

ITEM 3 POST EXHIBITION - DRAFT WOLLONGONG LOCAL STRATEGIC PLANNING STATEMENT 2025-2045

On 7 April 2025 Council resolved to exhibit the draft Wollongong Local Strategic Planning Statement (LSPS 2025–2045). The draft LSPS 2025–2045 sets out Council's 20-year land use planning vision for the LGA and strategic planning priorities with reference to a range of adopted supporting documents.

The draft LSPS 2025–2045 was exhibited concurrently with the draft Community Strategic Plan for community input between 9 April and 7 May 2025. Thirty-one (31) submissions were received and have been reviewed. A final LSPS is now presented to Council for adoption, incorporating proposed amendments made in response to submissions and updated information. If adopted, the existing Wollongong LSPS 2020–2040 will be retired.

RECOMMENDATION

- 1 The amended Wollongong Local Strategic Planning Statement 2025–2045 (Attachment 2) be adopted to guide the land use planning vision for the local government area.
- 2 The Wollongong Local Strategic Planning Statement 2025–2045 be published on Council's website.
- 3 The Wollongong Local Strategic Planning Statement 2025–2045 be forwarded to the Secretary of the NSW Department of Planning, Housing and Infrastructure for endorsement as a strategic document and be published on the NSW Planning Portal.
- 4 The Wollongong Local Strategic Planning Statement 2020–2040 be retired as a supporting document.

REPORT AUTHORISATIONS

Report of: Chris Stewart, Manager City Strategy

Authorised by: Linda Davis, Director Planning + Environment - Future City + Neighbourhoods

ATTACHMENTS

- 1 Summary of Submissions - response and proposed amendments
- 2 Wollongong Local Strategic Planning Statement 2025-2045 - with proposed amendments

ACRONYMS USED IN REPORT

Abbreviation	Meaning
DCCEEW	NSW Department of Climate Change, Energy, the Environment and Water
DCP	Wollongong Development Control Plan 2009
EPA	NSW Environment Protection Authority
Housing SEPP	State Environmental Planning Policy (Housing) 2021
IDP	Infrastructure Delivery Program
LEP	Wollongong Local Environmental Plan 2009
LGA	Local Government Area
LSPS	Wollongong Local Strategic Planning Statement
RFS	NSW Rural Fire Service
SES	NSW State Emergency Service

BACKGROUND

The *Environmental Planning and Assessment Act 1979* requires Council to prepare and make a Local Strategic Planning Statement (LSPS). Council is required to review their LSPS at least every seven years. A LSPS is required to set out –

- A 20-year vision for land use in the local area.
- The special characteristics which contribute to local identity.
- Shared community values to be maintained and enhanced.
- How growth and change will be managed into the future.

On 29 June 2020, Council adopted the current Wollongong LSPS 2020-2040. The LSPS has been used as an important guiding document in the assessment of Planning Proposals to amend the Wollongong Local Environmental Plan 2009.

To coincide with the preparation of a new draft Community Strategic Plan, a new draft LSPS was prepared. The draft LSPS 2025-2045 draws on existing strategic priorities and programs to provide a single source document that sets out our approach to land use planning over the next 20 years, including the actions and outcomes we have committed to under our adopted strategies.

The document provides the community with a realistic picture of where growth and change will be focussed, and what expectations Council will place on proposals to amend the planning framework over that period.

The draft LSPS 2025-2045 includes contextual information, a vision, 12 planning priorities, and an implementation summary.

On 7 April 2025 Council considered a report on the draft LSPS 2025-2045 and resolved that it be exhibited for a minimum of 28 days.

The draft LSPS 2025-2045 was exhibited concurrently with the draft Community Strategic Plan between 9 April and 7 May 2025.

PROPOSAL

In response to the exhibition, 31 submissions were received. Submissions were received from the following -

Government Agency or Organisation
NSW Rural Fire Service
NSW Environmental Protection Agency
Heritage NSW
Illawarra Shoalhaven Local Health District
NSW State Emergency Service
Homes NSW
Sydney Water
NSW Department of Climate Change, Energy, Environment and Water – Conservation Programs, Heritage and Regulation
Transport for NSW
NSW Department of Education
Organisations and Peak Bodies
NSW Ports
Destination Wollongong
Property Council of Australia

Community Groups
Thirroul Village Committee
Migration Heritage Project/Museum of People and Industry
Neighbourhood Forum 5
Healthy Urban Environments Community of Practice
Landowners
Imperial Hotel Clifton (Urbis)
Individuals
Wodi Wodi Elder
Four individual written submissions
Eight online submissions from Council's engagement webpage

The issues raised in submissions that require a response or an amendment to the draft LSPS 2025-2045 are included in Attachment 1. Submission content that indicated broad support is not included within the attachment. No submissions directly opposed the draft LSPS 2025-2045.

There was broad overall support for the draft LSPS 2025-2045 and its integration of recent studies and collective aspirations. Submissions noted that the document *"presents a consolidated set of land use priorities and actions suited to the unique environment of the Wollongong LGA"* and offered commendations to Council for *"its commitment to community engagement and for presenting a comprehensive plan that reflects our collective aspirations through the draft Local Strategic Planning Statement"*.

The draft LSPS 2025-2045 has been reviewed and amended to address the matters raised in submissions, update references to information within the adopted Community Strategic Plan (30 June 2025), and correct minor errors and formatting.

Vision

There were no suggested changes to the draft vision. Submissions praised the vision's clarity and focus on Wollongong's natural assets: *"The proposed vision acknowledges the rich cultural heritage of the Dharawal people and sets a forward-looking tone for the city."* and *"The draft vision is positively framed, written in accessible language and allows the community to evaluate the outputs of delivery."*

Planning Priorities

The draft LSPS contains 12 planning priorities. Submissions generally supported the planning priorities and made suggestions to include additional information to strengthen them. There were no submissions which recommended removing any of the planning priorities or suggested adding any additional ones. The following submission comments summarise the feedback on the planning priorities:

1 ***We rehabilitate and protect natural environments and ecosystems***

Submissions strongly supported no urban growth on the escarpment and foothills and the transition of closed mining lands to Environmental Conservation zoning. Two submissions from individuals advocated for the purchase of a lot in Amy Street Thirroul to maintain connected bushland and stormwater flows

A submission from a Wodi Wodi Elder highlighted the cultural and ecological importance of coastal environments, especially the need to consider the impact of coastal erosion on Aboriginal burial sites. The submission recommended the need for indigenous-led stewardship and sustainable coastal management.

The Healthy Urban Environments Community of Practice recommended regenerative approaches like rain gardens, wetlands, and rewilding to be incorporated into urban environments. They emphasised the need to address tree vandalism and promote biodiversity through native plantings and carbon-positive projects.

Recommendations were made in submissions from DCCEEW to include references to Serious and Irreversible Impact entities, High Environmental Value mapping, and updated biodiversity corridor data. An individual submission suggested the document should explain Council's approach to biodiversity offsets.

Submission from DCCEEW and the EPA suggested to need to address the impact of increased growth on the environment and risk to the community. The draft LSPS 2025-2045 emphasis on preserving waterways and natural topography was supported, and stronger wording suggested to communicate risks to biodiversity and increasing flood risk associated with development of buildings, infrastructure and utilities in sensitive areas.

2 We are resilient to climate risks and environmental hazards

The submissions reflected the community's clear appreciation of the environmental risks inherent in Wollongong's landscape and emphasised the need for these to be carefully considered as the population grows. One individual specifically noted that the 1998 floods should not be forgotten. Neighbourhood Forum 5 reinforced their support for policies addressing climate change, and flood and bushfire risk.

The Thirroul Village Committee and other individuals emphasised the need to address environmental risks by planning effectively for emergencies, integrated transport and land use planning and upgrading existing infrastructure. In Thirroul the need for alternative emergency access routes in the northern suburbs due to the vulnerability of Lawrence Hargrave Drive was raised by a number of submissions which recommended urgent planning and funding for bypasses and infrastructure upgrades. The RFS and SES made recommendations to reinforce consideration of environmental risk by referring to specific guidelines and procedures.

There was also clear understanding from the submissions that environmental risks were increasing with climate change, and strong support for Council's Net Zero goals and taking a precautionary approach by using upper-bound climate projections.

The community recognised that climate and environmental risk will lead, in some cases, to limiting development in vulnerable areas through rezoning and voluntary purchase schemes.

The Healthy Urban Environments Community of Practice emphasised the importance of the design of the built environment to enable flood resilience and reduce urban heat and also requested that the links between climate resilient design and public health outcomes be made explicit.

The value our community places on our coastal environments was clear through the submissions. One individual submission noted a perceived lack of action on coastal erosion in the Infrastructure Delivery Program (IDP) and called for State Government involvement. A submission from a Wodi Wodi Elder acknowledged the far-reaching impacts of changing coastal weather patterns on the ecosystem and raised concerns about coastal erosion threatening Aboriginal burial sites. Recommendations were made to enable Indigenous-led stewardship to protect cultural and ecological values.

3 We have access to green and healthy urban open spaces and streets

Submissions reflected the value the community places on the liveability and ecological benefits of green streets and open spaces. There was also clear awareness of the pressures additional population and urbanisation will place on our existing spaces.

Submissions from Destination Wollongong and the Healthy Urban Environments Community of Practice highlighted the need for holistic open space planning which considers the broad roles of streets and open spaces for recreation, walkability, shade, social interaction and biodiversity, as well as their role in attracting investment to the City. The integration of Aboriginal cultural and ecological values into the planning of urban spaces was highlighted in a submission from a Wodi Wodi Elder.

The Healthy Urban Environments Community of Practice emphasised the role of green streets as multifunctional spaces for recreation, cooling, and biodiversity. They strongly supported integrating green infrastructure into the urban environment and "rewilding" degraded natural areas.

The Illawarra Shoalhaven Local Health District and Neighbourhood Forum 5 advocated for equitable access to green spaces to support liveable communities with ample green spaces for families, community health and wellbeing. Walkable neighbourhoods and 'healthy urban design' were noted as

important for long term positive health outcomes. The Healthy Urban Environments Community of Practice added consideration of inclusivity, including through architecture and urban design.

Submissions from Destination Wollongong and individuals supported enhancing public domain and foreshore areas with amenities like BBQs, picnic shelters, and shaded walkways to provide for increasing numbers of users, and boost tourism and local business.

4 The natural, built and cultural context informs the design of places and buildings

Submissions supported the integration of cultural and natural context, and the unique identity of places into the design of urban environments. There was understanding from the community that buildings and urban spaces could have a range of impacts on natural, built, and cultural contexts and a desire to see environmental conditions and significant values considered and incorporated into the built environment.

A submission from a Wodi Wodi Elder emphasised the importance of integrating Indigenous perspectives, particularly those of the Wodi Wodi people, into planning and design. The submission advocated for respectful recognition of traditional custodianship and recommended collaborative planning that honours Aboriginal heritage and avoids overdevelopment. Heritage NSW's submission echoed the importance of considering Aboriginal cultural values in the development of planning controls and recommended an LGA wide approach. Healthy Urban Environments Community of Practice recommended embedding the 'Connecting with Country' frameworks into all urban design projects.

Thirroul Village Committee highlighted the desire to preserve the visual and environmental character of the escarpment and coastal villages, opposing development that undermines the natural and cultural identity of Thirroul and similar areas. Healthy Urban Environments Community of Practice advocated for regenerative, nature-positive design that respects ecological and cultural narratives and suggested public spaces be treated as living cultural infrastructure, integrating art, ecology, and heritage.

The role of heritage in defining local character was highlighted in the submissions. Heritage NSW supported the alignment of the draft LSPS 2025-2045 planning priorities with the objectives of the Illawarra Shoalhaven Regional Plan 2041. Tighter controls to protect cluster of character and heritage buildings were recommended, including on demolition and subdivision. Submissions supported adaptive reuse and design that fits around existing natural features like mature trees.

One submission suggested the draft LSPS 2025-2045 could be more ambitious and forward-looking in how it frames cultural and creative infrastructure. Destination Wollongong's submission supported conservation and reinterpretation of heritage spaces and recommended expanding public art initiatives and enhancing the cultural identity of public spaces.

5 We are growing our capacity for housing, so our community have access to diverse and high quality homes in the future

Submissions supported increased housing diversity and affordability whilst expressing concerns about overdevelopment and a lack of infrastructure to support intensification.

Neighbourhood Forum 5 and individual submissions supported increased housing but stressed the importance of maintaining amenity and liveability. Healthy Urban Environments Community of Practice recommended best practice healthy high-density principles be applied to the design and planning of higher density precincts, especially for families. Their submission advocated for housing that is climate-resilient, socially cohesive, and supports biodiversity and suggested including qualitative indicators like access to green space and cost of living in housing metrics when reviewing planning controls. Illawarra Shoalhaven Local Health District also advocated for housing with good access to services, green spaces, and walkable neighbourhoods, supporting health and wellbeing.

Some submissions from individuals recommended restricting mid-rise developments to within 800m of transport and amenities and suggested changes to the LEP and DCP to reduce existing permissibility in these areas. Thirroul Village Committee and Conservation Programs, Heritage and Regulation opposed increased housing density in environmentally sensitive areas, highlighting risks from bushfires, flooding, and inadequate road infrastructure and the protection of areas with high biodiversity. Sydney Water supported housing growth but emphasizes the need for coordinated infrastructure planning, including the ongoing review of wastewater systems to support future development.

Homes NSW's submission supported maintaining and increasing social housing in line with community need and endorsed the role of the Housing SEPP bonus height and floorspace provisions in increasing

the supply of affordable housing. Homes NSW also supported Council's preparation of an Affordable Housing Scheme and welcomed the opportunity to contribute. An individual submission requested a clear definition of affordable housing and suggested that amendments to controls relating to dwelling size had the potential to address affordability.

6 The network of Centres provides for the needs of our community

Submissions recognised the important role of centres to provide access to goods, services, amenity and social interaction and support the economy. It was seen as important that centres were attractive, accessible, and culturally rich. Submissions encouraged viewing streets and centres as part of the public realm that supports health, social connection, and biodiversity.

Destination Wollongong highlighted the role of centres in supporting tourism, hospitality, and the night-time economy and recommended enhancing the vibrancy of the CBD and other centres through public art, events, and improved amenities. Illawarra Shoalhaven Local Health District supported enabling centres that enhance access to health services and promote walkable, healthy neighbourhoods and advocated for prioritisation of infrastructure delivery in growth areas to ensure centres meet the needs of a growing population. Healthy Urban Environments Community of Practice emphasised the role of Centres as inclusive, walkable, and multifunctional locations and recommended integrating green infrastructure into centres to enhance liveability and resilience.

Individual submissions recommended limiting development in centres that lack infrastructure or are environmentally constrained. Thirroul Village Committee argued that centres like Thirroul should be protected from overdevelopment to preserve their unique character and ensure safety.

7 Transport options are safe, reliable and accessible

Submissions encourage integrated transport and land use planning and raised both general and specific areas of disconnect between the two. Planning to enable the increased use of active and public transport was encouraged. Submissions also raised concerns relating to specific locations where transport infrastructure was seen to be inadequate.

Integrated land use and transport planning was raised in an individual submission which questioned the broad permissibility of residential density in areas without good transport access.

Healthy Urban Environments Community of Practice and Illawarra Shoalhaven Local Health District advocated for walkable, bike-friendly infrastructure and safe, accessible, and sustainable transport networks. Their submissions supported lower speed zones and better multi-modal connections to schools and public spaces. Transport for NSW suggested explicitly including "walking and cycling" when referring to active transport in the LSPS.

The RFS emphasised the need for strategic bushfire evacuation planning and transport access in high-risk areas and recommended mapping bushfire evacuation routes and upgrading emergency access infrastructure. The SES urged consideration of flood risks in transport planning and recommended robust constraints analysis and alignment with flood risk management policies.

Two individual submissions raised specific safety concerns relating to transport infrastructure in Port Kembla and Scarborough. Further individual submissions highlighted the need to maintain and enhance existing walking infrastructure, on top of providing for growth areas.

8 The city is enriched by creative and cultural expression

Submissions supported the recognition of culture, enhancing visitor economy and promoting vibrancy. There were suggestions that a more holistic approach to designing for cultural vibrancy was needed, that considered places as living cultural infrastructure.

