

NSW Coastal Policy 1997
Compliance Checklist for the Preparation of Development Proposals
T. Van Bergen – Kioloa Beach Holiday Park

| Strategic Action | Provision | Consistent (yes/no/na) | Indicate how the Development Proposal is consistent/inconsistent with the Policy |
|--|--|------------------------|--|
| Protect, rehabilitate and improve the natural environment | | | |
| 1.1.2 | Does the site have areas with land and/or marine and estuarine conservation values? If so, are these to be dedicated? | N/A | |
| 1.1.3 | If the land is Crown land (submerged or otherwise), has it been assessed for dedication/reservation under appropriate Acts (eg. MPA, NPWS, NSWFW)? | Yes | Not identified for dedication or reserve. |
| | If foreshore Crown land, will public access be maintained and/or appropriately zoned? | Yes | Public access to foreshore will be maintained and improved. See Section 7.2. |
| 1.1.5 | If open space land, is it to be classified 'community land' under the Local Government Act? | No | |
| 1.1.6 | Is a voluntary conservation agreement required to be negotiated? | N/A | |
| 1.1.7 | Will seagrass, mangrove, saltmarsh or other wetland associated species be affected by proposal? How will they be conserved/managed? | No | |
| 1.1.8 | Do SEPP 14/SEPP 26 apply to site? | No | |
| 1.1.9 | Does the land have recognised conservation values? If so, what zones and/or other provisions are proposed? | N/A | |
| 1.1.10 | Is the land adjacent to a Marine Park? If so, what provisions are included which will give effect to the Marine Park zoning and operational plans? | No | |
| 1.1.11 | Does the plan enable the natural habitats of the site to form part of a regional open space corridor (including water areas)? If so, how? | N/A | Site cleared. Proposal seeks to legitimise existing sites only. |
| 1.2.1 | Does the proposal affect the distribution, diversity/condition of native plants and animal habitats? | N/A | Site cleared. Proposal seeks to legitimise existing sites only. |
| 1.2.3 | Is the proposal likely to affect fish habitats and/or utilisation by fish populations/communities? | No | |
| 1.3.7 | Is the site included in a catchment management plan? | No | |
| | Have water quality objectives been established? If so, in what form (ie. instrument/strategy)? | N/A | |
| | Is ongoing water monitoring proposed? | No | |
| | Does the plan incorporate water quality objectives and water monitoring provisions? | Yes | With respect to on-site sewage management. Refer Section 7.6 of EA. |

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| 1.3.8 | Has a stormwater management plan been developed and is it incorporated into the plan? | Yes | Existing stormwater management. |
| 1.3.14 | Does the plan create the potential for impacts on groundwater? If so, does the plan incorporate management controls for groundwater? | No | |
| 1.4.5 | Will proposal be subject to coastal hazards? Can conditions be imposed which minimise impacts? | Yes | Refer Section 7.2 of EA. |
| 1.4.7 | Development proposals in or adjacent to estuaries – impacts. | Yes | Refer 7.2 of EA. |
| Recognise and accommodate natural processes and climate change | | | |
| 2.1.1 | Does a coastline, estuary or floodplain PoM apply to the land? If so, does the proposal incorporate provisions to give effect to these plans? | No | |
| 2.1.4 | If the site is affected by Acid Sulfate Soils, does the plan incorporate objectives for their management in accordance with the ASS Manual? | Yes | Refer Section 7.9 of EA. |
| 2.2.2 | Does the plan include provisions for sea level change as provided by the Inter-governmental Panel on Climate Change? | Yes | Refer Section 7.2 of EA. |
| Protect and enhance the aesthetic qualities of the coastal zone | | | |
| 3.1.2 | Does the plan include provisions to protect areas or items of high aesthetic value? If so, in what way? | Yes | Refer Section 7.1 of EA. |
| 3.2.1 | Guidelines – South Coast Design Guidelines/Guidelines for Tourism Development along NSW Coast. | Yes | Refer Section 7.1 of EA. |
| 3.2.2 | Use of good design principles will be encouraged to ensure more compact, human scale. | Yes | Refer Section 7.1 of EA. |
| 3.2.4 | How does the plan address design and locational principles listed below (as detailed in Appendix C Table 3 p83 Coastal Policy): | N/A | |
| | • only essential public developments (eg. surf lifesaving club) on beach frontal dunes; | N/A | |
| | • overshadowing of beaches and waterfront open space; | N/A | |
| | • preservation of undeveloped headlands; | N/A | |
| | • new development on developed headlands (require environmental assessment including visual impact from adjoining beaches); | N/A | |
| | • no buildings greater than 14 m (unless justified following environmental planning considerations); | N/A | |
| | • do building height controls apply to the land? In what form (eg. LEP, endorsed DCP)? | N/A | |

