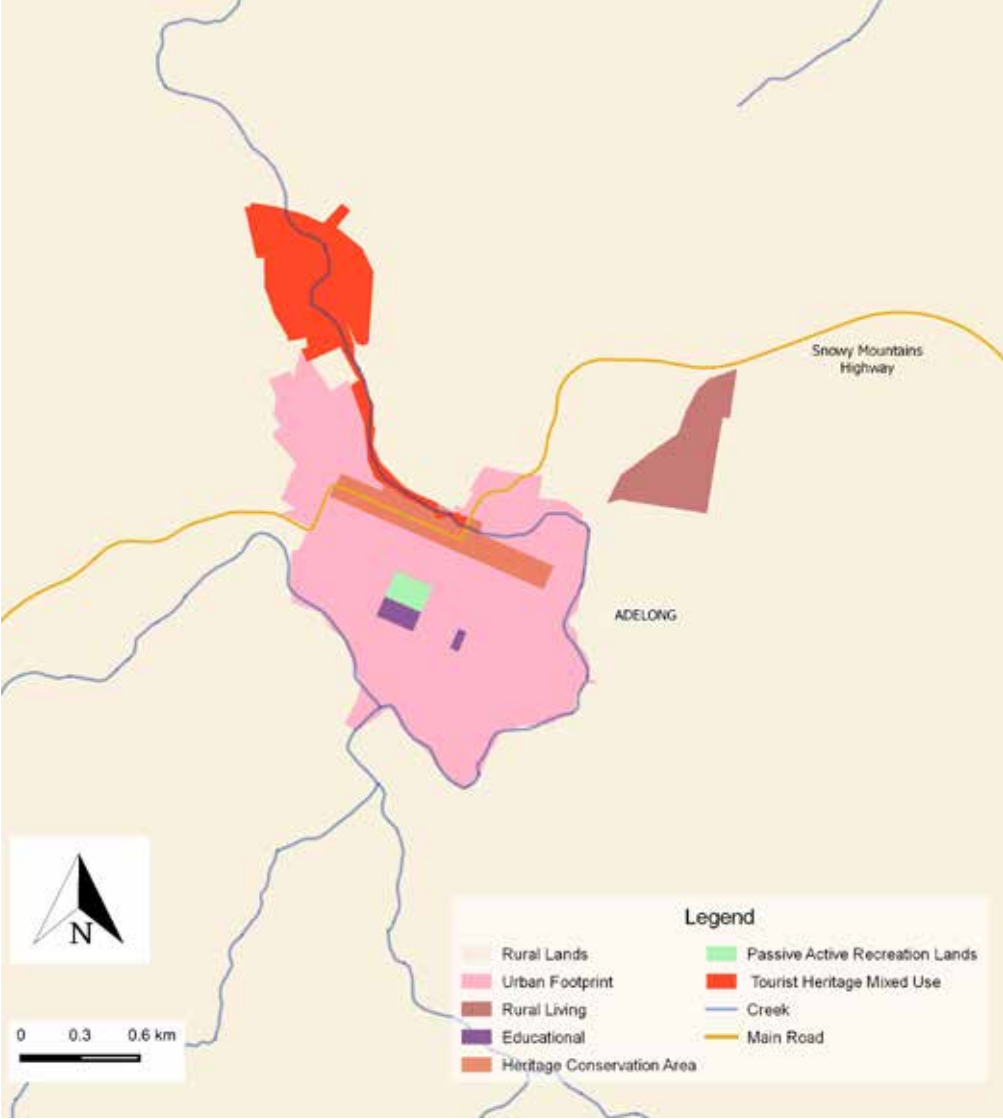
Yarra Ranges Council Yarra Ranges Localised Planning Statement 2017