An individual submission from a member of the Migration Heritage Project / Museum of People and Industry suggested the planning priority could be reworded to be more ambitious and provided suggested wording. A submission on behalf of the same project strongly advocated for a major museum project on repurposed BlueScope land in Port Kembla, emphasising the museum's potential to support creative industries, heritage, tourism, and community storytelling.

Several submissions supported incorporating cultural and creative expression, into the design of public spaces. Healthy Urban Environments Community of Practice encouraged embedding Dharawal and First Nations perspectives, ecological narratives, and community histories into urban design. A submission from Heritage NSW expressed support for the progression of dual naming of places to reflect Aboriginal language and connection to Country.

Destination Wollongong's submission strongly supported the planning priority and its role in enhancing the visitor economy. They recommended expanding public art initiatives (eg, Wonderwalls), conserving heritage spaces, and supporting a vibrant day and night-time economy. The submission also suggested including Wollongong's designation as a UCI Bike City as part of its cultural identity.

9 Employment generating uses are prioritised in Centres and Industrial areas

Submissions expressed strong support for maintaining the employment role of centres and industrial precincts. Particular acknowledgement of the economic and employment role of Wollongong's industrial land was raised, as well as our major health facilities.

NSW Ports strongly supported prioritising employment-generating uses in industrial areas, especially around Port Kembla and emphasised the importance of protecting industrial land from rezoning to residential. The submission recommended retaining large industrial land parcels; supporting 24/7 port operations; providing buffer zones between industrial and residential areas; and a range of Infrastructure upgrades.

Healthy Urban Environments Community of Practice advocated for the adoption of Australia's Circular Economy Framework to support sustainable industries, resource recovery, and green job creation.

The designation of the Wollongong Health Precinct as a key employment hub was supported by Illawarra Shoalhaven Local Health District who recommended the LSPS support the future expansion of health services and infrastructure in the precinct to meet growing community needs.

The submission from the Migration Heritage Project / Museum of People and Industry, who are proposing a major museum project on repurposed BlueScope land in Port Kembla, highlighted the potential of the project for job creation, tourism, and cultural enrichment.

10 The freight network is efficient, from international trade to the last mile

Freight networks and consequential land use considerations were raised in a number of submissions, mainly in reference to the Port of Port Kembla.

NSW Ports supported the planning priority and its alignment with Port Kembla's role as a key economic hub. Their submission made specific recommendations including: widening the M1 southbound at Mt Ousley; upgrading Springhill Road and Masters Road intersections; enhancing the Moss Vale–Unanderra Freight Rail Line; protecting freight corridors from conflicting land uses; retaining large industrial lands and enabling 24/7 port operations for freight.

Individual submissions recognised the potential of the renewable energy zone and the need to support this with a resilient freight network.

The NSW Environment Protection Authority supported freight network efficiency but stressed the importance of avoiding land use conflicts, recommending the maintenance of buffers between industrial and residential areas.

11 Port Kembla's industrial precinct and Port are a hub for economic growth, employment and innovation

Submissions supported the existing economic and employment role of Port Kembla's industrial precinct and Port and several submissions supporting the potential of the industrial precinct's role in a transition to renewable energy generation. The cultural significance of the precinct to Wollongong's identity was also acknowledged.

NSW Ports' submission strongly supported the prioritisation of Port Kembla's industrial precinct and Port as a key economic and employment hub and advocated for strategic planning to protect and grow the port's role in international trade. As discussed under Planning Priority 9, NSW Ports recommended retaining large industrial land parcels; supporting 24/7 port operations; providing buffer zones between industrial and residential areas; and a range of Infrastructure upgrades.

The economic role of Port Kembla's industrial precinct and Port was supported in a submission from the NSW Environment Protection Authority who also emphasised the need to consider land use conflicts with surrounding areas and reinforced the need for development to align with environmental regulations.

Submissions recognised the potential role of the Port within the broader declared renewable energy zone and sought more information about future projects. The land use implications of future offshore wind projects was raised as a consideration.

As discussed under Planning Priority 8, the Migration Heritage Project / Museum of People and Industry is advocating for a major museum on repurposed BlueScope land as part of the Port Kembla masterplan, acknowledging the port's key role in Wollongong's industrial history, present and future.

12 The growing visitor economy celebrates natural and cultural assets

Submissions reinforced the importance of Wollongong's natural and cultural assets.

There was strong support for this planning priority from Destination Wollongong who emphasised the importance of a well-planned, attractive, and accessible city to support tourism. The submissions recommended the LSPS 2025-2045 note the importance of developing new tourism infrastructure and accommodation; enhancing public art; supporting heritage conservation (eg, Flagstaff Hill, Cliff Drive Forts); and recognising Wollongong's UCI Bike City status.

Heritage NSW highlighted the economic potential of linking culture and heritage with tourism. A submission from a Wodi Wodi Elder emphasised the cultural and spiritual significance of Wollongong's natural assets and recommended culturally sensitive planning and naming practices that reflect Wodi Wodi heritage.

Specific locations were referred to in submissions from Healthy Urban Environments Community of Practice, Thirroul Village Committee and individuals. Submissions supported investment in foreshore planning and upgrades (e.g. BBQs, picnic shelters, toilets) and emphasised the importance of shaded, well-connected active transport routes to enhance the visitor experience. Other submissions highlighted the tourism value of Wollongong's northern suburbs and the need to protect their scenic character from overdevelopment.

Implementation

Submissions raised a range of considerations that related to how the LSPS 2025-45 would be implemented. These related to: providing more specific details on what changes to the LEP and DCP are needed to implement the LSPS 2025-2045; the importance of Council coordination with State agencies on planning reforms, and for infrastructure and emergency planning; and acknowledging agency and other partners.

Response to Submissions

The broad support for the draft LSPS 2025-2045 through the submissions is acknowledged. Each submission has been considered in the finalisation of the LSPS 2025-2045 and any issues raised responded to in detail in Attachment 1. Where an amendment to the draft LSPS 2025-2045 is considered appropriate, this has also been outlined in the Attachment.

All proposed amendments to the draft LSPS 2025-2045, including deletions and additions, can be read in context in Attachment 2.

CONSULTATION AND COMMUNICATION

The draft LSPS 2025–2045 was exhibited concurrently with the draft Community Strategic Plan for community input between 9 April and 7 May 2025.

Engagement Activities

- Project Engagement webpage: 675 total visits.
- Join the conversation email newsletter: Sent to 7,318 addresses.
- Community Update feature.
- Hard copies: distributed to seven libraries.

- Community Information sessions: Crown Street Mall, Bulli Community Centre, Warrawong Mall, Dapto Mall.
- Email notification to relevant contacts in Government, Organisations, Community Groups, Neighbourhood forums, and Peak Bodies.
- Email notification to Members of Parliament.
- Social Media promotion.
- Agenda item at Heritage Reference Group and Illawarra Local Aboriginal Land Council.

Submissions received

- Engagement Page Survey: 8 completed.
- Email and written Submissions: 23.

PLANNING AND POLICY IMPACT

This report contributes to the delivery of Our Wollongong Our Future 2035 Goal 2 – “We have well planned, connected, and liveable places.”

It specifically delivers on core business activities as detailed in Land Use Planning.

The LSPS will set Council’s 20-year land use planning vision for the coming years.

The LSPS will be a key document in the assessment of Planning Proposals. Proposed amendments to the Wollongong LEP 2009, including Planning Proposal requests, will need to consider the 12 Planning Priorities holistically and seek to understand the relationship between them. It is not intended that any priority out-weigh or override the other priorities. Although it is acknowledged, that for some Planning Proposals particular priorities will be more relevant than others.

The LSPS will also be used to inform Council’s input into the draft Illawarra Shoalhaven Regional Plan, to be prepared by the NSW DPHI over the coming year.

SUSTAINABILITY IMPLICATIONS

The planning priorities of the draft LSPS guide a sustainable approach to land use planning which considers how growth can be managed to deliver sustainable communities, with access to quality housing, goods and services, transport, employment and open space.

The draft LSPS reinforces Council’s commitment to environmental sustainability including climate adaptation and mitigation, by outlining how amendments to the planning framework need to demonstrate adherence with Council’s relevant adopted strategies.

RISK MANAGEMENT

Adoption of the amended LSPS 2025-2045 addresses Council’s legislative obligations under the *Environmental Planning and Assessment Act 1979* including the requirement to update a Local Strategic Planning Statement at least every seven (7) years.

Reputational risks have been addressed through a comprehensive engagement process in accordance with Council’s Community Engagement Policy, and the inclusion of changes in response to public submissions. No additional risks have been identified.

FINANCIAL IMPLICATIONS

The draft LSPS 2025-45 reiterates the actions of adopted strategies and core business of Council. Any actions requiring funding will be subject to a business proposal and consideration through the Integrated Planning and Reporting process.

CONCLUSION

The draft Wollongong Local Strategic Planning Statement 2025-2045 provides the opportunity for Council and the community to set a contemporary 20-year land use planning vision for the LGA. The draft LSPS 2025-2045 has received broad support from Government, organisations, community groups

and individuals and has been amended to incorporate improvements, clarifications and updated references, in response to submissions made as part of the public exhibition.

It is recommended that Council adopt the amended LSPS 2025-2045 and forward it to the NSW Department of Planning, Housing and Infrastructure for endorsement.

Attachment 1 - Responses to Submissions and Amendments

Attachment 1 -Response to Submissions and Amendments

Table 1: Response to submissions

No	Submitter	Issue raised	Response	Proposed amendment
	<i>Government Agency</i>			
	Rural Fire Service	<p>The preparation of a Strategic Bush Fire Study (SBFS), as part of the preliminary studies undertaken for a planning proposal, should be undertaken where land is located in proximity to bush fire risks. The SBFS shall be in accordance with the Strategic Planning Principles of Planning for Bush Fire Protection 2019 (PBP19) to ensure only appropriate development occurs in areas where bush fire hazards exist.</p> <p>NOTE: the SBFS addresses a number of considerations which should inform the suitability of a site (and its surrounding location in the landscape) for the proposed land uses in consideration of strategic access networks, proposed densities and likely internal and external impacts as a result of bush fire impacts.</p>	The LSPS notes that Planning Proposals will be considered against the requirements of Local Planning Direction 4.3 Planning for Bushfire Protection. The Local Planning Direction requires planning proposals to have regard for Planning for Bush Fire Protection 2019, which includes at section 2.3 Strategic Planning the principles identified in the submission.	<p>Add additional text under Planning priority 2:</p> <p>Planning proposals seeking to amend the LEP are considered against the requirements of Local Planning Direction 4.3 Planning for Bushfire Protection. <i>The direction requires Council to have regard for Planning for Bush Fire Protection 2019 which includes strategic planning principles to ensure appropriate development in areas where bushfire hazard exists.</i></p>
	Environmental Protection Authority	<p>Recommends considering:</p> <ul style="list-style-type: none"> - <i>the existing sewage networks and capacity:</i> ensure it can receive additional flows from new dwellings and additional people. Where an upgrade to existing infrastructure is required, particularly concerning any sewage treatment plants regulated by 	The LEP Making Guidelines outlines that Planning Proposals to amend the LEP are required to address the adequacy of existing infrastructure and what upgrades are necessary. Investigations and consultation with relevant public authorities is required.	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
		the EPA, early consultation with the EPA is advised.		
		<p>Recommends considering:</p> <ul style="list-style-type: none"> - whether existing waste infrastructure has the capacity to adequately service future population growth and meet NSW Government's commitment to recover 80% of all waste streams by 2030 and halve the amount of organic waste sent to landfill by 2030 (see NSW Waste and Sustainable Materials Strategy 2041, Stage 1: 2021-2027 (DPIE, 2021) and Better Practice guide for resource recovery in residential developments (EPA, 2019). 	<p>Wollongong's Waste and Resource Recovery Strategy commits us to waste reduction and waste service efficiency via goals 1. Reduce Waste to Landfill; 2 Transition to a circular economy; and 4 improve our waste management. The Strategy acknowledges the NSW Waste and Sustainable Materials Strategy 2041 10 year target for an 80% average recovery rate from all waste and commits to a range of actions to: encourage source separation; upgrades to the WWARRP to facilitate greater source separation and diversion; and improvements to public place recycling. Wollongong currently has between 50%-60% kerbside diversion of waste to landfill via FOGO and recycling</p> <p>Council provides weekly kerbside pick up of organic material. Organic material being placed into the 'red bin' (to landfill) still accounts for 42% of the bin's capacity. Council has committed to increasing the FOGO service via increasing participation in multi unit development, education campaigns, and incentives for a smaller red bin service.</p>	No amendment
		<p>Recommends considering:</p> <ul style="list-style-type: none"> - avoiding and mitigating potential land use conflicts with the facilities regulated by the EPA (ie 56 schedule activities requiring licencing under the POEO Act) 	<p>The NSW EPA regulates these activities through licensing and sets conditions to minimize environmental harm.</p> <p>As much as possible, land use planning, includes the setting of land use zones and permissible uses seeks to appropriately locate land uses to avoid land-use conflict, by identifying activities that emit air, water, noise</p>	<p>Add text under Planning Priority 9:</p> <p><i>When changing land-use zones to a more sensitive use, consider proximity to existing industry, infrastructure or industrially zoned land to ensure the strategic planning decision does not impact</i></p>

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
			and land pollution and locating these away from sensitive uses.	<i>on the future operation of existing land uses in the area. In sensitive areas where there is a potential pollution impact, and there is no opportunity for any flexibility in land use, consider introducing controls on building design, so pollution impact is minimised.</i>
	Heritage NSW	<p>We recognise and support the heritage aspirations and initiatives identified in the revised version of the LSPS.</p> <p>We note that there may be additional heritage opportunities, as identified in our advice to Council on the previous LSPS, dated 28 May 2020, including preparation of environmental heritage and Aboriginal cultural heritage studies to inform amendments to Council's Local Environmental Plan</p>	<p>In relation to Aboriginal Cultural Heritage - the draft LSPS notes under planning priority 4. "Council has and will continue to work with the Aboriginal community to develop place-based assessments and frameworks to guide projects and plans. We will continue to seek direction from Aboriginal community, including exploring opportunities to draw together existing cultural value mapping and assessments and build on these to guide and frame future engagement and planning."</p> <p>Recommend adding text to acknowledge commitment to preparation and assessment of environmental heritage and Aboriginal cultural heritage studies.</p> <p>We also note, Aboriginal Cultural and Environmental Heritage are further addressed in relation to growth and development - "As Wollongong grows and changes, the qualities and characteristics that are valued and distinctive are to be reinforced. Urban Design Analysis and testing is key to informing changes to the planning framework, which often need to be supported through a masterplan. This work ensures contextual</p>	<p>Add text under planning priority 4.</p> <p><i>Council has and will continue to work with the Aboriginal community to develop place-based assessments and frameworks to guide projects and plans. Council will fulfill its statutory obligations to prepare and assess environmental heritage and Aboriginal cultural heritage studies to inform amendments to the planning framework. We will continue to seek direction from Aboriginal community, including exploring opportunities to draw together existing cultural value mapping and assessments and build on these to guide and frame future engagement and planning.</i></p>

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
			<p>issues are considered and drawn upon, including:</p> <ul style="list-style-type: none"> Identifying important aspects of our natural and cultural heritage, including significant Aboriginal and European sites, assets or values and creating proposals that conserve and acknowledge the historic and cultural context. Consideration of existing and desired future character aspects including broad landscape areas, scale, height, density, and allotment pattern, and ensuring important views are maintained from streets and key public spaces. How the LEP land use, height, and floorspace controls will result in building typologies and streets that are able to retain significant vegetation, work with topography, maintain important view lines and relate to existing development. 	
		Consider linkages between actions and priorities, e.g. ways in which heritage and culture contribute to attractive and liveable places, local employment and community wellbeing.	<p>The LSPS notes under Planning Priority 4 "Improving the identity of a place and supporting its character has a positive effect on liveability and economic prosperity." Propose reinforcing and expanding this by adding additional text from the Burra Charter which highlights the important role that heritage and cultural representation play in the quality of places.</p>	<p>Add text under Planning Priority 4 after <i>Improving the identity of a place and supporting its character has a positive effect on liveability and economic prosperity.</i> <i>"Places of cultural significance enrich people's lives, often providing deep and inspirational sense of connection to community and landscape, to the past and to lived experiences....These places reflect the diversity of our communities, telling us about who</i></p>

