

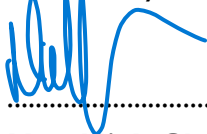
Section 73(10) of the *Planning, Development and Infrastructure Act 2016*

Lakeside Goolwa Code Amendment

By Goolwa Tourist Resort Pty Ltd

AMENDMENT INSTRUCTIONS

Adopted by:



Hon Nick Champion

Minister for Planning



Lakeside Goolwa Code Amendment

Preamble

The amendment instructions below reflect the proposed changes to the Planning and Design Code (the Code) as outlined in the Draft Code Amendment released for public engagement. Changes were made to the Draft Amendment by the Designated Entity as a result of public engagement (outlined in the Engagement Report furnished to the Minister for Planning by the Designated Entity under section 73(7) of the Planning, Development and Infrastructure Act 2016 [the Act]) as follows.

- Removal of the River Murray Flood Plain Protection Area Overlay from the affected area to be rezoned Residential Park Zone.

Amendment instructions

The following amendment instructions (at the time of drafting) relate to the Planning and Design Code, version 2024.22 published on 5 December 2024. Where amendments to the Planning and Design Code have been published after this date, consequential changes to the following amendment instructions will be made as necessary to give effect to this Code Amendment. The Minister specifies under section 73(12)(c) of the Act that this Code Amendment will take effect on the day that it is deployed into both the electronic Planning and Design Code and the South Australian Property and Planning Atlas.

Instructions

Amend the Code as follows:




1. Spatially apply the Residential Park Zone (in place of the Rural Living Zone) to the 'area affected' bounded by the blue line in Map A in Attachment A.
2. Spatially remove the following Overlay from the 'area affected' bounded by the blue line in Map B contained in Attachment B:
 - River Murray Flood Plain Protection Area Overlay
3. Spatially remove the following Technical and Numeric Variation (TNV) from the 'area affected' bounded by the blue line in Map C contained in Attachment C:
 - Minimum Site Area TNV – Minimum site area is 1 hectare
4. In Part 13 – Table of Amendments, update the publication date, Code version number, amendment type and summary of amendments within the 'Table of Planning and Design Code Amendments' to reflect the publication of this Code Amendment.

ATTACHMENT A Map A



Proposed Residential park zone

Lakeside Gawler

-  Parcel Boundaries
-  Residential Park
-  Affected Area

0 30 60 90 m



Note: The above map is a printed representation of amendments that are proposed to the spatial layers of the SA planning database if the Lakeside Goolwa Code Amendment is adopted by the Minister for Planning under section 73(10) of the *Planning, Development and Infrastructure Act 2016* (the Act).

ATTACHMENT B Map B

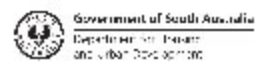


Proposed removal of River Murray Flood Plain Protection Area Overlay

Lakeside Gawler

- Parcel Boundaries
- River Murray Flood Plain Protection Area
- Affected Area

0 40 80 120 m






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ATTACHMENT C
Map C

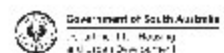


**Proposed removal of Minimum site area is 1
ha technical numerical variation**

Lakeside Gawler

-  Parcel Boundaries
-  Minimum site area is 1 ha
-  Affected Area

0 30 60 90 m



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