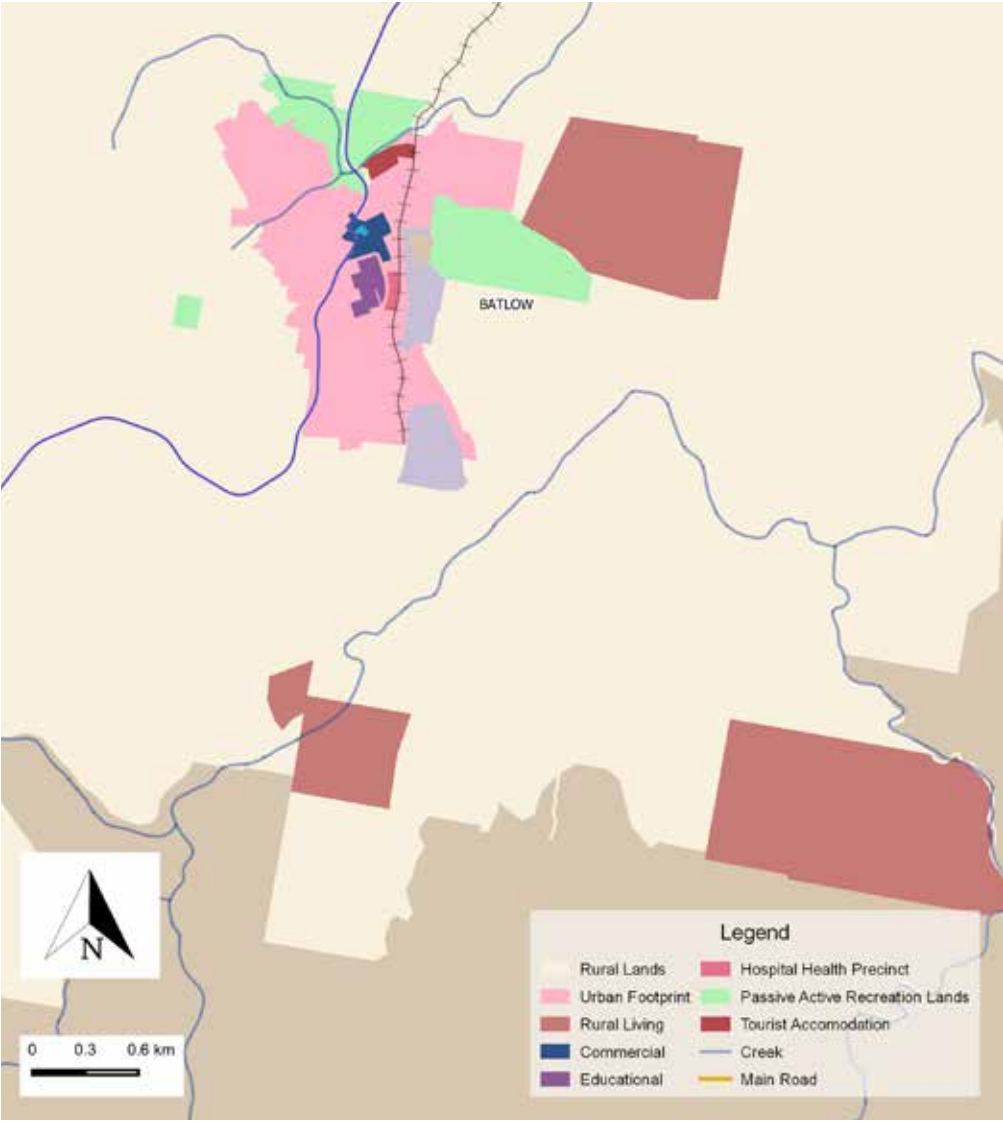
# MAPPING



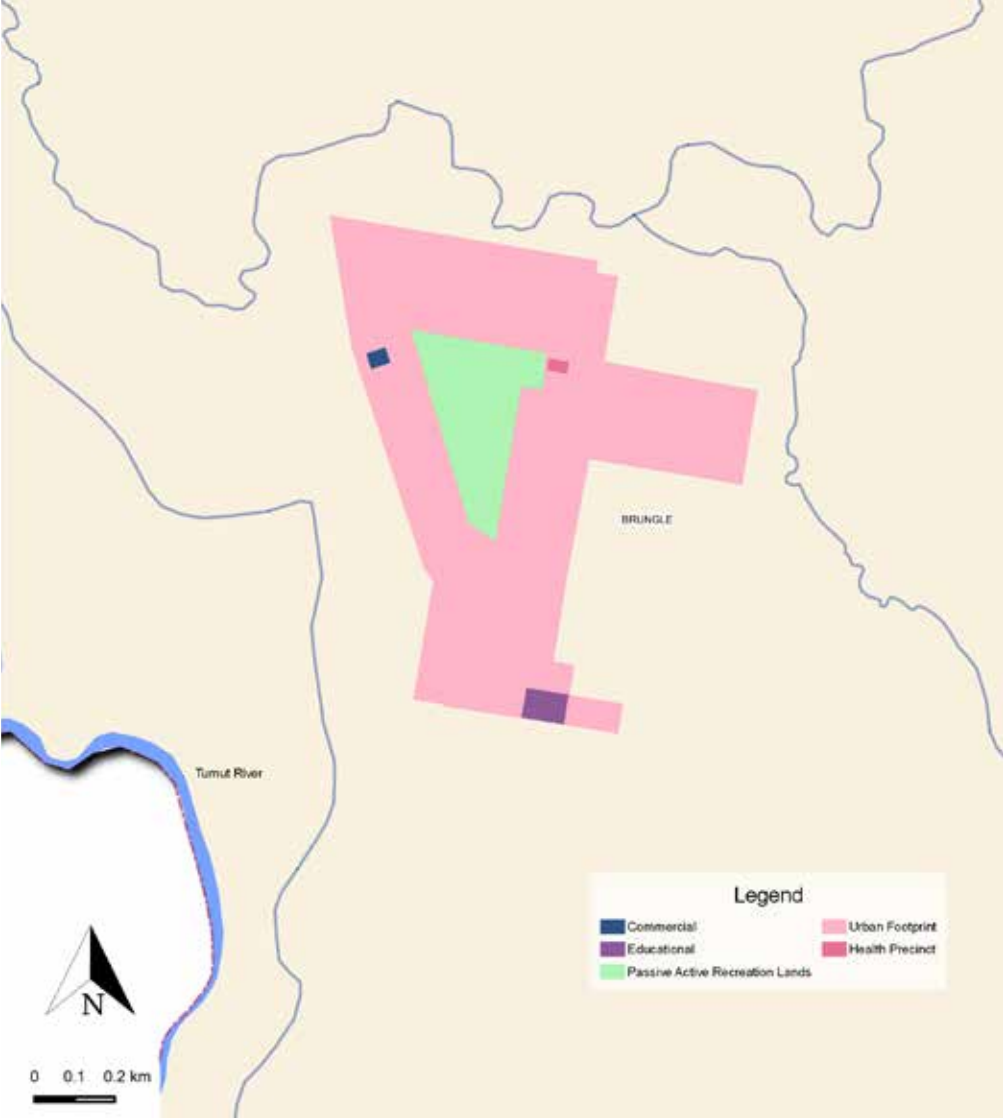