Attachment 1 - Responses to Submissions and Amendments

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				<i>we are and the past that has formed us and the Australian Landscape. They are irreplaceable and precious." - The Burra Charter</i>
		<p>Language is intrinsic to Country and Country is at the cornerstone of Aboriginal being. Language provides for connection to Country, history and each other. Language belongs in Country and teaches about Country</p> <ul style="list-style-type: none"> - consider of dual naming of places within Country. 	<p>Council recognises the work of the Geographical Names Board to enable dual naming and its direction to undertake consultation with language holders to ensure the name reflects First Peoples' culture, traditions and stories and is supported by written or oral tradition. Council's Aboriginal Engagement Framework supports Council staff to engage with Aboriginal Community in a meaningful and consistent way.</p> <p>Council considers the naming of places in accordance with our Road Naming Policy and Naming of Community Facilities and Parks Policy. Both policies reference the Geographical Names Board guidance. In addition, the Naming of Community Facilities and Parks Policy requires Council to consider the naming of community facilities, parks, sportsgrounds, natural areas and general community use lands based on the names of Aboriginal origin and indigenous significance to the local area as one criteria.</p>	<p>Amend text under Planning Priority 4 to read:</p> <p><i>Council has does and will continue to work with the Aboriginal community to develop place-based assessments and frameworks to guide projects and plans, including exploring dual-naming of significant places to reflect First People's culture, traditions and stories.</i></p>
		On page 12 under heritage add <i>protect</i> to dot point 3, i.e. Recognise, respect and <i>protect</i> Aboriginal culture.	<p>Page 12 outlines a summary of the responses from Community Engagement undertaken for multiple land use strategies and the Community Strategic Plan.</p> <p>Council agrees on the importance of protecting Aboriginal Culture. Recommend strengthening references to the protection of Aboriginal culture throughout the document.</p>	<p>Amend text under Planning Priority 1 to:</p> <p><i>Development and inappropriate land use are identified as key threats to local biodiversity and ecosystems, with the potential to impact on public health and amenity, as well as on places and</i></p>

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				<p><i>practices of cultural significance for First Nations people.</i></p> <p>And:</p> <p><i>Council will prioritise planning and development which seeks to maintain natural physical topography, minimise interference with natural water systems and enable natural healthy water flows, restore and protect original landscapes and their cultural value to First Nations people and the wider community, restore biodiversity and connect isolated pockets of environmental value.</i></p> <p>Add text under Planning Priority 4:</p> <p><i>We will continue to advocate for the protection of places of Aboriginal cultural value.</i></p>
		We note the use of the term 'European' in relation to non-Aboriginal heritage in the revised LSPS. We recommend that this term is updated to 'environmental heritage', which is a more inclusive term and is best practice when referring to non-Aboriginal heritage in NSW.	The term 'environmental' heritage could create confusion as to whether it includes buildings and structures, or just landscape heritage items.	<p>Amend text under Planning Priority 4 to:</p> <p><i>Identifying important aspects of our natural and cultural heritage, including significant heritage Aboriginal and European sites, assets or values and creating proposals that conserve and acknowledge the historic and cultural context.</i></p>
		Articulate heritage as it relates to local character, including potentially identifying clusters of places and items which contribute to the significant character of	There is an opportunity to strengthen the discussion of heritage and its relationship to	Add additional text under Planning Priority 4:

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		the place, e.g. opportunities in relation to Planning Priority 11 of the revised LSPS and the diverse heritage values of Port Kembla	character. Recommend adding additional text to document.	<p><i>"Places of cultural significance enrich people's lives, often providing deep and inspirational sense of connection to community and landscape, to the past and to lived experiences....These places reflect the diversity of our communities, telling us about who we are and the past that has formed us and the Australian Landscape. They are irreplaceable and precious." - The Burra Charter</i></p> <p><i>The identification of buildings, landscapes and archaeology with heritage significance via local and/or state listings is key to ensuring that individual items and clusters of items are protected. Wollongong has 9 conservations areas and over 500 heritage sites including 25 which are listed on the State Heritage Register. There are also three declared Aboriginal Places in Wollongong: at Sandon Point, Bellambi and the Dharawal Resting Place at North Era, and a nomination (2023) for Djeera (Mt Keira) and the Five Islands which Council continues to advocate to be finalised.</i></p> <p><i>Add additional text under Planning Priority 11:</i></p> <p><i>The form and operations of the Port Kembla industrial area are deeply embedded in the social and cultural heritage of Wollongong. The area includes 5</i></p>

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				<i>heritage listed items including the Commonwealth Rolling Mill Plant and Gardens, an office and house, a crane, battery, and brick chimney. These items are protected under CI 5.31 of the State Environmental Planning Policy (Transport and Infrastructure) 2023. The diverse heritage values of Port Kembla should be a key consideration of any future development.</i>
		Consider linkages between culture, heritage and tourism and the opportunities culture and heritage bring for economic growth, noting that these opportunities may be leveraged under Planning Priority 12 of the revised LSPS	Council acknowledges the important roles of culture and heritage in the tourism economy. Propose adding additional text to reinforce this position.	Amend text in Planning Priority 12 to: <i>Wollongong's historic, creative and cultural places and events are another key asset supporting our visitor economy. Our cultural infrastructure includes publicly accessible heritage buildings and landscapes, small and large venues for visual and performing arts and live music, a regular calendar of local and regional scale events, and a network of public art in scenic locations. Council will prioritise development and planning that seeks to protect and enhance cultural infrastructure.</i>
		We suggest consideration of a Council-wide Aboriginal Cultural Heritage assessment and cumulative impact assessment to guide future development decisions	The draft LSPS recognises the potential "to draw together existing cultural value mapping and assessments and build on these to guide and frame future engagement and planning" in consultation with Aboriginal community. Council is undertaking a range of projects that	Add additional text under Planning Priority 4: <i>We will continue to seek direction from Aboriginal community, including exploring opportunities to draw together existing and</i>

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			will inform this process in the future including precinct reviews, management programs and site-specific assessments. Proposed adding additional text to acknowledge future work.	<i>future cultural value mapping and assessments and build on these to guide and frame future engagement and planning.</i>
	Illawarra Shoalhaven Health District	The Wollongong Health Precinct is a key priority for ISLHD and is noted in section 9 of the LSPS - <i>Employment generating uses are prioritised in Centres and Industrial areas</i> . It is important that planning controls enable future expansion of the hospital site and adjacent health services in order to meet the health needs of the community as the population grows. ISLHD recommends that the Wollongong Health Precinct Strategy (draft exhibited) is added to the Guiding Documents in this section of the LSPS.	The guiding documents noted in the LSPS are all Council documents. Recommend including reference to the draft Health Precinct Strategy and acknowledging ISLHD as a collaborative partner in Planning Priority 9.	Amend text under Planning Priority 9 to: <i>Council is committed to working alongside DPHI and Illawarra Shoalhaven Local Health District to finalise the Wollongong Health Precinct Strategy and realise the planning framework necessary to enable the future Health Precinct.</i>
		Continue to support sustainable and safe transport, including implementation of 30km/h	Council's draft Wollongong Transport Strategy supports safe, accessible and convenient streets for all ages and abilities. Key to this is the delivery of slower, calmer streets which is proven to improve amenity and save lives. The draft Strategy speaks to working with TfNSW to introduce more extensive use of 30 km/hr speed limits in retail and business centres, foreshore areas and around all schools.	Include in Planning Priority 7: <i>Council will work with TfNSW to introduce more extensive use of 30 km/hr speed limits in retail and business centres, foreshore areas and around all schools</i>
	State Emergency Service	Recommends robust constraints analysis and mapping to identify the suitability of different lands for different uses.	Council maintains and updates a range of constraints mapping which is used to inform	No amendment
		Recommends that any fast-track planning process for the Wollongong LGA requires consideration of flood risk for development located on flood prone land and	Council supports the application of Local Planning Direction 4.1 Flooding to all applications to amend the planning framework, including those assessed as	Add the following text under Planning Priority 2:

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		demonstrate consistency with Local Planning Direction 4.1 Flooding. This includes ensuring there is no significant increased requirement for government spending on emergency management services, and flood mitigation and emergency response measures.	concurrent development applications and rezonings as State Significant Development through the Housing Development Authority. Council also supports the consideration of the Direction for any development application that seeks to increase residential density in the flood planning area beyond what is permitted under the current controls via a state assessed pathway.	Planning proposals which seek to intensify residential development in areas of medium or high flood risk are generally not supported.
		Support the consideration of climate change to guide resilient urban development. The NSW SES encourages the sharing of this risk information, which will enable other organisations, such as NSW SES, to plan for extremes in climate events and sequences.	Council is committed to making relevant risk information available. Councils Flood Risk Management Studies and Plans are made available through the SES's public portal.	No amendment
	Homes NSW	Homes NSW would welcome the opportunity for further discussion and consultation with council while the Affordable Housing Scheme is being prepared.	Council acknowledges Homes NSW willingness to consult and welcomes their input. Council has ongoing communication with Homes NSW under our collaboration commitments and referral responsibilities.	No amendment
	Sydney Water	We understand meetings between Council and Sydney Water's Strategic Partnership team have occurred to discuss growth in the Wollongong LGA. To ensure ongoing collaboration and discussion, Sydney Water would like to meet with Council regularly to discuss ultimate and staged growth servicing and Council's ongoing plans and priorities for the area.	Council is committed to continue to meet regularly with Sydney Water to discuss infrastructure needs in relation to urban growth.	No amendment
		Sydney Water requests Council's assistance in encouraging the lodgement of Feasibility applications prior to the lodgement of larger planning proposals and development applications. To allow us	Council encourages early consultation with Sydney Water as part of pre-lodgements, neighbourhood plans and planning proposals.	No amendment

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		to offer robust servicing advice and investigate staged servicing possibilities, future proponents should provide anticipated ultimate and annual growth data for their development as outlined in the enclosed Growth Data Form.	<p>In regard to planning proposals, the LEP Making Guideline 2023 advises that for Scoping Proposals "Referral to authorities and government agencies is encouraged but not mandatory. The Department is currently collaborating with authorities and government agencies and council in finalising this referral process - in the interim, referral and feedback is not a requirement but is a desirable outcome." Attachment B of the guideline includes the criteria requiring pre-lodgement engagement and additional information to be address in the scoping proposals. This includes that planning proposal enquiries should be directed via the SWC feasibility application process, as well as outlining the additional information required in relation to land use breakdown, yield, staging and demand forecast.</p> <p>Council suggests that if Sydney Water have further specific requirements these are incorporated into the next amendment to the LEP Making Guidelines.</p>	
	Conservation Programs, Heritage and Regulation (Department of Climate Change, Energy, Environment and Water)	We recommend adding a section acknowledging and talking to the Serious and Irreversible Impact (SII) entities in the LGA, most notably Illawarra Lowlands Grassy Woodlands which is co-located within numerous greenfield growth areas identified in the draft LSPS.	<p>SII refers to the potential impact of a development on a threatened species, EEC, or its habitat that is considered so severe it could significantly reduce the chances of its survival or recovery.</p> <p>The draft LSPS notes that Wollongong LGA is host to 19 Endangered Ecological Communities (EECs).</p> <p>Recommend adding further information to highlight the three endemic EECs including Illawarra Lowlands Grassy Woodlands, as well as existing guidance from Council documents</p>	<p>Add text relating to EECs under Planning Priority 1:</p> <p><i>Currently there are 19 ecological communities at risk of extinction in the Illawarra, 3 of these are endemic: Illawarra Lowlands Grassy Woodland; Illawarra Subtropical Rainforest and Melaleuca armillaris Tall Shrubland. As these endemic EECs are only found in the Illawarra and are not well conserved, landholders, councils</i></p>

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			<p>addressing the protection and management of these under Planning Priority 1.</p> <p>We note that the draft LSPS already includes under Planning Priority 5 (see underline):</p> <p>Wollongong's available land is contested by a range of competing land use agendas. The objectives of Land Use zones can be compromised by the addition of new uses. In our effort to increase supply of housing, it is important that other outcomes for employment, industrial development, recreation, heritage and environmental conservation are not ignored. <i>Planning proposals to add or increase residential uses that do not align with the objectives of the zone, or which seek to rezone Employment (E), Recreation (RE1), or Environmental (C) land to a residential zone are not encouraged.</i></p> <p>Propose including reference to Objective 11 of the ISRP as a key strategic alignment point under planning priority 5 in the Consistency with the Planning framework section.</p>	<p><i>and agencies have an even greater responsibility to ensure their viability into the future. A variety of conservation mechanisms and incentive schemes are available to landholders to help protect and manage endangered ecological communities. These range from perpetual arrangements through to short-term landholder incentive agreements.</i></p> <p><i>Council will prioritise planning and development which seeks to maintain natural physical topography, minimise interference with natural water systems and enable natural healthy water flows, protect and manage endangered ecological communities, restore and protect original landscapes and their cultural value to First Nations people and the wider community, restore biodiversity and connect isolated pockets of environmental value.</i></p> <p>Under Consistency with the Planning framework include under planning priority 5 the ISRP goal, objective and strategy: A sustainable and resilient region <i>Objective 11: Protect important environmental assets</i></p>

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No	Submitter	Issue raised	Response	Proposed amendment
				<i>(Strategy 11.4: Protect biodiversity values in urban release areas.)</i>
		<p>The LSPS does not identify any LGA wide Riparian Corridor protection strategy. The previous LSPS identified the Riparian Corridor Management Study (RCMS) for the entire LGA. This LSPS identifies only West Dapto Urban Release Area as having a key plan to be delivered.</p> <p>We acknowledge that chapter E23 of the DCP covers Riparian Land Management, if the DCP is designed to replace the RCMS then reference should be made clear in the LSPS.</p>	Propose adding <i>Wollongong Riparian Corridor Management Study 2004</i> as a guiding document under planning priority 1.	<p>Add under planning Priority 1:</p> <p><i>Riparian lands form the transition between land and aquatic environments, i.e. land adjacent to watercourses. Riparian land is generally the most fertile and productive part of the landscape in terms of primary production and ecosystems, and it often supports a higher diversity of native flora and fauna species than non-riparian land. Council's approach to riparian corridor management is articulated in the Wollongong Corridor Riparian Management Study 2004 (RCMS), namely to categorise riparian areas based on their ecological function. Wollongong Development Control Plan Chapter E23 supports the implementation of the RCMS 2004 with regards to development in proximity to riparian corridors. Council is reviewing the riparian corridors requirements in the West Dapto Urban Release Area. Once finalised, the West Dapto Riparian Corridor Management Strategy for the West Dapto Urban Release Area will supersede the RCMS 2004 for the West Dapto Urban Release Area.</i></p> <p>And under guiding documents:</p>

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				<i>Wollongong Riparian Corridor Management Study 2004</i>
		We recommend a section that includes the ISRP High Environmental Value (HEV) mapping which provides strategic guidance for the region's conservation. The ISRP states that "the 'avoid, minimise and offset' hierarchy will be applied to areas identified for new or more intensive development. This requires development to avoid areas of validated high environmental value and consider appropriate offsets or other mitigation measures for unavoidable impacts."	Propose including additional text to reference HEVs under Planning Priority 1	Add additional text under Planning Priority 1: High Environmental Value (HEV) mapping provides strategic guidance for the conservation of areas of validated environmental value. The Illawarra Shoalhaven Regional Plan 2041 notes that the 'avoid, minimise and offset' hierarchy will be applied to areas identified for new or more intensive development. This requires development to avoid areas of validated high environmental value and consider appropriate offsets or other mitigation measures for unavoidable impacts.
		We would also like to see the inclusion of or reference to the upgraded mapping of regionally significant Biodiversity Corridors for the ISRP (Illawarra Shoalhaven Regional Biodiversity Corridors 2023 Dataset SEED). This data is a subset of HEV and updates previous regional corridor mapping. The purpose of the mapping is to protect, manage and enhance the functionality of identified regionally significant corridors, particularly in relation to planning processes.	Propose including additional text to reference HEVs under Planning Priority 1	Add additional text under Planning Priority 1: A subset of the HEV is the Illawarra Shoalhaven Regional Biodiversity Corridors 2023 dataset. These corridors extend from the north of Wollongong into the Shoalhaven, mainly as a north south corridor along the Illawarra Escarpment but also including some east west corridors. The Regional biodiversity corridors are a key consideration when assessing Planning Proposals and Neighbourhood Plans, in

