



Mr Marcus Ray
Group Deputy Secretary
Planning and Assessment
Department of Planning, Industry and Environment
Locked Bag 5022
PARRAMATTA NSW 2124

Dear Mr ^{Marcus}Ray

Thank you for your letter of 27 July 2020 on a proposed amendment to the *State Environmental Planning Policy (Activation Precincts) 2020* (Activation Precincts SEPP). I apologise for the delay in replying.

Environment, Energy and Science Group (EES) supports the amendment of the Activation Precincts SEPP to include specific provisions for the Wagga Wagga Special Activation Precinct and I appreciate the opportunity you have provided us to contribute to shaping the precinct.

I am pleased to see continued commitment to sustainability, renewable energy and a circular economy in the planning documents. I also note the commitment for the precinct to be carbon neutral or positive. As a minor comment, given the NSW Government's commitment to achieving net zero carbon emissions by 2050, I would suggest the use of *net zero* language instead of *carbon neutral*.

In addition, I would also encourage greater prominence be given to this commitment to strengthen the importance of the Special Activation Precincts in creating a modern, low carbon economy, which is an attractive proposition for investors increasingly conscious of climate risks and opportunities.

Prior to amendment, I recommend that the land use table for the Environmental Conservation zone (E2) be refined to narrow the list of activities permissible with development consent, as enclosed. The E2 zone protects the Bomen Axe Quarry, an Aboriginal Cultural Heritage site. The site is integrated with areas of environmental significance.

Certain land use types permissible with consent are inconsistent with the intent and objectives of the E2 zone. These activities are catered for in other more appropriate zones, such as the Regional Enterprise zone and the Rural Activity zone.

I also note that the *Wagga Wagga Local Environmental Plan 2010* is biodiversity certified under the *Threatened Species Conservation Act 1995*. Following the amendment, the certification will no longer have effect in the Wagga Wagga Special Activation Precinct area. Outside of the Special Activation Precinct area, the certification will expire on 20 December 2020.

EES is supporting Wagga Wagga City Council to manage its certification, and it would welcome the opportunity to discuss the benefits of also including the Special Activation Precinct area in a new biodiversity certification with the Planning and Assessment Group.

Accordingly, I would request that EES be involved in the development of further provisions and the delivery plan. More detail on development standards, criteria and processes is required to ensure that development in the Special Activation Precinct area is prepared for natural hazards and climate change.

If you have any questions about this advice, please do not hesitate to contact Ms Jane Gibbs, Director Planning and Risk at Jane.Gibbs@environment.nsw.gov.au or on 4927 3101.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'Pm.', is positioned above the printed name.

Paul Grimes PSM
Coordinator-General
Environment, Energy and Science

14 September 2020

cc: Mr Brendan Nelson, Regional Growth Development Corporation

Enc: *Recommended prohibited development types in the Environmental Conservation zone (E2)*



Proposed prohibited development types – Environmental Conservation zone (E2)

It is recommended that the following development types become prohibited in the Environmental Conservation zone:

- community facilities
- extensive agriculture
- farm buildings
- information and education facilities
- oyster aquaculture
- recreation areas
- recreation facilities (outdoor)
- roads
- sewerage systems
- water supply systems.