# ADELONG



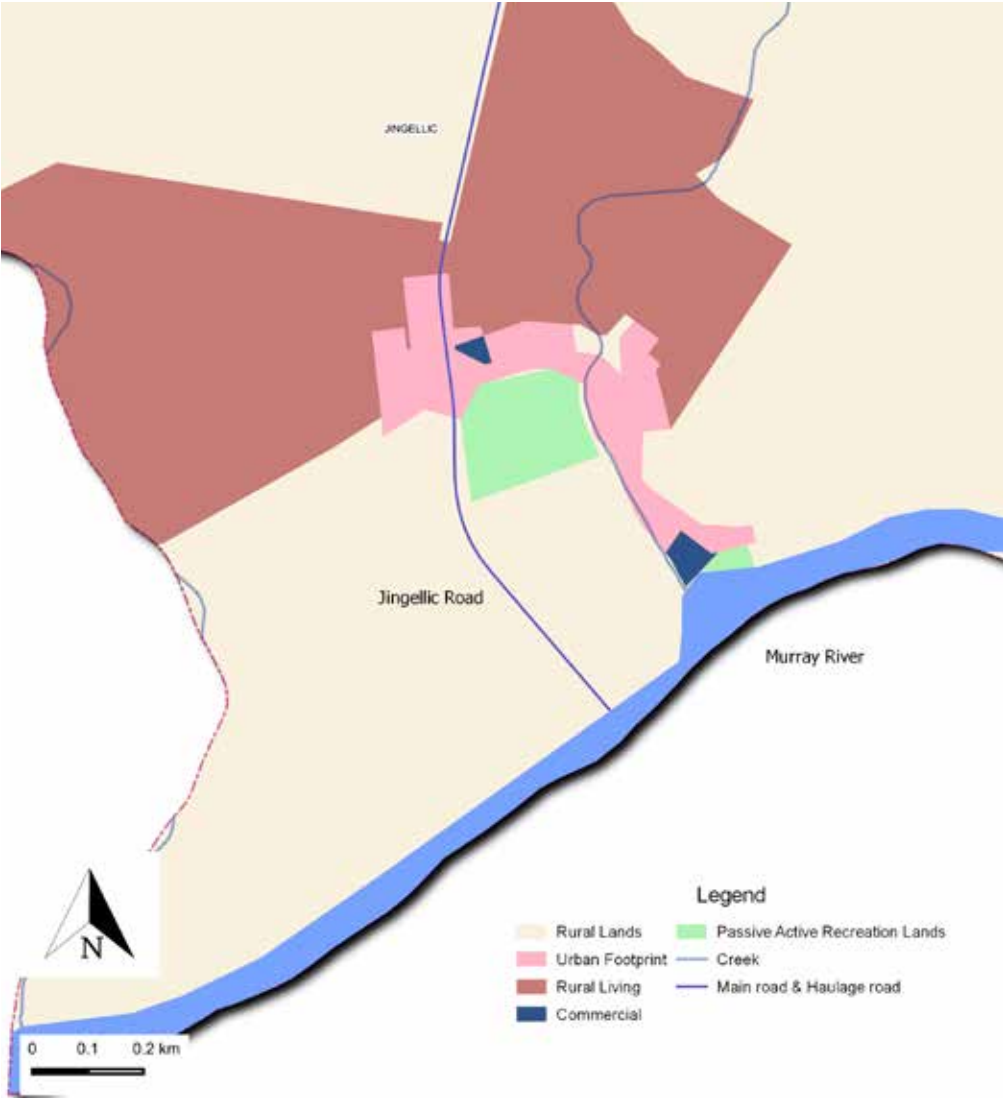
# BATLOW



# BRUNGLE

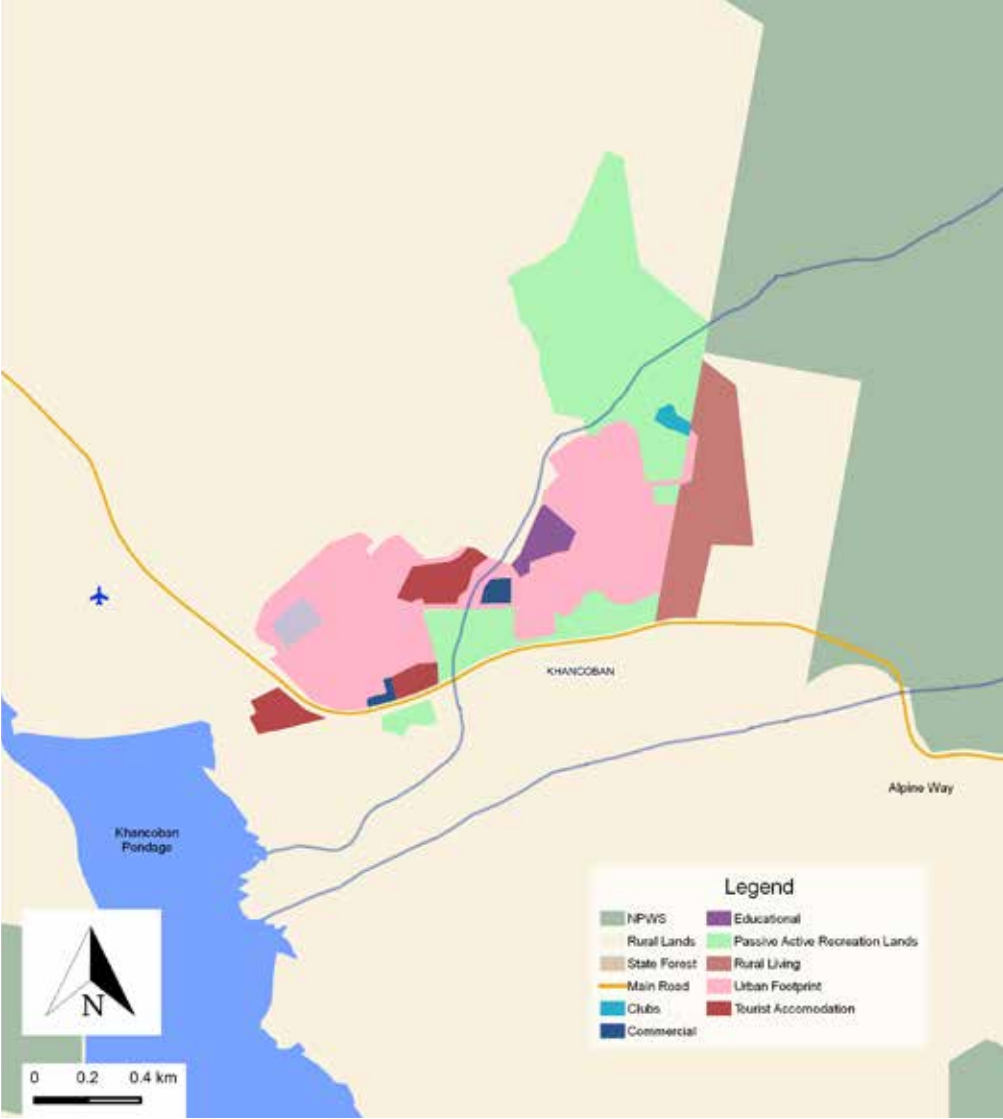