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				accordance with Local Planning Direction 1.1: Implementation of Regional Plans.
		While the plan identifies the relevant floodplain risk management framework and floodplain risk management studies plans (FRMSPs) to be undertaken (pp.24-25), we suggest adding an action that Council will continue to review best available flooding information and update flood studies over time. DCCEEW remains available to support the development of FRMSPs over time.	Council acknowledges the importance of review and updates of flood studies and flood risk management studies and plans. Proposed including additional text to reinforce this under Planning Priority 2.	Add text under Planning Priority 2: <i>Council will continue to review and update flood studies and flood risk management studies and plans and require detailed flood risk assessments to inform planning and development decisions.</i>
		In addition to the key areas of constraint identified on p.39 (Illawarra Escarpment Foothills, the northern villages (north of Thirroul), Helensburgh surrounds, and high and medium flood risk areas in Windang and Fairy Meadow), we suggest adding a broader statement that speculative planning proposals in areas of high biodiversity constraint or medium to high areas of flood risk will not be supported.	Council does not support speculative planning proposals in areas of high biodiversity constraint or medium to high areas of flood risk. Proposed adding additional text to reinforce this position under Planning Priority 5.	Add text under planning Priority 5: <i>This position is supported by Council's broader commitment to discourage speculative planning proposals in areas of high environmental sensitivity or medium to high areas of flood risk.</i>
		Within "Challenges" (p38) there is mention of water and servicing infrastructure funding for Stage 4 of WDURA being a critical impediment to rezoning. We recognise that a lack of funding for the WDURA Biodiversity Certification has been very problematic. A specific action should include collaboratively work the State government to secure delivery on their	Propose including additional text under Planning Priority 5.	Add text under planning Priority 5: <i>Council continues to work with the NSW Government to establish Biodiversity Certification in the West Dapto Urban Release Area. Biodiversity certification helps to streamline development assessment processes, protect important vegetation communities</i>

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		commitment to fund the WDURA Biodiversity Certification.		<i>and offset the impact from new developments via a precinct scale approach, rather than site by site. Future developments in the biodiversity certified area will make a financial contribution calculated under a revised State Government development and infrastructure contribution scheme. Council will prepare a financial management and investment strategy that ensures the funds it receives through this contribution can only ever be spent on the conservation measures and invested to provide continuing in perpetuity funding. This strategic approach will provide greater certainty that the impacts to biodiversity values in area are offset by conservation measures in the release area or nearby.</i>
		While the plan identifies and fits within the “line of sight” from the Illawarra Shoalhaven Regional Plan, the Plan overall could benefit from more direct references to which actions/strategies from the regional plans it seeks to meet (similar to LSPS 2020).	Detailed alignments are provided in the section Consistency with the strategic planning framework. Alignments with the Regional Plan are kept to the Objective level Except in limited cases in order to reinforce the importance of all actions under the objective without reproducing them as writing in the LSPS document.	No amendment
	Transport for NSW	Suggest including ‘walking and cycling’ in brackets when referring to active transport in the Your Voices section.	Page 12 outlines a summary of the responses from Community Engagement undertaken for multiple land use strategies and the Community Strategic Plan.	No amendment

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			As active transport is a well-known term, we don't recommend altering the feedback summary	
<i>Organisation/Peak Bodies</i>				
	NSW Ports	<p>NSW Ports recommends the following actions to further enhance Port Kembla's precinct efficiency:</p> <ul style="list-style-type: none"> Retention of large industrial lands surrounding the Port to assist in providing sufficient land for potential port facilities (minimum 2 ha) Optimizing the use of port and logistics by allowing 24/7 operation Limiting the areas surrounding the port to industrial uses Placing appropriate mitigation measures between residential uses and industrial activities Protecting roads to and from the port for freight uses and limiting private vehicle use <p>The above recommendations should be included as specific actions to protect and grow the international trade gateway of Port Kembla.</p>	<p>The Wollongong Industrial Lands Review and draft LSPS reinforces the importance of retaining the employment land with a focus on heavy industry, port operations and clean energy investment in and around the Port of Port Kembla. Proposed adding additional text under Planning Priority 11 to expand on operational aspects of the Port.</p> <p>The draft LSPS noted that planning at the Port of Port Kembla and surrounding industrial precinct is regulated via SEPP Infrastructure and Transport and amendments to the SEPP are carried out through an EIE process.</p> <p>The Port operations are mainly surrounded by Bluescope's land. The Port Kembla Land Transformation Project which will transform 200 hectares of underutilised Bluescope land will be considered as a State-Assessed Rezoning Proposal (SARP).</p> <p>Council supports the engagement of NSW Ports with the Working Group in relation to the recommendations.</p>	<p>Add additional text under planning priority 11:</p> <p><i>The Port of Port Kembla, including both the inner and outer harbours, operates 24 hours a day, seven days a week. The port's ability to operate around the clock facilitates the efficient import and export of essential goods for New South Wales and should be protected into the future, especially with regard to adjacent land uses and freight infrastructure.</i></p> <p>And</p> <p><i>Planning at the Port of Port Kembla and surrounding industrial precinct is currently regulated via State Environmental Planning Policy Infrastructure and Transport. Exhibition of an explanation of the intended effect of an amendment to the SEPP, and the seeking and consideration of submissions from the public, is at the discretion of the Minister. The Bluescope Transformational Lands Project will be assessed under a State Assessed Rezoning Proposal and is expected to result in an</i></p>

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				<i>amendment to the State Environmental Planning Policy (Precincts-Regional) 2021.</i> Council will continue to advocate for the Port to play a key economic and employment role, with a focus on heavy industry, port operations and clean energy investment.
		<p>We strongly encourage the Council to also incorporate the following road and rail upgrades within your strategic statement which will further assist state-wide freight movement:</p> <ul style="list-style-type: none"> • Widening of the M1 southbound at Mt Ousley to three lanes to allow for sufficient freight movement • Upgrades to the intersection of Springhill Road and Masters Road to reduce traffic congestion • Upgrade of the Moss Vale-Unanderra Freight Rail Line to enhance freight capacity <p>NSW Ports will continue working with Council to advocate for efficient freight movements within the state</p>	<p>Council continues to advocate for the realisation of new and improved rail freight connections.</p> <p>Council supports widening of M1 southbound at Mount Ousley following delivery of the Mount Ousley Interchange project.</p> <p>Council would support additional capacity at the intersection of Springhill Road and Masters Road however it is unclear what such an upgrade would be. The LSPS notes that Council support improvements to the heavy vehicle road network for freight</p> <p>The Illawarra Rail Resilience Plan which is noted in the LSPS is expected to address the Moss Vale-Unanderra Freight Rail Line.</p>	<p>Add additional text under planning priority 10:</p> <ul style="list-style-type: none"> • <i>Road infrastructure, including Picton Road upgrade central and eastern sections should be a high delivery priority followed by widening of the M1 southbound at Mount Ousley after construction of the Mount Ousley interchange.</i>
	Healthy Urban Environments Community of Practice	A significant element that is notably absent from the context section is a reference to health and the concept of healthy cities.	The draft LSPS identifies key planning priorities that focus on protecting and retaining the many elements that make Wollongong unique, as well as embracing the future with the aim to support healthy communities in liveable places. The document includes multiple references to the many aspects involved in	No amendment

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			<p>creating healthy environments including but not limited to:</p> <ul style="list-style-type: none"> • A broader understanding of sustainable environments using principles of Healthy Country • Mitigating impacts on biodiversity and ecosystems to provide for public health and amenity • Mitigating climate risk factors (like urban heat) to reduce impacts on community health and wellbeing • Prioritising green and healthy urban open spaces and streets as a planning priority (3) • Guiding planning for increases to residential density to ensure equitable provision of open space • Reviewing sustainable building measures to create healthier living conditions and potentially decrease cost of living expenses • Prioritising transport mode shift to public and active transport to improve health outcomes • Increase the safety of our streets and the health of our community • Promoting access to health care facilities 	
		It is recommended to explicitly link climate resilience and sustainability efforts to human health outcomes, in line with	The draft LSPS notes this connection under Planning Priority 2:	No amendment

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		Australia's National Climate and Health Strategy. This approach acknowledges the interconnectedness of climate and health, ensuring that urban planning, transport, housing, and environmental policies actively contribute to improved public health while advancing climate goals.	Climate change is altering the way people live in Wollongong. We are experiencing more frequent and intense events including heat, flooding, bushfire, storms, droughts and sea-level rise. These hazards have impacts on the health and wellbeing of the community as well as our built and natural environments. To reduce these impacts our community is supportive of achieving net zero emissions and protecting and investing in our natural environment. Opportunities to support emissions reductions within our community via Council's land use planning framework include support for a renewable energy transition, energy efficiency, reducing waste, sustainable transport, protecting and enhancing our natural environments and green industry. It is important that we work together towards reducing emissions and increasing resilience, and our planning system enables us to mitigate, adapt, and respond to our changing environment guided by strategically planning for a coordinated approach to risk.	
		The focus on green and healthy urban open spaces and streets under the "Sustainable and Resilient" theme is commendable and aligns well with contemporary planning goals. To enhance this approach, we recommend that Council undertake an Integrated Recreation Needs Research Project that recognises the multi-functional benefits of recreation planning—not just for leisure and health, but also for urban cooling, biodiversity, active transport, and social inclusion. This kind of holistic analysis would ensure that Council's future open space and public realm strategies meet the diverse and evolving	Council notes the proposal to take a holistic approach to strategic planning for open space and streets to ensure that these spaces deliver on a range of outcomes. The Wollongong City Council Supporting Documents Roadmap outlines Council's full set of strategic plans. Although linked under specific Goals and focussing on particular areas, Council works collaboratively across it's functions to ensure its plans deliver collectively on the outcomes defines in the Community Strategic Plan.	No amendment

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		needs of Wollongong's growing population. Critically, the research should acknowledge that streets are key recreation assets, not just movement corridors.	<p>Key plans relating to recreational planning and linked environmental, transport and inclusion outcomes include:</p> <ul style="list-style-type: none"> • Disability Inclusion Action Plan 2020-2025 • Play Wollongong Strategy 2014- 2024 • The Future of Our Pools Strategy 2014- 2024 • Sportsgrounds and Sporting Facilities Strategy 2023- 2027 • Places for the Future: Social Infrastructure Future Directions 2023-2036 • Discover Learn and Connect Wollongong City Libraries Strategy 2024-2028 • Wollongong Community Safety Plan 2021- 2025 • Public Toilets Strategy 2019- 2029 • Beach and Foreshore Access Strategy 2019-2028 • Animating Wollongong Public Art Strategy 2022-2032 • Wollongong Cycling Strategy 2030 • City of Wollongong Pedestrian Plan 2017- 2021 • Wollongong Retail and Business Centres Strategy 2023 • Urban Heat Strategy 2023 • Urban Greening Strategy 2017 -2037 • Illawarra Biodiversity Strategy 	

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		<i>The growing visitor economy celebrates natural and cultural assets</i> - This is a strong and important direction, recognising the region's unique identity and the role of tourism in supporting local jobs and businesses. However, there is a significant opportunity to better acknowledge and elevate the region's greatest natural asset, the beach and foreshore, including adjacent parks and open spaces. This coastal corridor is a major drawcard, not only for locals but for day-trippers and tourists, particularly from Western Sydney and beyond, who increasingly seek accessible, high-quality coastal experiences.	The draft LSPS acknowledges the key role the beach and foreshore as an attractor - "Our foreshore places are key attractors for visitation to our Wollongong. On an average day, approximately 37,000 people visit our foreshore places".	No amendment
		To truly unlock the economic and social potential of the foreshore, we recommend that Council invest in park and public domain upgrades, including more public BBQs, picnic shelters, seating, toilets, and improved pedestrian and cycling connections.	<p>Council maintains an extensive area of parks and beaches along our foreshore.</p> <p>Goal 2 of the CSP includes strategy 2.12 Improve active transport links and connectivity to our unique places and spaces, including marine access along the Local Government Area and accessibility from the Central Business District to the foreshore.</p> <p>From Wollongong Station to the Wollongong Foreshore, Council's City Centre Management team supports the activation of the foreshore and works with partners to improve its attractiveness and increase visitation.</p> <p>Council's aquatic services team manages multiple foreshore assets including our ocean rockpools as well as foreshore waste collection and beach cleaning.</p> <p>Council is currently undertaking a new Coastal Management Plan that will help support future</p>	

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			<p>improvements and management of the foreshore areas across the whole LGA (excluding the Port of Port Kembla) and subsequently support future site-specific master plans where required.</p> <p>Council is currently planning to develop Master and Precinct Plans for Lang Park and Bellambi Foreshore.</p> <p>Existing Master Plans propose a range of improvements, for example: the 2023 Stuart Park Master Plan includes the possibility to provide more shelters, BBQs, seats, taps, lighting, trees, recycling and coal bins. The Master Plan also includes the possibility to upgrade the footpaths and build a footpath around the park perimeter including boardwalk / decking near the lagoon and heritage pines area.</p> <p>There is an identified "Belmore Basin Amenities Replacement" project included as a one of twenty identified "Community Facilities - Buildings - Renew" projects in Council's Infrastructure Delivery Program 2024-2025 - 2027-2028.</p> <p>Lake Illawarra Foreshore is also an important focus for council. For example, our public art team has conducted site inspections around Lake Illawarra and is now considering the next steps, which may include location selection, feasibility studies and community engagement, as we explore the potential for public artwork commissions on the foreshore of Lake Illawarra.</p>	
		We strongly recommend that Council engage the community, local businesses,	Wollongong's foreshore is around 50km long and comprises a total of 26 beaches. Council	No amendment

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		and organisations such as the local Chamber of Commerce to co-design a multifunctional and holistic Foreshore Masterplan. This plan should cover the entire foreshore area and serve as a guiding framework for capital works budgeting, funding applications, and delivery programs. A clear, community-supported vision for the foreshore will enable Council to advocate for state and federal investment (including grant applications), while enhancing the quality of life for residents and boosting the long-term sustainability of the visitor economy.	<p>manages the foreshore at both an LGA scale (via plans such as the Wollongong Coastal Management Plan, Play Strategy etc) and at a place-based scale (Foreshore Plans of Management, Public Open Space Masterplans etc.)</p> <p>Due to the different character and context of the various sections of our foreshore, a range of different planning responses are needed.</p> <p>The Blue Mile Masterplan is an example of a place-based foreshore masterplan which set a vision and capital works program for the revitalisation of a large area of foreshore between the golf course and Stuart Park/Fairy Creek. The foreshore masterplan is supported by the City Foreshore Plan of Management.</p> <p>In relation to the projects that Council leads, Council is committed to broad stakeholder engagement across informing, consulting, involving and collaborating with community. We commit to an open community engagement process on all our Master Plan projects.</p> <p>For each engagement project a process will be undertaken to understand who the stakeholders are and the most meaningful way to involve them. A range of methods will be used across the various projects to ensure our diverse stakeholders have the opportunity to provide input.</p>	
	Destination Wollongong	DW supports the conservation and re-interpretation of significant heritage spaces and suggests to add to the examples	<p>Support noted.</p> <p>Proposed adding additional text to add mention of the Forts and reference the work</p>	Add text under planning priority 8:

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		quoted, the Flagstaff Hill and Cliff Drive Forts, the Old Courthouse and the Continental Baths.	on updated conservation management plans for these places.	<i>The conservation of and reinterpretation of significant heritage places and landscapes by design professionals celebrates their value and enables them to drive the revitalisation of places, whilst acknowledging their historic significance, for community and economic benefit. Detailed conservation management plans support this process. The Blue Mile, a group of foreshore reserves linked by a shared pathway between Stuart Park and Wollongong Golf Club combined high quality place design with heritage interpretation and public art to create a valuable community asset with broad benefits for health and well-being, and visitor attraction. This area included several State listed heritage items including Flagstaff Hill and Smiths Hill Forts, for which Council is currently developing an updated conservation management plan.</i>
		It also supports the addition of more Public Art and suggests inclusion of supporting and expanding the Wonderwalls initiative.	Support noted. Council's Animating Wollongong Public Art Strategy outlines Council's approach to planning and managing public art and includes the following relevant actions which relate to expanding the Wonderwalls initiative: <ul style="list-style-type: none"> 1.3.1 Seek out external partnerships, collaborations, and sponsorship opportunities to support public art across the Wollongong LGA 	No amendment