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| | <ul style="list-style-type: none"> Is DUAP concurrence required or does council have assumed concurrence? If so, up to what height? | Yes | Major Project – Part 3A, EP&A Act. |
| | <ul style="list-style-type: none"> Does the plan establish a setback line from coastal lakes, estuaries, beaches, foreshores and cliffs? Provide details. | N/A | |
| | <ul style="list-style-type: none"> Is public access to foreshore to be maintained or provided? If so, how does the plan achieve this? | Yes | Refer Section 7.2 of EA. |
| | <ul style="list-style-type: none"> Have provisions been made for dedication or an agreement entered into, to ensure use and maintenance of the public access area? | N/A | |
| | <ul style="list-style-type: none"> Tourist or recreational developments adjacent to or within a National Park, Nature Reserve or State Recreation Area. | N/A | |
| 3.3.1 | Has a regional and/or local housing strategy been developed to encourage compact towns? If so, does the plan comply? | N/A | |
| Protect and conserve cultural heritage | | | |
| 4.1.2 | How does the plan conserve or protect known regional/local items or areas of coastal heritage? | Yes | Refer Section 7.8 of EA. |
| 4.1.4 | Does the plan protect any significant views or vistas within or from towns? | Yes | Refer Section 7.1 of EA. |
| Promote ecologically sustainable development and use of resources | | | |
| 5.1.2 | Does a regional industry, economic development and/or tourism strategy apply to the area? Does the plan comply? | N/A | |
| 5.1.3 | Is the land identified as Class I, II or III (Prime Crop and Pasture Land) in NSW Agriculture's Land Classification Scheme? If so, how does the plan protect this resource? | N/A | |
| 5.1.7 | Does the plan affect or facilitate the identification or development of areas for aquaculture? | N/A | |
| 5.1.8 | Does the proposal conflict with mineral exploration, mining or extraction? | N/A | |
| | How does the plan ensure ecologically sustainable development of the resource and protect environmentally significant sites? | Yes | Refer Section 7.0 of EA. |
| 5.2.3 | Are there plans of management that apply to the site? How does the plan integrate these to ensure responsible and ecologically sustainable development and use of resources? | Yes | Refer Section 7.2 of EA. |
| 5.2.11 | Does a regional and/or local tourism plan apply to the area? If so, how does the development proposal complement this plan? | N/A | |

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| Provide ecologically sustainable human settlement | | | |
| 6.1.1 | Is the plan consistent with a regional settlement strategy prepared by DUAP and consistent with the Coastal Policy? | N/A | |
| 6.1.2 | Is the plan consistent with an urban land release/settlement strategy endorsed by DUAP and consistent with the Coastal Policy? | N/A | |
| 6.1.4 | Does the plan create canal estate developments as these types of developments are prohibited? | N/A | |
| 6.2.1 | If the plan is for urban development then the plan should not promote ribbon, unrelated cluster developments and continuous urban areas. Does the plan therefore define urban boundaries and indicate the amount and form of development? | N/A | |
| | Does it take into consideration environmental and servicing implications? | Yes | Refer Section 7.6 of EA. |
| 6.2.2 | The design of towns and buildings should have regard to energy efficient principles (ie. compact town form related to transport networks, in order to reduce energy dependency). | N/A | |
| 6.3.1 | Is the plan consistent with a rural residential release strategy, endorsed by DUAP and consistent with the Coastal Policy, which preserves scenic, conservation, agricultural, significant mineral or extractive resources? | N/A | |
| 6.4.1 | Does the plan provide greater choice in housing? | N/A | |
| 6.4.2 | Is the area close to an existing town centre? | Yes | |
| | Does the plan provide for higher density residential development? | N/A | |
| | Does the plan require additional infrastructure? What type? | Yes | Refer Section 7.6 of EA. |
| Provide for appropriate public access and use | | | |
| 7.2.3 | Coastal safety assessment – considered in relation to any new coastal development. | Yes | Refer Section 7.2 of EA. |
| 7.2.4 | If the plan provides for tourism development, what provisions have been included in the plan to ensure public access to the foreshore? | Yes | Refer Section 7.2 of EA. |