# JINGELIC

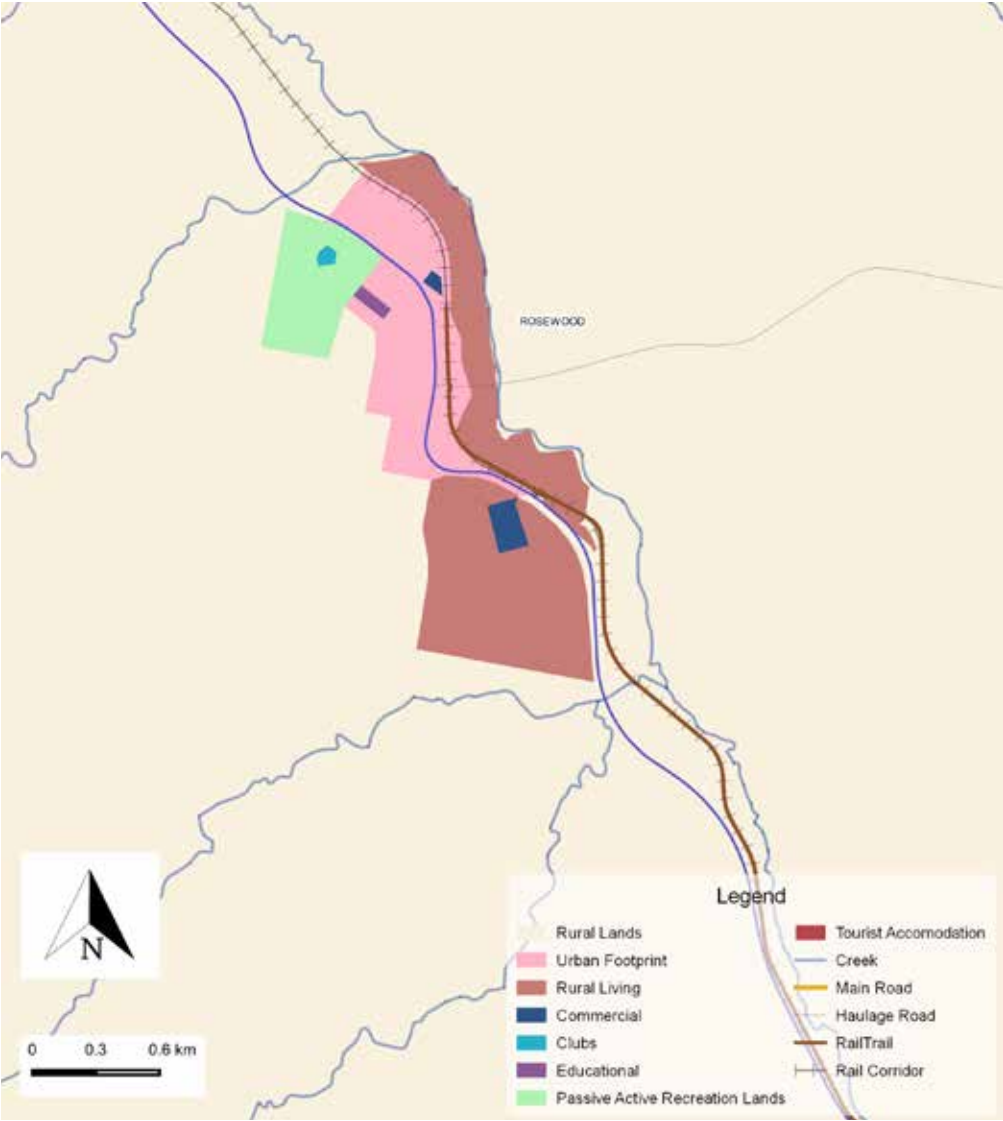