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			<ul style="list-style-type: none"> 3.1.1 Continue to explore new spaces and places for temporary art activations, including events, billboards, town centre infrastructure and suburban placemaking 4.1.3 to Audit and review the Public Art Collection and other major Council-led public art projects including murals, to enable future and ongoing maintenance and data collation. 4.3.3 Create opportunities for input, expertise and leadership from the creative community into Council design and implementation processes for public art <p>Wonderwalls is a private initiative who partner with government and non-government entities. Wollongong Council partnered with Wonderwalls to deliver the Wonderwalls festival in Wollongong CBD in 2012, 2013, 2015, 2016, and 2017, and in Port Kembla in 2019, 2022 and 2023. Currently there are no plans in place to partner with the organisers on a new Wonderwalls festival, however Council remains in regular communication with them.</p>	
		DW supports work on ensuring that the CBD is vibrant (day and night) and this includes increasing the number of accommodation, attraction and hospitality venues that provide facilities for visitors and support employment through the thousands employed to service these amenities. It recommends listing ongoing engagement of Council and DW with the NSW State Office of the 24 hour Economy	<p>Council has committed to exploring options to incentivise hotel accommodation in the Wollongong CBD through its Tourism Accommodation Strategy 2025</p> <p>Council's economic development team with Destination Wollongong and other partners to promote Wollongong CBD as a vibrant place to visit day and night. Operationally this is supported by Council's City Centre Management team, and in relation to</p>	<p>Add text under Planning Priority 6:</p> <p><i>Council is committed to supporting the participation of artists and performers, and engaging with a range of planning and regulatory reforms in collaboration with the Office of the 24 hour Economy Commissioner and the Department of Planning,</i></p>

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			development applications, our small business team. Council is an active member of a range of committees and communities of practice set up by the Office of the 24 hour Economy Commissioner and is committed to exploring a range of options to ensure the vibrancy of Wollongong's CBD in the long term.	<i>Housing and Infrastructure to enable businesses to grow the evening economy and contribute to the vibrancy of our Centres.</i>
		DW recommends that it be noted in the delivery of Planning Priorities 9 (Employment), 11 (Port Kembla Lands) and 12 (Visitor Economy) due to DW's existing extensive activity in these areas.	The support of Destination Wollongong in driving activation and visitation in Wollongong is noted. Propose including additional text under Priority 12 which represents their key are of activity.	Include text under Planning Priority 12: <i>Wollongong has numerous attractors to drive the visitor economy. A spectacular coastline and escarpment; places to swim, ride, walk and play; historic character filled villages, and a thriving creative industry of festivals, live music, sporting events and public art. Council collaborates with a range of partners including Destination Wollongong to deliver a vibrant visitor experience in Wollongong.</i>
	Property Council	The Plans first goal outlines the importance of preserving natural landscapes and biodiversity in urban development to ensure that growth does not come at the expense of the environment. The Property Council supports the protection of the unique character of the Wollongong Local Government Area, whilst balancing development, population growth and housing needs responsibly and our	Support noted	No amendment

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		members are committed to engaging with council to ensure this is possible.		
		The Property Council and our members are committed to working with Council to plan, develop and build diverse housing options within the Wollongong Local Government Area acknowledging the growing needs of the community faced with a forecast population growth, and ongoing affordability issues across the region.	Commitment noted. Council will continue to engage with the Property Council in to inform planning processes.	No amendment
Community Groups				
	Thirroul Village Committee	<p>Due to the changing climate there is an increased risk of flooding and bushfires around Thirroul.</p> <p>Unfortunately, there has been an increase in dwelling approvals in high-risk locations of Thirroul, especially since the introduction of Complying Development Certification (CDC).</p> <p>Added to this the increase in dual occupancy approvals has increased flood risks mainly due to the removal of trees and grass to accommodate buildings and the associated concrete driveways. Hard surfaces increase the flow of water runoff which means this is no longer able to be absorbed by the soil. There is an urgent need for proposals for dual occupancies to be carefully assessed against the impact on the environment, neighbouring residents and traffic prior to any decision.</p>	<p>It is acknowledged that both flooding and bushfire constraints impact land in Thirroul.</p> <p>All Complying Development Applications proposed on flood prone land must satisfy a range of flood requirements outlined in the State Environmental Planning Policy (Exempt and Complying Development Codes) 2008. These include not increasing flooding on other properties, inclusion of refuge areas, flood compatible construction materials, Building Code of Australia compliance, and flood certification from an appropriately qualified Engineer.</p> <p>Any development application lodged for a dual occupancy is assessed in accordance with WLEP 2009 and WDCP 2009.</p> <p>Chapter E13 and E14 of WDCP 2009 outlines the controls related to floodplain management and stormwater management respectively. These chapters include controls related to increased hardstand areas and how stormwater is managed. These controls may</p>	No amendment

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			<p>also necessitate changes to built form to ensure compliance is achieved.</p> <p>Chapter B1 (Residential Development) and Chapter E6 (Landscaping) also include controls related to the management of trees, landscaped areas, and deep soil zones.</p> <p>Overall, these controls ensure that constraints are managed appropriately whilst also balancing the need for additional housing.</p>	
		<p>Thirroul has no detour available for LHD between Flanagan's and Woodlands Creeks including the base of Bulli Pass. If LHD through Thirroul is grid-locked from traffic, or if there is an emergency, a major incident, or major maintenance of infrastructure such as the rail bridge or the various road bridges, then there is no road-based transport capacity for the entire coastline communities north of Bulli Pass - an intolerable consequence.</p> <p>It is essential that Council work with Transport for NSW (TfNSW) to find a village detour that can be triggered during an emergency, a major incident, or major maintenance of infrastructure such as the rail bridge or the various road bridges.</p>	<p>Council is aware of the infrastructure constraints present in the northern suburbs.</p> <p>Road and traffic safety is an important element of Council's transport service planning and delivery. As Lawrence Hargrave Drive is classified as a State/Regional Road it is under the control of NSW Government via Transport for NSW, who are responsible for transport movement improvements including the bridges over the railway line.</p> <p>Council is committed to working with Transport for NSW, the lead combat agencies for natural hazards such as the NSW SES, NSW RFS, and other related agencies to address emergency and alternate access. Safe egress during an emergency is not always able to be pre-determined. It is essential that anyone with egress concerns in the lead up to and during an emergency activate their emergency plan and leave early where possible following direction to do so by the lead combat agency.</p>	No amendment
	Migration Heritage	The strategic statement and other associated plans relating to statement 8.	The amended text reflect the strategies in our Community Strategic Plan, specifically	Amend the wording of Planning Priority 8. The city is enriched by

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	Project/Museum of People and Industry	<i>The city is enriched by creative and cultural expression, could be made stronger with rewording such as: We grow the cultural and creative infrastructure of the city to enrich community connections, diversify employment options and enhance economic investment.</i>	<ul style="list-style-type: none"> 3.11 Using community art and cultural development practices, our places and spaces reflect the creativity, history, and identity of our people 3.12 Promote museums and galleries as part of the cultural landscape. 4.2 Provide a variety of quality and accessible public spaces and opportunities for sport, play, leisure, recreation, learning and cultural activities in the community. 	<p>creative and cultural expression to:</p> <p><i>The city reflects the creativity, history, and identity of our people; invites community participation; and contributes to a diverse economy.</i></p>
		<p>I along with many others, have been working on strategy to construct a large museum in our region on repurposed BlueScope land that forms part of the Port Kembla master planning project. The project has in principle support from BlueScope as well as many other individuals and community groups. However, it requires a large investment and ongoing funding in order to succeed. This could be a project that WCC elevates to a major regional initiative bringing all levels of government and the corporate sector together in an innovative partnership that sees our nation building stories available to the world.</p> <p>The project would cover off many elements of the Strategic Planning Statement including: Creative industries, respect and celebration for our heritage, including First Nations and cultural diversity, employment opportunities, economic investment in the city, expanding tourism options for the city and region, elevating the hospitality and recreational offerings, providing storage</p>	<p>Council is aware of the museum proposal and its connection with the Bluescope Transformational Lands project and has had some involvement in the planning alongside the contracted cultural advisor and other consultants. Council expect this involvement to continue.</p> <p>Council acknowledges the opportunities the Bluescope project offers to deliver a range of cultural and creative planning outcomes.</p>	<p>Add text under Planning Priority 11:</p> <p><i>Bluescope proposes to progressively transform approximately 200ha of underutilised industrial land at Port Kembla into a thriving employment precinct for industry, advanced manufacturing, sustainably focused technologies, education, entertainment and recreational uses. A large proportion of the area is intended to be green and blue space and open parklands. Council has been actively involved in support planning for cultural and creative elements within the master-planned area.</i></p>

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		for objects and art work belonging to the city and most importantly, opportunities for community connection through story telling.		
	Neighbourhood Forum 5	No issues raised	Neighbourhood Forums support for the Draft LSPS and specific support for directions under planning priorities 1,2,3,5 and 7 are noted.	No amendment
Landowners				
	Imperial Hotel Clifton (c/o Urbis)	<p>The Club acknowledges the environmental priorities drafted under the Draft Local Strategic Planning Statement:</p> <ol style="list-style-type: none"> 1. We rehabilitate and protect natural environments and ecosystems 2. We are resilient to climate risks and environmental hazards. <p>The LSPS priorities above specifically call out the intensification of land in the coastal vulnerability area or within a coastal wetlands and littoral rainforest areas, and requires the consideration of coastal scenic values within the coastal environment and coastal use area. It also notes the prevention of intensification is focussed on urban land along the coastline zoned Environmental Living (C4). The ongoing viability of the Imperial, and the importance of the operation of this asset to the event and leisure economy of the LGA, can be appropriately balanced with the protection of the surrounding environment.</p> <p>The Club requests that when finalising the draft priorities one (1) and two (2) Council consider the potential adverse effects on the Imperial. As the site is both on the</p>	<p>Council notes the existing approvals in place enabling the operation of the Clifton Imperial Hotel, as well as its valued role as a key visitor destination and fine example of heritage restoration and reuse.</p> <p>Council is not aware of any plans for the Clifton Imperial to further intensify uses at its site.</p> <p>The Planning Priorities 1 and 2 outline Council's intention to prevent amendments to planning controls which would permit more intensive forms of development within sensitive areas including coastal vulnerability area or within a coastal wetlands and littoral rainforest areas and the Environmental Living (C4). This will not impact the existing consents in place for the Clifton Imperial Hotel.</p>	No amendment

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		coastline and on land zoned C4 Environmental Living, which is strategised to prevent intensification, balancing the Imperials continued viable operation, its positive community impact and its local economic investment, with the protection of the natural environment is required.		
<i>Individuals</i>				
	Wodi Wodi Elder	<p><i>Cultural identity of the Wodi Wodi people</i></p> <p>Recognising the distinct cultural identity of the Wodi Wodi people is crucial in discussions surrounding heritage naming and the representation of traditional lands. The term "Dharawal," though reflective of the broader linguistic landscape, may inadvertently obscure the unique tribal boundaries of the Wodi Wodi people and their direct connection to the Illawarra region. The Wodi Wodi track, as a historically significant route, deserves acknowledgment that specifically honors the Wodi Wodi people's role as its custodians and the heritage it embodies.</p> <p>To name the traditional country of Wollongong "Dharawal" aligns it with cultural connections extending beyond the Wodi Wodi people's jurisdiction, encompassing areas like Sydney and the Shoalhaven River. This broader designation risks diluting the precise cultural and spiritual ties that the Wodi Wodi people have to the Illawarra. Instead, there is a profound opportunity to celebrate and highlight the unique Wodi Wodi history through naming conventions that reflect</p>	Council recognises the Traditional Custodianship, language, links to kinship and connection to Country of the Traditional Custodians of Wollongong. The Wodi Wodi people are recognised as Traditional Custodians within the broader Dharawal language speaking group.	No amendment

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		<p>their singular custodianship and contributions.</p> <p>By emphasising the Wodi Wodi people's ancestral legacy within the Illawarra, local communities, policymakers, and visitors can cultivate a deeper understanding of the area's history. Such recognition ensures that the Wodi Wodi track is not merely a point of interest but a living testament to the traditions, movements, and stories of a community whose identity is deeply interwoven with the land. Honoring the specificity of tribal boundaries and cultural significance fosters inclusivity and respect, creating a framework where heritage preservation transcends mere symbolism and instead becomes an active celebration of the Wodi Wodi people's enduring connection to their Country.</p> <p>To truly incorporate an Aboriginal perspective, it is vital to center the voices and experiences of the Wodi Wodi people, as their historical and spiritual connection to the Illawarra is unparalleled. Their stewardship of the land provides invaluable lessons in sustainable practices, cultural preservation, and community well-being. By respecting their knowledge systems and inviting their leadership in addressing urban development and heritage protection, a more inclusive and balanced approach can emerge.</p>		
		<p><i>Heritage - Recognise and Respect Aboriginal Culture</i></p> <p>Recognising and respecting the traditional custodians of the Illawarra, the Wodi Wodi</p>	<p>Council's Aboriginal Engagement Framework outlines our commitment to the Aboriginal community to engage in a meaningful and consistent way. The Framework aims to</p>	<p>No amendment</p>

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		people, is central to preserving the area's cultural heritage. As the keepers of cultural knowledge specific to this region, their insights and ancestral ties to the land make them indispensable collaborators in decision-making processes regarding cultural preservation. While non-traditional Aboriginal people may inhabit the area, it is the Wodi Wodi people's profound connection to Country that endows them with the unique authority and responsibility to safeguard its spiritual and historical significance. Engaging with the traditional custodians ensures not only the protection of sacred sites but also the continuation of traditions that have been passed down through countless generations.	provide Council's elected members, staff and consultants with knowledge about local Aboriginal people and their communities, and how to engage with them in a culturally appropriate way. With regard to this Local Strategic Planning Statement and the work it will guide, council welcomes opportunities to understand how we can better engage with Traditional Custodian groups in the protection of sacred sites and in supporting cultural practice to care for Country.	
		<i>Avoiding over development</i> Balancing the pressures of urban development with the preservation of cultural heritage and environmental sustainability is critical. The increasing population in cities like Wollongong highlights the need for thoughtful urban planning that avoids overdevelopment while accommodating growth. Encouraging sustainable, high-density housing options can help prevent the spread of urban sprawl, reducing the risk of encroachment on sacred sites and natural ecosystems. However, such solutions must be implemented with sensitivity to community concerns. Collaborative discussions with local residents, urban designers, and cultural heritage experts can ensure that	The LSPS aligns well with the ideas presented. The LSPS acknowledges the pressures of population growth and urban expansion. It outlines a clear commitment to sensitive and sustainable development, including: <ul style="list-style-type: none"> • <i>Strategic Housing Growth</i>: The LSPS promotes higher-density housing in well-serviced areas such as the CBD and around transport hubs, while limiting development in environmentally sensitive zones like the Illawarra Escarpment foothills and flood-prone areas. This approach helps prevent urban sprawl and protects natural and cultural landscapes. Propose adding additional text under planning priority 7 to reinforce the importance of integrated land use and transport planning and collaboration with TfNSW. 	Add additional text under planning priority 7: <i>Council will work with TfNSW and DPHI on projects which seek to concentrate development in and around key transport nodes, including the Transport Oriented Development sites and the proposed southern rapid bus transport corridor, that will link Shellharbour City Centre to Wollongong CBD via Warrawong and the Bluescope Transformational Lands.</i>

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		<p>new developments honour both the practical needs of a growing population and the cultural values of the area.</p> <p>Respectful engagement and inclusive planning stand as pivotal measures in preserving the balance between growth and heritage, ensuring that the Illawarra remains a region where both cultural identity and modern aspirations thrive in harmony</p>	<ul style="list-style-type: none"> • <i>Community Engagement</i>: The LSPS emphasizes inclusive planning and respectful engagement with local residents, Aboriginal communities, and collaboration with design and heritage experts. This ensures that development reflects community values and protects places of cultural significance. • <i>Environmental Protection</i>: Over 70% of Wollongong's land is zoned for environmental conservation or management. The LSPS reinforces the importance of maintaining ecological integrity through zoning, strategic planning, and restoration initiatives. • <i>Infrastructure and Amenity</i>: The plan recognizes that increased density must be matched with adequate infrastructure, open space, and services. It includes strategies to enhance public transport, green spaces, and community facilities to support a growing population. • <i>Cultural Heritage</i>: The LSPS commits to protecting Aboriginal cultural sites and heritage-listed buildings, integrating First Nations knowledge into planning processes, and exploring dual naming of significant places. 	

