

## ZONING IN ON RECREATION

**Our MidCoast lifestyle is all about enjoying the outdoors, our parks, and playing sport.**

We have over 3,000 hectares of open space, 58 sporting fields and 190km of pristine coastline, enjoyed by residents and visitors.

We currently have three sets of planning controls applying to our recreation lands – one for each of the three former regions – which can make planning inconsistent across the MidCoast.

That's why we're working to develop a MidCoast-wide plan.

We're reviewing our public and private recreation zones to ensure a consistent and improved application of recreation zones across the MidCoast through the Recreation Zone Review.

Our aim is to ensure our recreation lands provide a range of open space, sporting and community uses across the MidCoast, meeting the future needs of our residents.

## KNOW YOUR ZONE

We're now at the point we can check in with you to make sure the foundations in the Recreation Zones Review are right, before we move to the next step - writing the plan.

Visit our website before 9 April 2020 to find out how you can get involved.

### Key recreation changes:

The recreation zones are similar across the three existing plans. It is simple, it comes down to who owns the recreation land. Land owned by Council or the State Government will be put into a Public Recreation zone. Privately owned land like a golf course, bowling club or tennis complex will be in a Private Recreation zone. The same applies to caravan parks that will be in recreation zones.

The zones don't change much, we have just made sure they are applied in the same way across the MidCoast. A key change is where bushland, a creek or foreshore are the main feature of the land, an environmental zone will be used.

To cater for our changing recreation needs, more flexibility will be applied to the uses allowed in these zones and the planning controls.



# RECREATION ZONES

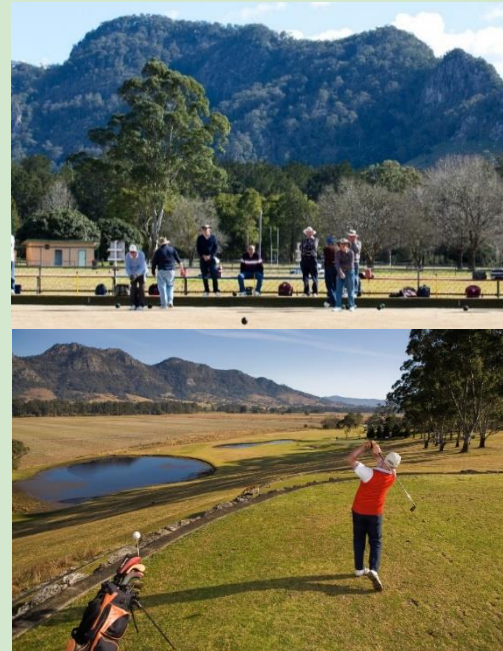
Recreation lands are important for the MidCoast community - to kick a ball, play sport or just enjoy the outdoors. The recreation zones are shown below. It is important to know that the review only looked at existing zoned recreation lands - future recreational needs were not examined.



## Public Recreation zone:

A wide range of recreation areas and activities will be in this zone, all being publicly owned. Playgrounds, beaches and picnic areas, and community facilities like surf lifesaving clubs and caravan parks are all in this zone.

We will work with communities to see how these lands can be used. Flexibility will be important, so no minimum lot size or height restrictions apply.



## Private Recreation zone:

This zone will apply to the many recreation activities that are privately owned. Racecourses, golf courses, bowling clubs and caravan parks are just a few of the many examples.

Typically being larger uses, a minimum lot size of 20 hectares will apply with the maximum height of buildings being 12 metres (around three storeys).



## Zoning in on our future

We're zoning in on the zones used across the MidCoast to develop a clear, consistent planning framework. It will guide the way we manage land use across the entire region.

Zoning in is an overarching project that reviews our housing, rural, employment, recreation and infrastructure land use zones.

Find out more: [midcoast.nsw.gov.au/zoningin](https://midcoast.nsw.gov.au/zoningin)