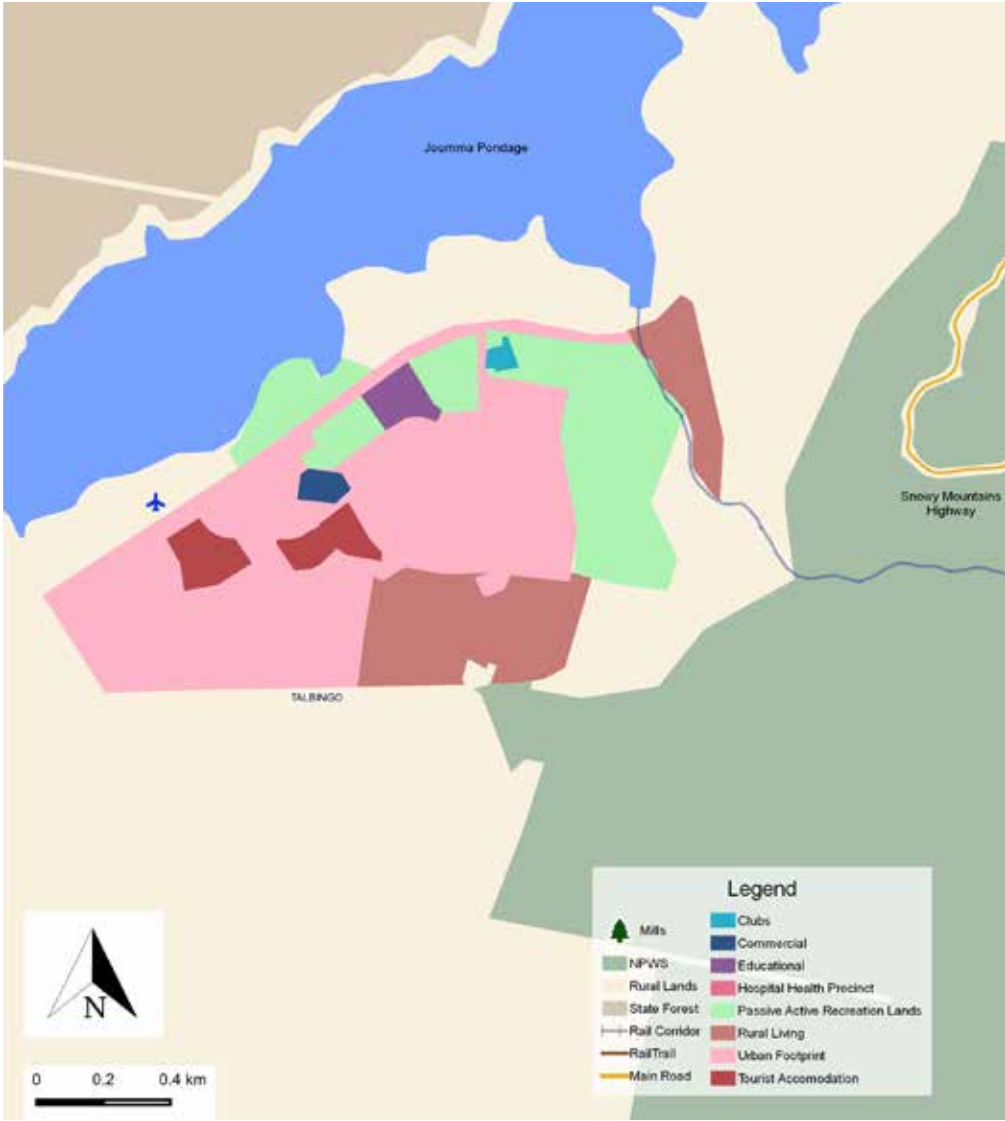
# KHANCOBAN



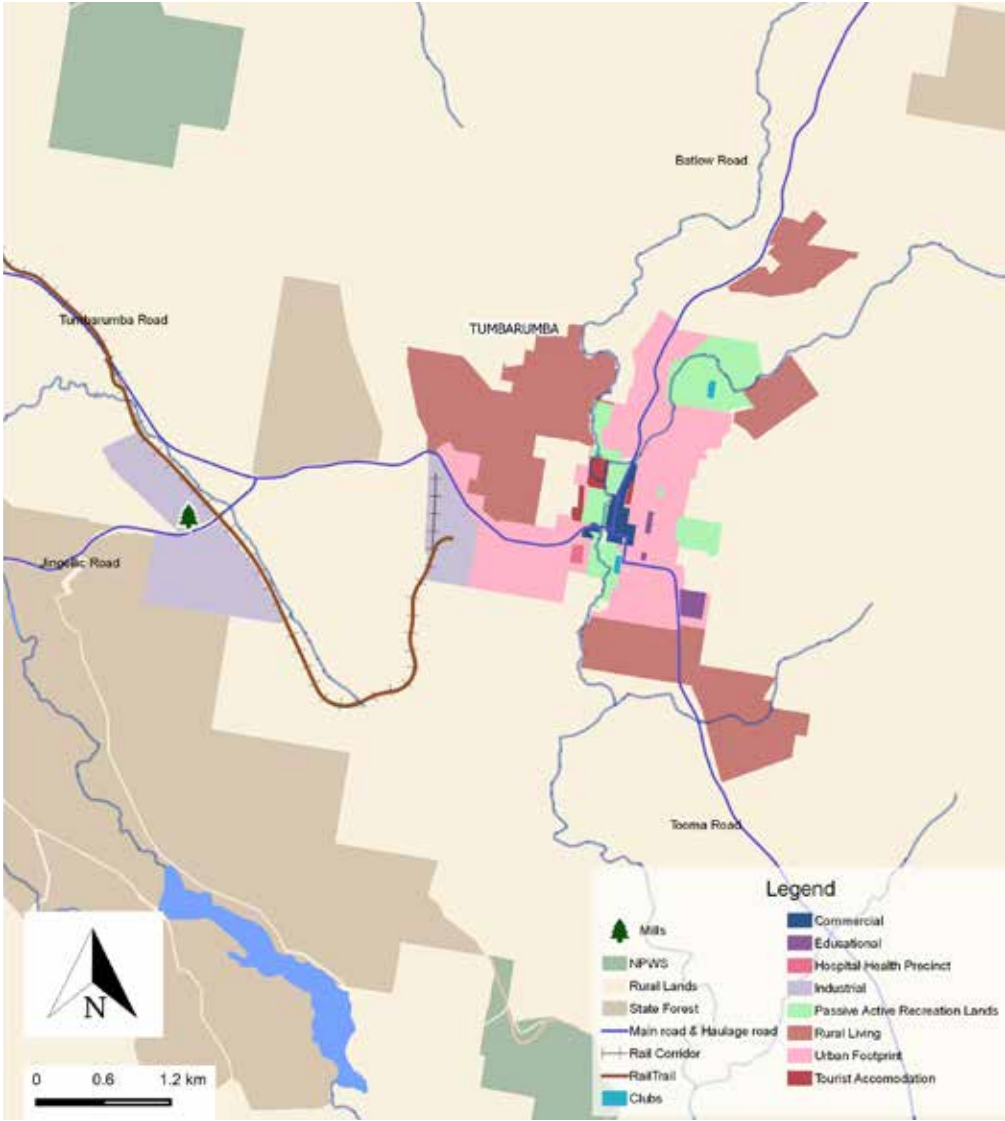
# ROSEWOOD