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	<p><i>Effects of Coastal Erosion on the Environment</i></p> <p>Coastal erosion along the eastern seaboard is emerging as an increasingly pressing environmental issue, driven by the inexorable rise in sea levels due to climate change. This phenomenon poses significant risks not only to the ecological balance of coastal environments but also to the cultural and spiritual heritage contained within these landscapes. Aboriginal burials, historically interred in sand dunes and sandy deposits, face profound threats as erosion reshapes the physical contours of these sacred sites.</p> <p>Coastal erosion disrupts ecosystems that are uniquely adapted to the dynamic intertidal zones. Mangroves, salt marshes, and dune vegetation, which provide essential habitat for a wide variety of species, are being degraded or lost entirely. Furthermore, the erosion accelerates the sediment flow into marine environments, which can suffocate coral reefs and seagrass beds—key contributors to biodiversity. The loss of these critical habitats undermines the resilience of marine and coastal species, leading to a cascade of ecological consequences.</p> <p>Rising sea levels exacerbate this issue, as storm surges and tidal changes intensify the rate of erosion. The balance of sand deposition and erosion is disturbed, resulting in a net loss of coastal landmass. Infrastructure such as homes, roads, and flood defenses along the eastern seaboard</p>	<p>Council thanks the submitter for sharing this detailed and important information relating to the cultural consequences of coastal erosion, especially with respect to sacred sites and Aboriginal burial locations.</p> <p>Propose adding additional text under Planning Priority 2 to expand on the cultural implications of coastal erosion and sea level rise.</p> <p>The full submission has been provided to Council's Environment team who are preparing the Wollongong Coastal Management Program. This work includes a cultural mapping process which has been led by the Illawarra Local Aboriginal Lands Council.</p>	<p>Add text under Planning Priority 2:</p> <p><i>The Coastal Management Program will further consider the potentially significant impacts of coastal risks to sites of Aboriginal cultural significance, through an Aboriginal led cultural mapping process.</i></p>
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		<p>also suffers, creating economic and social pressure on affected communities.</p> <p><i>Implications for Aboriginal Burials</i></p> <p>For the Wodi Wodi people and other Indigenous communities with cultural ties to the eastern coastline, coastal erosion strikes at the heart of their heritage. Ancient burial sites, often situated within sand dunes, are increasingly vulnerable to exposure and destruction. These sites are more than mere archaeological entities—they are sacred spaces, embodying ancestral connections and spiritual significance.</p> <p>As sand dunes erode, skeletal remains and other burial artifacts risk becoming displaced or washed away, leading to a loss of cultural and historical continuity. The desecration of burial sites is not only a physical loss but also a profound cultural wound, diminishing the ability of future generations to honour their ancestors and sustain their traditions.</p> <p><i>Protecting Sacred Sites and Addressing Erosion</i></p> <p>Efforts to mitigate the impact of coastal erosion must account for both environmental and cultural imperatives. Key strategies may include:</p> <ul style="list-style-type: none"> •Implementing vegetation restoration projects: Reinforcing dune ecosystems with native plant species to stabilise sandy deposits and reduce erosion. •Utilising sustainable coastal engineering: Constructing barriers or artificial reefs 		
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		<p>designed to absorb wave energy and protect vulnerable coastlines.</p> <ul style="list-style-type: none"> •Collaborating with Indigenous communities: Ensuring that cultural heritage experts are integral to planning processes, preserving sacred sites through joint stewardship. •Raising public awareness: Promoting education about the cultural significance of these burial sites and the detrimental effects of climate change. <p>The challenges posed by coastal erosion along the eastern seaboard demand urgent and coordinated action. Rising sea levels are not only reshaping landscapes but also placing the spiritual and cultural heritage of Aboriginal communities at risk. By adopting an inclusive approach that respects ecological and cultural values, it is possible to develop sustainable solutions that preserve both the environment and the stories it holds. Only through commitment to such efforts can we honour the past while safeguarding the future.</p>		
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	Individual 1	<p>The "Draft Local Strategic Planning Statement" mentions footpaths but it doesn't seem to prioritise a real problem with the footpath along the eastern side of Lawrence Hargrave Drive between the Scarborough Hotel and the Fire Station. This section of the footpath is broken, irregular, and poorly marked, creating a significant hazard for pedestrians and property owners in the area.</p> <p>The current state of the footpath increases the risk of trips, falls, and other injuries, particularly for vulnerable groups such as the elderly, children, and those with mobility impairments. The lack of clear markings further exacerbates the danger, especially in low-light conditions.</p> <p>I would appreciate it if you could provide a timeline for when these repairs might be scheduled. I am confident that improving this stretch of the footpath will greatly enhance the safety and usability of the area for all.</p>	<p>The Local Strategic Planning Statement is a high level document which directs land use planning and amendments to the strategic planning framework. It does not address the condition of specific pieces of infrastructure.</p> <p>Council undertakes regular periodic inspections of all assets based on infrastructure type. Council has recently completed comprehensive asset condition inspections and assessments for roads, footpaths and shared paths across the Local Government Area. This data is currently being analysed and will inform future programs and priorities for these asset classes.</p> <p>A Customer Request specific to the issues raised at LHD Scarborough has been logged with Transport and Infrastructure Planning.</p>	<i>No amendment</i>
	Individual 2	<p>Nothing is in place to urgently acquire the 7ha of privately owned land at Sandon Point (Lot 303, Amy St Thirroul). This land is essential to the green corridor in this area.</p>	<p>Council acknowledges community support for public ownership of the subject lands. A proposal was submitted to Council and considered, however, there are currently no plans by Council to acquire this land parcel.</p>	<i>No amendment</i>
	Individual 3	<p>Support Joint Council / TfNSW planning study: new TfNSW KPI "on-time running" for traffic and use Living Street quadrant metrics</p>	Noted	<i>No amendment</i>

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		Seek TfNSW funding for a major commuter carpark (Thirroul)	<p>On 4 September 2015, a new at-grade commuter car parking facility was opened at Thirroul, providing public transport customers with an additional 150 car parking spaces.</p> <p>The commuter car park is a short walk from Thirroul Station (~360m), makes use of Government owned land (TfNSW), and includes a range of customer safety features including security fencing, lighting and CCTV.</p> <p>The commuter car park benefits public transport customers who park-and-ride at Thirroul, including those who connect with the express services to the Sydney CBD. It also returns street parking to those who live, work and shop locally.</p>	<i>No amendment</i>
		Establish a policy that the Fire and Rescue Guidelines is deemed applicable by the consent authority for any High Consequence Development such as a school, pre-school, hospital, seniors/people with disability - each involving large numbers of people with potentially constrained cognitive and physical capabilities, as well as limited accessibility and mobility - triggering a "major emergency incident" requiring "a multiple alarm response by multiple combat and support agencies".	<p>Council is committed to working with Transport for NSW, the lead combat agencies for natural hazards such as the NSW SES, NSW RFS, and other related agencies to address emergency and alternate access. Safe egress during an emergency is not always able to be pre-determined. It is essential that anyone with egress concerns in the lead up to and during an emergency activate their emergency plan and leave early where possible following direction to do so by the lead combat agency.</p> <p>Consent agencies seek advice from referral bodies including the SES and RFS in alignment with legislative requirements for development applications and planning proposals.</p>	<i>No amendment</i>
		Seek urgent TfNSW grant funding for an additional emergency services road transport access route between Lawrence	A modified Concept Plan (Major Project) was approved for a residential, aged care and seniors living development on the site of the	<i>No amendment</i>

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No	Submitter	Issue raised	Response	Proposed amendment
		Hargrave Drive/Flanagans Creek and Point St Bulli - and signpost and pavement markings as an E-Route for Lawrence Hargrave Drive and the new route. New route also enables major maintenance /road closure of existing road over rail bridge on Lawrence Hargrave Drive	<p>old Cookson Pilbrico Site at Sandon Point Bulli on 06/01/2020.</p> <p>The State approved plan includes: a subdivision to create a combination of residential detached dwelling allotments and super lots for multi-unit housing; and a residential and retirement development including a Residential Aged Care Facility, independent living units, communal facilities, residential dwellings and services to support the village, access and carparking.</p> <p>Roads within this development include the extension and connection of the northern and southern portions of Gerahty Street via a bridge over Tramway Creek.</p> <p>The realisation of this development will provide an alternative route, for both everyday and emergency traffic, between south Thirroul and Bulli. This link will not provide an alternate route to the Lawrence Hargrave Drive Thirroul rail bridge.</p>	
		<p>Seek urgent TfNSW action: bridge closure plan for major maintenance - requiring a bypass - see above; Investigation of bridge structural capacity and condition, bridge is over 100 years old and damaged; grant funding for bridge replacement or upgrade</p> <p>Seek urgent TfNSW grant funding for intersection upgrading of Lawrence Hargrave Drive / Arthur St intersection to support Fire & Rescue Station access onto Lawrence Hargrave Drive and Arthur St, immediate Keep Clear pavement markings on Lawrence Hargrave Drive matching</p>	<p>Road and traffic safety is an important element of Council's transport service planning and delivery. As Lawrence Hargrave Drive is classified as a State/Regional Road it is under the control of NSW Government via Transport for NSW, who are responsible for transport movement improvements including the bridges over the railway line.</p> <p>Council continues to advocate to and work collaboratively with TfNSW to upgrade and enhance existing infrastructure.</p>	<i>No amendment</i>

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
		Council; followed by 5 leg Traffic Signals integrated with Fire Station		
		Seek urgent funding to secure Telco and water supply power security during escarpment bushfires	Council does not control or fund power supply for telecommunications or water supply.	<i>No amendment</i>
	Individual 4	The draft Statement could benefit from including a short section on any significant changes in it compared to the 2020 Statement and proposed responses to these changes.	The 7/5/25 Council report and the LSPS introduction describe what has occurred since 2020.	<i>No amendment</i>
		Areas of Change - Climate Change p.14 - A precautionary approach should be taken when planning for climate change by using the upper range of predicted rise in temperature and sea levels. It is noted that in recent years previous upper range has been exceeded.	<p>The expected temperature and sea level rise in the LSPS align with the SSP5-8.5 scenario. This scenario reflects a future with high greenhouse gas emissions and significant global warming, driven by a fossil-fuel intensive world with strong economic growth and a widening gap between rich and poor.</p> <p>This scenario is generally seen as being in line with a precautionary approach as it assumes little action to reduce Greenhouse gas emissions.</p> <p>Council's has endorsed the SSP5-8.5 scenario as the basis on which to progress future studies, including the coastal hazard studies.</p>	No amendment
		More consideration to planning responses to projected demographic changes including an ageing population. The proposed changes in employment for retirement age on p. 14 seems low?	The forecast demographic data for Wollongong LGA shows an almost even growth across all age groups (under working age, working age, and retirement age). This data was taken from id (informed decisions) Population and household forecasts, 2021 to 2046, National Forecasting Program.	<i>No amendment</i>

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
		Provide some explanation on why some strategies/plans are "Key Plans to be delivered" and others are "Guiding Documents".	Propose adding explanatory text.	Add additional text under Planning Priorities: <i>The following section of the document outlines each Planning Priority in detail, including which Council policies and strategies it relates to. Guiding documents refer to adopted Council policies and strategies, and Key plans to be delivered refers to strategies and policies Council has committed to preparing.</i>
		Strongly support not allowing urban growth on the Escarpment and foothills. Suggest including a map of the Escarpment and foothills in the Statement.	<p>The Wollongong LEP 2009 includes a map of the Illawarra Escarpment area and it is mapped as a landscape heritage item. Both of which are used for land use planning.</p> <p>Defining the boundary between the coastal plane, foothills and upper steep sections of the Illawarra Escarpment is difficult due to the variety of landscape features and historic subdivisions and planning.</p> <p>The existence of residential development, such as Mount Kembla village, in areas with escarpment landform characteristics further complicates this process. The north of the Wollongong Local Government Area (LGA) there is typically a steep transition from the escarpment to the coastal plain, whereas the south has significant areas of rolling foothills, comprising elevated benches of relatively flat land. No single elevation represents where the coastal plain ends and the escarpment begins. This has resulted in the boundary of the Illawarra Escarpment being defined differently</p>	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
			<p>through various plans and strategies between 1986 and 2009 and allowing more residential development into higher elevations of the foothills</p> <p>The Wollongong Housing Strategy (2023) included a priority action being the review of large R2 Low Density Residential lots in proximity the Illawarra Escarpment. This action was completed in 2024 and the planning controls for a number of large lots was amended to reduce development potential.</p>	
		Support re-zoning of mining lands to Environmental Conservation once the mines have closed down. Do the mining companies support this? Is there any data on when mines are projected to close?	<p>The Wollongong LGA contains six RU1 Primary Production zones associated with existing or former mining related activities. Wollongong has an extensive history of over 100 years of coal mining within the NSW Southern Coalfield, which is known for producing world-class metallurgical coal that is utilised in local steelmaking at Port Kembla as well as elsewhere in Australia and overseas. The Southern Coalfield is the only source of metallurgical coal within NSW.</p> <p>In July 2021, the NSW Government strengthen rehabilitation requirements for mining lease holders took effect, via an amendment to the Mining Regulation 2016. Key changes included requirements for progressive rehabilitation and environmental protection obligations. Mining operators are required to prepare Rehabilitation Management Plans (which include Mine Closure Plans) and periodically submit these to the NSW Resources Regulator. It is noted that any nominated land use transition within these plans is aspirational and will require ongoing community consultation,</p>	<i>No amendment</i>

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
			including with Council, particularly as the end of life for mines approaches. The Wollongong Industrial Lands Review provides detailed information on the 6 RU1 zoned associated with existing or former mining related activities including any future plans for these site if known to Council.	
		Suggest including a brief description of the NSW Biodiversity Offsets Scheme and councils role in implementing the Scheme and how it contributes to rehabilitating and protecting the natural environment and ecosystems.	Proposed adding additional text. See response to Conservation Programs, Heritage and Regulation (Department of Climate Change, Energy, Environment and Water).	<i>Additional text added under planning priority 5 as per response to Conservation Programs, Heritage and Regulation (Department of Climate Change, Energy, Environment and Water)</i>
		Consideration could be given to the provisions of land for batteries that could supply local communities as part of the energy transition.	Council has liaised extensively with network provider Endeavour Energy, supporting a funding application through the Federal Government's Community Batteries for Solar program that will see the installation of 400 batteries around Australia. This collaboration also helped pinpoint suitable land within the Wollongong Local Government Area to place the batteries where they will be of most benefit, with Council granting easements for access and maintenance. This successful funding application saw the installation of the first tranche of community batteries, seven in Dapto and five in Warrawong launched on Thursday (20 March). Funding for tranche two secured through the Australian Renewable Energy Agency will see a further 12 batteries installed across Wollongong.	<i>No amendment</i>

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
			<p>On 17 March Wollongong Council resolved to grant easements over four sites on community land, including Kundle and Compton Parks Dapto, the Ribbonwood Centre, and Cawley Park Russell Vale, for the installation of new Community Batteries.</p> <p>It's part of a broader rollout that will see 22 batteries installed across the Illawarra region.</p> <p>The installation of Community Batteries aligns with multiple objectives of Council's Community Strategic Plan, which outlines an approach toward achieving net zero carbon emissions and working with partners to facilitate sustainable green industries.</p> <p>The batteries will support storage of locally generated renewable energy contributing to Wollongong's emissions reduction target - Net Zero By 2050 - and the objectives of the Climate Change Mitigation Plan.</p>	
		<p>Land use controls need to prohibit/limit future development in vulnerable areas. This may require back-zoning and buy back schemes in some vulnerable areas that have been developed or allow inappropriate development and explicit mention of environmental hazards in Planning Certificates.</p>	<p>Council undertakes a range of environmental and land use studies to inform land use zoning change. These include but are not limited to Coastal Management Programs, Flood Risk Management Studies and Plans and Housing Strategies. These documents often flag areas or specific sites where 'back-zoning' or voluntary buy back is recommended. Council currently has more than 50 homes that are listed on the eligibility list for voluntary buy back in suburbs as diverse as Thirroul, Figtree and Balgownie. Since 1990, we have purchased 86 properties.</p> <p>Council provides information relating to environmental hazards on Planning</p>	<i>No amendment</i>

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
			Certificates in alignment with the relevant legislation.	
		It is not clear how the REZ on all urban land south of North Wollongong will deliver reliable, affordable and clean energy	Propose including additional text in Planning Priority 2 referencing Energy Co's explanation of the opportunities of the REZ in the Illawarra.	<p>Add additional text under Planning Priority 2: <i>The REZ includes all of the urban land in Wollongong LGA south of North Wollongong, as well as an area within Shellharbour LGA. The REZ will take advantage of Wollongong's major energy and transport infrastructure, our potential for onshore generation, storage and transmission of renewable energy. The REZ present key opportunities to:</i></p> <ul style="list-style-type: none"> • <i>Utilise existing and rehabilitated industrial sites to host energy infrastructure</i> • <i>Utilise port and transport infrastructure to access export markets for green hydrogen, ammonia and metal production</i> • <i>Develop an offshore wind industry in the region, creating new skilled job opportunities and supporting the growth of emerging technologies</i> • <i>Support large energy users, including emerging technologies such as green hydrogen, ammonia and green metal production, with cheap, reliable and clean electricity</i>

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
				<i>Leverage the region's highly skilled workforce, supply chains and experience in manufacturing to participate and thrive in a renewable energy future</i>
		Explanation of what is meant by "affordable housing" and more specifics on improving housing affordability. Could include controls on the size of new developments.	<p>Add reference to the definition of affordable housing.</p> <p>The Wollongong Housing Strategy (2023) makes recommendations relating to affordable housing. In relation to housing size, it makes recommendations that will encourage a greater supply of medium density housing, which provides housing choice, can be more affordable and makes the more efficient use of land and existing supporting infrastructure.</p>	<p>Add footnote at first reference to affordable housing as follows:</p> <p><i>In this document affordable housing has the same meaning as in the Environmental Planning and Assessment Act 1979 being: "affordable housing" means housing for very low income households, low income households or moderate income households, being such households as are prescribed by the regulations or as are provided for in an <u>environmental planning instrument</u>.</i></p>
		Surprised by the statement that the Illawarra/Shoalhaven is the fastest growing region in the state. What about Western Sydney or does this not count as a "region"? While it will be important for the Illawarra/Shoalhaven to grow, does the community want it to be the fastest in the state?	<p>The Illawarra-Shoalhaven is indeed projected to grow the fastest (36%) between 2021 and 2041, when considering Greater Sydney (33 LGAs) to be one region. If we were to break Greater Sydney into the 'three cities', then the Central and Western Cities would be the fastest growing areas in NSW. Within the Illawarra Shoalhaven Region, Shellharbour is the fastest growing LGA, followed by Shoalhaven, the Wollongong.</p> <p>The community's attitudes to growth are mixed. There is strong sentiment that growth must be balanced with supporting infrastructure and the protection of important values.</p>	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
		p.38 - Review of sustainability measures - "...and potentially increase cost of living expenses.." Should this be decrease?	Error acknowledged. Proposed amending the relevant text.	Amend text under planning priority 5: <i>Council is reviewing the sustainability measures in our DCP to align with community expectations, create healthier living conditions and potentially indecrease cost of living expenses.</i>
		What is NSW Government's current plans for upgrading/re-routing the South Coast Line to reduce travel times and make it less vulnerable natural hazards?	The NSW government is currently preparing an Illawarra Rail Resilience Plan. Information on the plan outlines that it will: <ul style="list-style-type: none"> • Assess the current performance of the existing network as well as alternative corridors to identify options on network-wide solutions. • Compare options, such as upgrades versus new infrastructure, to determine the best value for taxpayers and meet the current and future needs of commuters. • Build on and formalise studies and assessments and deliver a unified plan for the future of Illawarra rail. 	No amendment
		Useful to include data on number of Illawarra residents that currently commute to Sydney and how this is projected to change over the next 20 years	2021 journey to work data demonstrates that 32,868 people leave the LGA each day to travel to work. 56% of these head north to Sydney. Forecast data for 2045 is not available at this time.	No amendment
		There are many economic, social and environmental reasons for reducing freight	Noted	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
		on roads and increasing the role of rail and sea. These are other reasons for improving South Coast Line and connections to western Sydney.		
		If the Illawarra Offshore Wind Zone proceeds there is an opportunity to build the turbines for the zone and supply other areas in the future but this will also require an efficient freight network.	Noted. Council is aware of various infrastructure constraints including bridge heights and road configurations which present challenges to exporting wind turbine components out of Wollongong by road.	No amendments
		Support the focus on clean energy investment and note the opportunities if the Illawarra Offshore Wind zone progresses. Consider the implications of reducing demand and export of coal in the future as the world decarbonises.	Council will continue to collaborate with government and industry towards an energy transition, including the impact on land use.	No amendments
		Future planning in Thirroul: 1. Traffic congestion remains an issue and getting worse despite the many traffic studies nothing appears to have been done. This also has serious implications for evacuating residents in the northern suburbs in the advent of a major natural disaster.	Council is aware of the infrastructure constraints present in the northern suburbs. Road and traffic safety is an important element of Council's transport service planning and delivery. As Lawrence Hargrave Drive is classified as a State/Regional Road it is under the control of NSW Government via Transport for NSW, who are responsible for transport movement improvements including the bridges over the railway line. Council is committed to working with Transport for NSW, the lead combat agencies for natural hazards such as the NSW SES, NSW RFS, and other related agencies to address emergency and alternate access. Safe egress during an emergency is not always able to be pre-determined. It is essential that anyone with egress concerns in the lead up to and during	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
			an emergency activate their emergency plan and leave early where possible following direction to do so by the lead combat agency.	
		future planning in Thirroul: 2. Traffic congestion also poses and a major constraint on further development in the area. On the other hand revitalisation is badly needed including redevelopment of Thirroul Plaza	Noted	No amendment
		Illawarra Offshore Wind Zone: potentially transformative, add consideration of the land use and infrastructure planning implications. Has council done any analysis of this? It is understood that the Offshore Zone is on pause pending the outcome of the forthcoming federal election but if Federal Labor are re-elected I suggest giving this zone more consideration when finalising the Statement	Council acknowledges the Federal Government's comments prior to the election relating to delaying the assessment of one offshore wind project until after the election. Council has provided public submissions on the project including considerations of land use and infrastructure implications.	No amendment
		It would be helpful to include a section (or in a supporting document) on how relevant specific actions in local level strategies and plans developed by council and NSW Government will contribute to achieving the Planning Priorities.	The LSPS refers to the relevant guiding documents under each planning priority. These guiding documents include a range of actions which are relevant to delivering on the approach described in the planning priority.	No amendment
		Scope to provide more specific details on proposed changes to the LEP and DCP that illustrate how the Statement would be given effect	As described above, where they have been resolved to the relevant degree, proposed LEP and DCP changes are included in the referenced guiding documents.	No amendment
	Individual 5 (Survey)	The focus on maintaining the distinct character of our most scenic and highly visited suburbs is essential. I want to know	Council recognises community concerns in relation to State led planning regulations overriding local controls.	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
		how Council plans to preserve the world class tourist assets of the northern suburbs in the face of State planning regulations that override Council. I believe Council needs to negotiate a zoning that would exempt this area from the dual occupancy SEPP and all the other state regulations. I understand that the UK has introduced a 'scenic protection' zoning that would be similar. Already we are seeing duplexes being erected to the maximum allowable State regulations. These will block views of the escarpment for the thousands of visitors every weekend. Allowing the same regulations that apply in Parramatta in Thirroul or Austinmer is absolute madness.	<p>Council works proactively with State Government to respond to existing and future community needs, including balancing the need for housing growth with the preservation of places of scenic and other value.</p> <p>The LSPS notes that the character of places changes:</p> <p><i>Character is not static, it evolves over time as people and processes impact places. For the character of a place to evolve in a positive way, new interventions should draw on valued existing characteristics whilst delivering on the needs of the community. Improving the identity of a place and supporting its character has a positive effect on liveability and economic prosperity.</i></p> <p>Council works to protect important values through mechanisms such as conservation areas, heritage listings and zoning controls. The Illawarra Escarpment Strategic Management Plan is a key document informing the ongoing improvement of protections to this place of high scenic value. In 2024 Council rezoned several portions in the lower escarpment foothills in order to preserve these values. The Wollongong Housing Strategy includes a range of recommendations to reduce development capacity and update subdivision standards in the northern villages to address environmental and infrastructure constraints.</p>	
	Individual 6 (Survey)	Infrastructure that supports the growing population. We don't even have good footpaths or sufficient drainage in Austinmer	Council recognises that there is an existing infrastructure base to maintain and improve in concert with any addition infrastructure that may be needed to support growth.	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
			<p>Council undertakes regular periodic inspections of all of its assets based on infrastructure type. Council has recently completed comprehensive asset condition inspections and assessments for roads, footpaths and shared paths across the Wollongong Local Government Area. This data is currently being analysed and will inform future programs and priorities for these asset classes.</p> <p>Infrastructure projects are prioritised by the benefits they provide to the community, such as risk to property and life and the number of residents benefited, among other criteria.</p> <p>The highest ranked projects are considered for inclusion in our Infrastructure Delivery Program.</p>	
	Individual 7 (Survey)	The existing bush area at Sandon Point (Lot 303, Amy St) that is currently earmarked for development should be preserved as bushland for perpetuity through government acquisition. This area is a critical link in the green corridor and acts as a natural bioswale during increasingly frequent periods of heavy rain; it contributes to local ecological health and biodiversity; and the road network in this area is highly constrained, particularly along Lawrence Hargrave Drive and cannot support more traffic movement.	Council acknowledges community support for public ownership of the subject lands. A proposal was submitted to Council and considered, however, there are currently no plans by Council to acquire this land parcel.	No amendment
	Individual 8 (Survey)	(Planning Priorities) Continually needs review	Noted. Council will reflect on the Planning Priorities as part of our Annual reporting process. The LSPS will be reviewed updated within the 7 year legislative timeline.	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
	Individual 9 (Survey)	Less affordable housing is required.	<p>Noted.</p> <p>Feedback from the community to inform the Community Strategic Plan included three key themes under housing:</p> <ul style="list-style-type: none"> • Ensure diverse and sustainable housing options • Increase affordable housing options • Address homelessness <p>The LSPS acknowledges a range of approaches to address housing affordability.</p>	No amendment
	Individual10 (Survey)	<p>Flooding of private properties caused by inadequate stormwater and drainage management does not appear to be prioritised. For many years, our private property and our immediate neighbours along Lawrence Hargrave Drive at Scarborough are flooded during times of significant rain events. This is caused by the total lack of adequate stormwater drainage along Lawrence Hargrave Drive from Scarborough Pub to our house. On the last major storm event that occurred on 6/4/2024, our internal property was flooded, causing \$10,000 damage to flooring and furniture. The suggested work to be carried out by Council is as follows; 1. Installation of guttering in a slight v shape that captures stormwater and also allows car to park over the drain, 2. 2-3 surface drains, 3. All stormwater to be directed towards existing drain located outside our property. (The stormwater misses this drain during major stormwater events). I would be very grateful if you would seek inclusion</p>	<p>There are varying arrangements along Lawrence Hargrave Drive between Council and Transport for NSW (TfNSW), however, in this location Council is responsible for the drainage and road reserve along the road, while TfNSW is responsible for trunk drainage across the road carrying creek flows. Your feedback regarding the general quality of drainage along Lawrence Hargrave Drive at Scarborough will be provided to Transport for NSW.</p> <p>Council can confirm that works to upgrade drainage at this location along Lawrence Hargrave Drive are not listed in our current Infrastructure Delivery Program (IDP). Infrastructure projects are prioritised by the benefits they provide to the community, such as risk life, the number of residents benefiting and the risk to Council-owned infrastructure, among other criteria. The highest ranked projects are considered for inclusion in our Infrastructure Delivery Program.</p>	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
		of the required work in the Council's current capital works programme.	<p>Each year Council receives more requests for drainage upgrades than available funding.</p> <p>With the budget available for drainage upgrades, sites are selected and prioritised based on several factors. More information about how Council prioritises investment in drainage upgrade can be found on our website: https://wollongong.nsw.gov.au/council/works-and-projects/future-works-and-projects/how-we-plan-future-works</p> <p>Residents are encouraged to seek advice from an expert consultant to help them manage stormwater runoff entering their property.</p>	
	Individual 11 (Survey)	There is a serious safety issue at the pedestrian crossing across Church Street at Wentworth Street in Port Kembla. I have had several experiences where cars simply didn't see me or failed to stop even when I was already crossing the road. It is a very busy intersection with the BP service station often people's desired destination which they make a bee line for instead of stopping for pedestrians. It really requires some enhanced safety before someone is knocked over. Twice I had my baby in the pram which made no difference to people's intention to continue driving without stopping for me.	<p>Pedestrian safety is critically important and Council is committed to delivering transport Infrastructure improvements across the Wollongong Local Government Area, with numerous projects identified in the four-year Infrastructure Delivery Program (IDP). Each project within the IDP is considered and prioritised based on several factors such as land use, strategic alignment, road safety, residential density, proximity to business centres, medical services, educational facilities and accessibility of public transport. More information regarding how Council prioritises investment in new traffic facility infrastructure is available on Council's website.</p> <p>Our staff have completed a preliminary assessment of pedestrian safety at the Church and Wentworth Street intersection in Port Kembla and have included an upgrade within Council's 'transport innovations' pilot program to improve pedestrian safety across the city during 2024-2025. This scope of the project</p>	No amendment

Attachment 1 - Responses to Submissions and Amendments

No	Submitter	Issue raised	Response	Proposed amendment
			<p>includes the installation of speed cushions on both approaches to the existing at-grade pedestrian crossing on Church Street, with works programmed this calendar year.</p> <p>As supported by the endorsed Port Kembla 2505 Revitalisation, in the long term a raised pedestrian crossing is the preferred option, which is included on Council's request list, and is subject to future funding.</p> <p>Transport for NSW has advised they support Council's request for a speed zone change along Church Street from 60km/hr to 50 km/hr. This will improve pedestrian safety and reduce crash severity. Transport for NSW anticipate these changes will be implemented in July 2025, following the installation of signage.</p>	
	Individual 12 (Survey)	I think they (Big picture issues in Planning Priorities) are all covered, however, the way they are pitched suggests business as usual rather than stretched ambitions	Noted	No amendment
		The city is enriched by creative and cultural expression, could be: We grow the cultural and creative infrastructure of the city to enrich community connections, diversify employment options and enhance economic investment.	Duplicate of written submission. See response to Migration Heritage Project/Museum of People and Industry	See proposed amendment in response to Migration Heritage Project/Museum of People and Industry