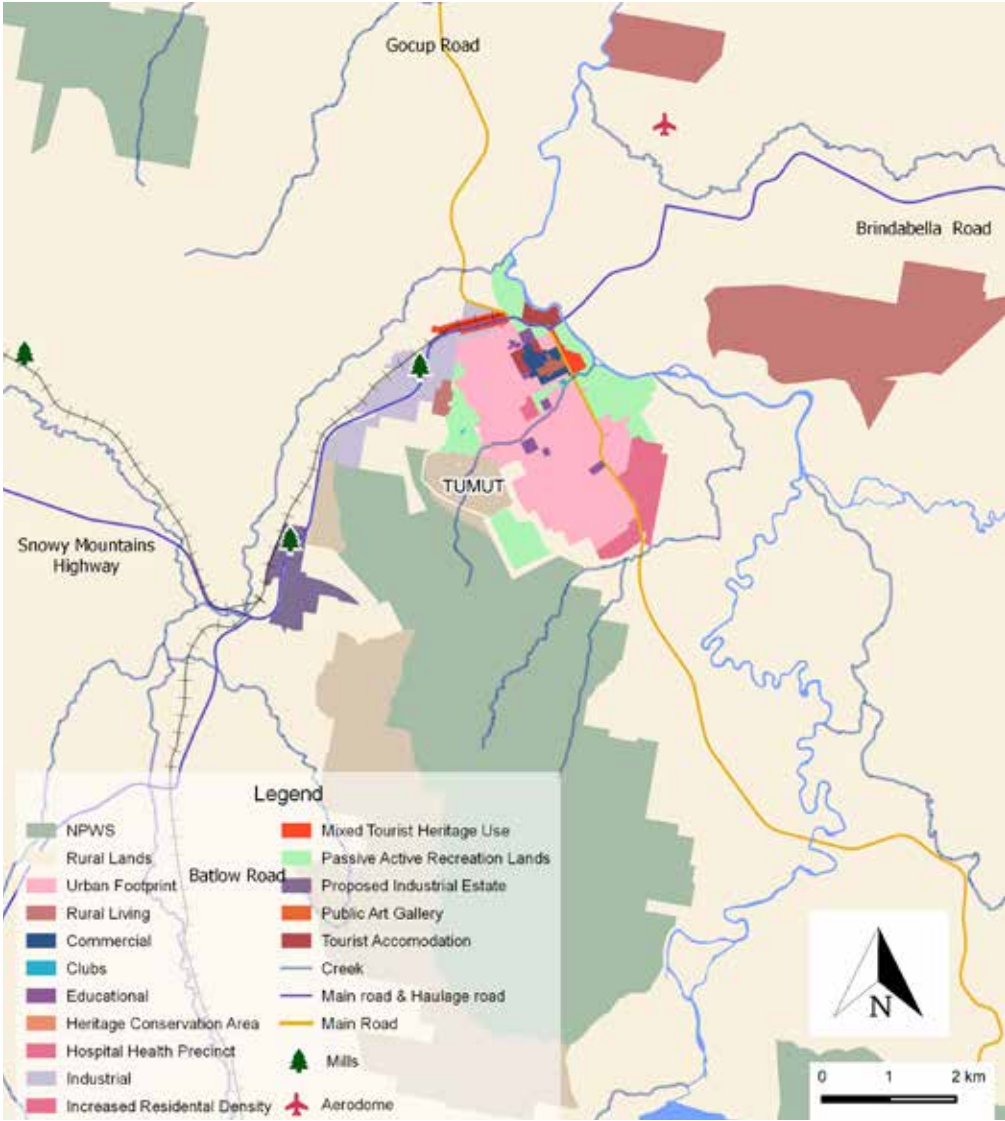
# TALBINGO



# TUMBARUMBA

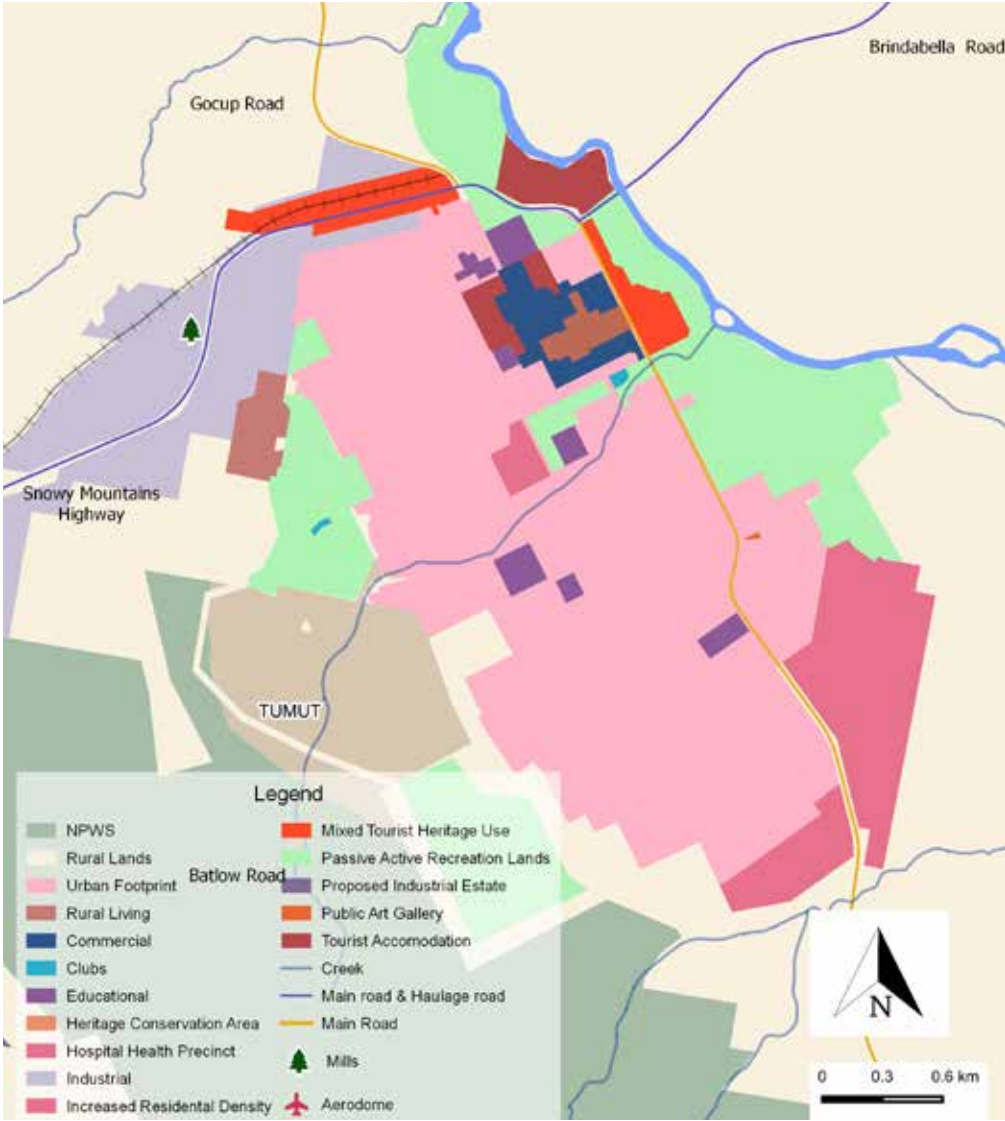


# TUMUT REGION





# TUMUT TOWN





**ENVISAGE 2040:**  
Our Path to a Sustainable Future  
Local Strategic Planning Statement

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