Attachment 1 - Responses to Submissions and Amendments

Table 2: Other Amendments

Page	Section	Amendment	Reason for amendment
All	All	Remove 'draft' from cover, footers etc.	-
Cover	Cover	Add 2025 - 2045 to document title on cover	Correction of omission
5	About the Plan: Purpose of the Local Strategic Planning Statement	Amend the Our Wollongong our Future 2035 Community Strategic Plan vision to: <i>On Dharawal Country, from the mountains to the sea, we value our natural environment, and we respect each other, our places, past, and future. We will be a sustainable, connected, vibrant, and innovative city, with a diverse economy.</i>	Alignment with Post Exhibition Our Wollongong Our Future 2035
5	About the Plan: Wollongong Local Strategic Planning Statement 2020-2040	Amend list of completed documents to include: <ul style="list-style-type: none"> Plan of Management for Wollongong City Foreshore (2025) Amend list of key planning amendments to include: <ul style="list-style-type: none"> A2 Ecologically Sustainable Development (2025) 	Inclusion of projects completed since the exhibition of the draft LSPS
6	Role	The city plays a key role in existing international trade via the Port of Port Kembla and is set to be a key contributor to the National energy transition as a Commonwealth declared off-shore wind zone, and one of the State's four Renewable Energy Zones (REZ) and being the first urban REZ.	Updated wording
11	Context: Profile	Include " <i>Illawarra</i> " in the text relating to Endangered Ecological Communities to acknowledge the data relates to the geography of the Illawarra Region and not Wollongong.	Clarification
11	Profile Snapshot	Economic Activity (GRPGDP) (2024 3 NEIR) \$17.645.74 billion	Alignment with Post Exhibition Our Wollongong Our Future 2035
11	Profile Snapshot	Jobs (2024 3 ABS, Labour Force Survey NEIR) 102,957 802	Alignment with the CPS, pg 12/13

Attachment 1 – Responses to Submissions and Amendments

Page	Section	Amendment	Reason for amendment
15	Residents and dwellings	Updated forecast population range to 291,797 and 303,796 persons	To be consistent with Table on page 14
28	Planning Priority 2	Storm erosion and its impacts including loss of land or foundation capacity as well as coastal and tidal inundation has been highlighted as a key risk for consideration; as well as coastal and tidal inundation in future planning amendments.	Grammatical improvement
49	Planning Priority 7	Amend the first paragraph: As we plan for our growing population, our transport network needs to enable a shift in transport modes from private vehicle dependence to public and active transport. This shift will result in a reduction in: greenhouse gas emissions; urban heat; travel times; and poor health outcomes. It will And increase reliability, social and economic participation, the safety of our streets and the health of our community.	Grammatical improvement
50	Employment generating uses are prioritised in Centres and Industrial areas	The City generated \$17.645.7B in gross regional product in 2023 and employed just over 100,000 people.	Alignment with Post Exhibition Our Wollongong Our Future 2035
61	Consistency with the strategic planning framework	Goal 1: We are a sustainable and climate resilient City 1.7 Apply ecologically sustainable development principles to m Manage our coastal environments, including Lake Illawarra, to protect and enhance their ecological, social, cultural and economic values.	Alignment with Post Exhibition Our Wollongong Our Future 2035
61	Consistency with the strategic planning framework	Goal 1: We are a sustainable and climate resilient City 1.5 Work together to achieve net zero greenhouse gas emissions, and mitigate the impacts of climate change carbon emissions, and reduce waste going to landfill. 1.6 Reuse, repurpose, redirect, or recycle, to drive a circular economy, and reduce the amount of waste going to landfill.	Alignment with Post Exhibition Our Wollongong Our Future 2035

Attachment 1 - Responses to Submissions and Amendments

Page	Section	Amendment	Reason for amendment
63	Consistency with the strategic planning framework	Goal 2: We have well planned, connected and liveable places 2.8 Plan, advocate for, and provide affordable , accessible and sustainable multi-modal transport networks. This includes continuation and expansion of the Gong Shuttle, and active transport infrastructure to meet the community's needs.	Alignment with Post Exhibition Our Wollongong Our Future 2035
64	Consistency with the strategic planning framework	Goal 2: We have well planned, connected and liveable places 2.11 Advocate for strong transport links within the Local Government Area, and connections to Greater Sydney, particularly Western Sydney (including the Aerotropolis), the Illawarra Region, to provide physical and economic opportunities.	Alignment with Post Exhibition Our Wollongong Our Future 2035
65	Consistency with the strategic planning framework	Goal 3: We foster a diverse economy, and we value innovation, culture and creativity 3.2 Continue to diversify and grow the Wollongong economy to enhance its economic and employment role in the Region recognising opportunities and challenges in South-West Sydney.	Alignment with Post Exhibition Our Wollongong Our Future 2035
67	Implementation Plan Summary	West Dapto Vision 2018	Consistency within LSPS - later pages have it as West Dapto Vision 2018



Wollongong City Council

Local Strategic Planning Statement **-Draft** **2025-2045**



Acknowledgement of Country

We acknowledge the Traditional Custodians of the land in which our city is built, the Aboriginal people of Dharawal Country. We recognise and appreciate their deep connection to this land, waters and our greater community.

We pay our respects to Elders past, present and those emerging and extend our acknowledgement and respect to all Aboriginal and Torres Strait Islander peoples who call our city home.

We recognise Aboriginal and Torres Strait Islander people as the first people to live in the area. We respect their living cultures and recognise the positive contribution their voices, traditions and histories make to our city.

Project and report	Date	Issue
Wollongong Local Strategic Planning Statement	April 2025	Draft for exhibition
Wollongong Local Strategic Planning Statement 2025-2045	July 2025	Adoption

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About the Plan

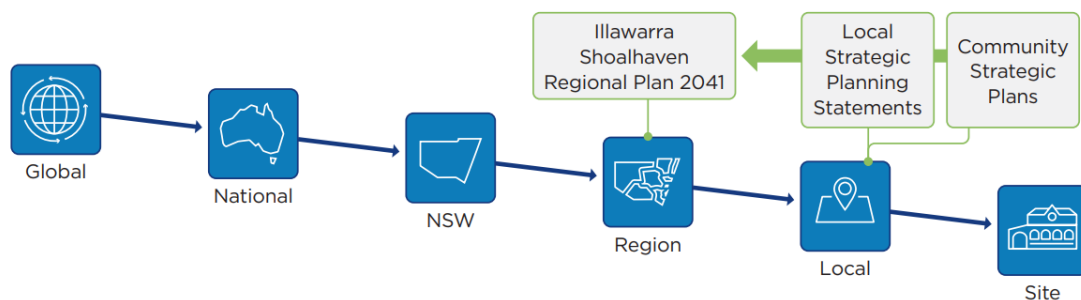
Purpose of the Local Strategic Planning Statement

This Local Strategic Plan Strategic Plan (LSPS), Wollongong 2045, is a plan to guide land use planning in Wollongong Local Government Area (LGA) over the next 20 years. It aligns with the 10 year Community vision - *Our Wollongong Our Future 2035 Community Strategic Plan (2025)*:

*On Dharawal Country, from the mountains to the sea, we value **our natural environment**, **and we** respect each other, our **places**, **past**, and future. We will be a sustainable, connected, vibrant, and innovative city, with a diverse economy.*

The LSPS brings together land use priorities and actions from existing strategies and plans that have been developed, exhibited, and adopted in recent years. It identifies key planning priorities that focus on protecting and retaining the many elements that make Wollongong unique, as well as embracing the future with the aim to support healthy communities in liveable places.

The LSPS gives effect to the NSW Government strategic directions for the Illawarra Shoalhaven Region outlined in the Illawarra Shoalhaven Regional Plan 2041 (NSW Department of Planning and Environment 2021).



The purpose of the LSPS is established by the Environmental Planning and Assessment Act 1979 (EP&A Act). The LSPS will inform changes to the planning controls in Council's Local Environmental Plan (LEP) and Development Control Plan (DCP) to achieve the priorities. The LSPS will also inform other planning tools, such as Development Contribution Plans, to ensure that local facilities are provided as the community's needs change. State agencies will also use the LSPS to inform their infrastructure planning and service delivery such as schools, hospitals and transport to support local communities.

The LSPS is required to set out:

- the 20-year vision for land use
- the shared community values to be maintained and enhanced
- how future growth and change will be managed
- the special characteristics which contribute to local identity

Wollongong Local Strategic Planning Statement 2020 - 2040

Wollongong's first LSPS was adopted in June 2020. LSPS 2020 - 2040 was structured around six key themes:

1. **Jobs and Economic Growth:** Support the goal to reach 10,500 new jobs by 2029 by strengthening industrial activities, expanding educational institutions like the University of

Wollongong, incentivising City Centre commercial office development and promoting sectors such as renewables and green technology.

2. **Housing for All:** Accommodate a growing population in diverse housing options, including the development of the West Dapto Urban Release Area and higher-density housing in the Wollongong City Centre, as well as working towards an affordable housing scheme.
3. **Inclusive and Connected Communities:** Acknowledge the importance of cultural heritage, community facilities, and public spaces to foster social cohesion and inclusivity.
4. **Climate Action and Resilience:** Commit to environmental sustainability reiterating Council's emission reduction target of net zero by 2050 for community operations and by 2030 for council operations.
5. **Protect the Natural Environment:** Conserve natural landscapes, such as the Illawarra Escarpment, Lake Illawarra and coastal areas, through the implementation of adopted strategies.
6. **Enabling Infrastructure and Transport:** Council will continue to advocate for State and Commonwealth investment into regional infrastructure that will catalyse growth opportunities and provide local infrastructure that supports economic growth and healthy lifestyle opportunities.

The actions of LSPS 2020-2040 included the preparation of a range of LGA wide strategies which have been completed since the document was adopted. These include:

- Wollongong Housing Strategy (2023)
- Affordable Housing Policies and Procedures (2024)
- Wollongong Industrial Lands Review (2023)
- Wollongong Retail and Business Centres Strategy (2023)
- Wollongong City Centre Urban Design Framework 2020
- Wollongong Tourism Accommodation Strategy (2025)
- Wollongong Heritage Strategy (2023 - 2027)
- Sustainable Wollongong 2030: A Climate Healthy City Strategy
- Wollongong Climate Change Mitigation Plan (2023 - 2030)
- Wollongong Climate Change Adaptation Plan (CCACP) (2022)
- Wollongong Urban Heat Strategy (2023) (action of CCAP)
- Wollongong Cycling Strategy (2020)
- Wollongong Waste and Resource Recovery Strategy (2024)
- Lake Illawarra Coastal Management Program (2020)
- Towradgi Creek floodplain risk management study and plan
- Mullet Creek floodplain risk management study and plan
- Fairy and Cabbage Creek floodplain risk management study and plan
- Plan of Management for Council Community Land
- Plan of Management for 32 Crown Reserves
- Plan of Management for Helensburgh Park, Bald Hill and Stanwell Park Crown Reserve
- **Plan of Management for Wollongong City Foreshore (2025)**

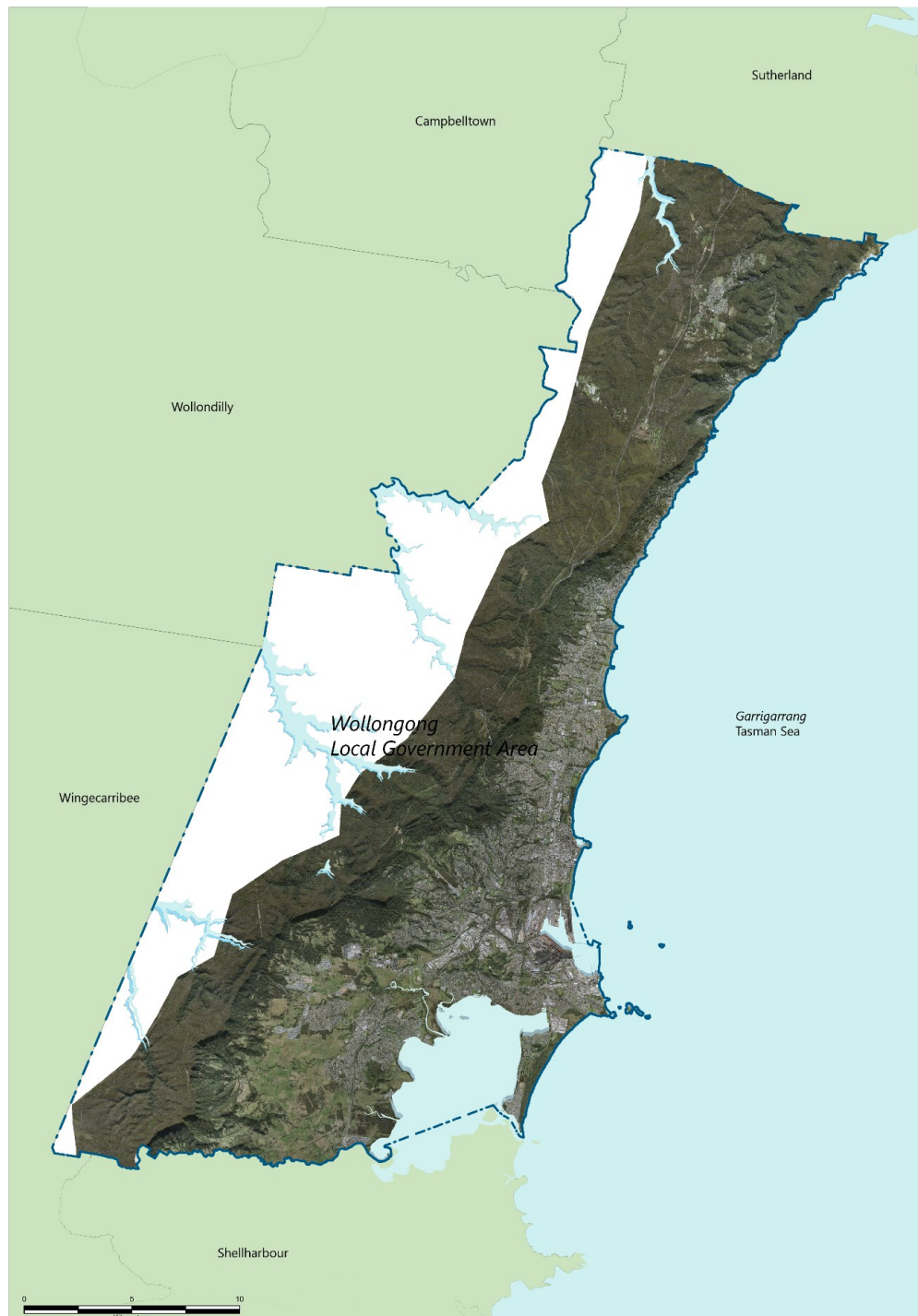
Key planning amendments implemented include:

- City Centre Heritage Listings
- Bush Fire Prone Lands mapping updated
- Rezoning in the Illawarra Escarpment foothills to protect environmental values
- Rezoning in the West Dapto Urban Release Area and at the former Corrimall Coke Works site to increase housing supply

- Revision and adoption of the Wollongong Development Control Plan 2009 Chapters:
 - A1 Introduction (2025)
 - **A2 Ecologically Sustainable Development (2025)**
 - B4 Development in Centres and Peripheral Sales Centres (2024)
 - B6 Development in the Illawarra Escarpment (2023)
 - C1 Advertising Signage and Structures (2022)
 - C3 Boarding Houses (2022)
 - C17 Telecommunications and Radiocommunications Facilities (2023)
 - D16 West Dapto (2024)
 - D19 Former Corrimall Coke Works Site (2022)
 - D20 Former Port Kembla School Site (2023)
 - D21 Tallawarra Lands (2024)
 - E1 Access for People with disability (2022)
 - E3 Car Parking, Access, Servicing/Loading Facilities and Traffic Management (2022 **and 2025**)
 - E12 Geotechnical Assessment of Slope Instability (2021)
 - E13 Floodplain Management (2020)
 - E14 Stormwater Management (2020)
 - E16 Bush Fire Management (2024)
 - E18 Native Biodiversity Impact Assessment (2023)
 - E19 Earthworks (Land Reshaping Works) (2023)
 - E23: Riparian Land Management (2022)

With a full suite of contemporary LGA wide strategies Council is well placed to guide land use planning in Wollongong for the future.

Figure 1 - Wollongong Local Government Area



Context

Role

Wollongong is within the lands of the Dharawal speaking nations which stretch from Botany Bay in the north to the Shoalhaven River in the south, and west to the Georges River. For tens of thousands of years, the land, sky and sea Country of Wollongong have been in the custodianship of Aboriginal people.

Wollongong is the focus of activity in the Illawarra-Shoalhaven region. We provide over 75% of the Region's total employment and are home to its major educational, cultural, healthcare, sports and entertainment facilities. Wollongong sits at the cusp between Greater Metropolitan Sydney and Regional NSW, a position which provides unique opportunities and challenges. The city plays a key role in existing international trade via the Port of Port Kembla and is set to be a key contributor to the National energy transition **as a Commonwealth declared off-shore wind zone**, and one of the State's four Renewable Energy Zones (REZ) **and being the first urban REZ**.

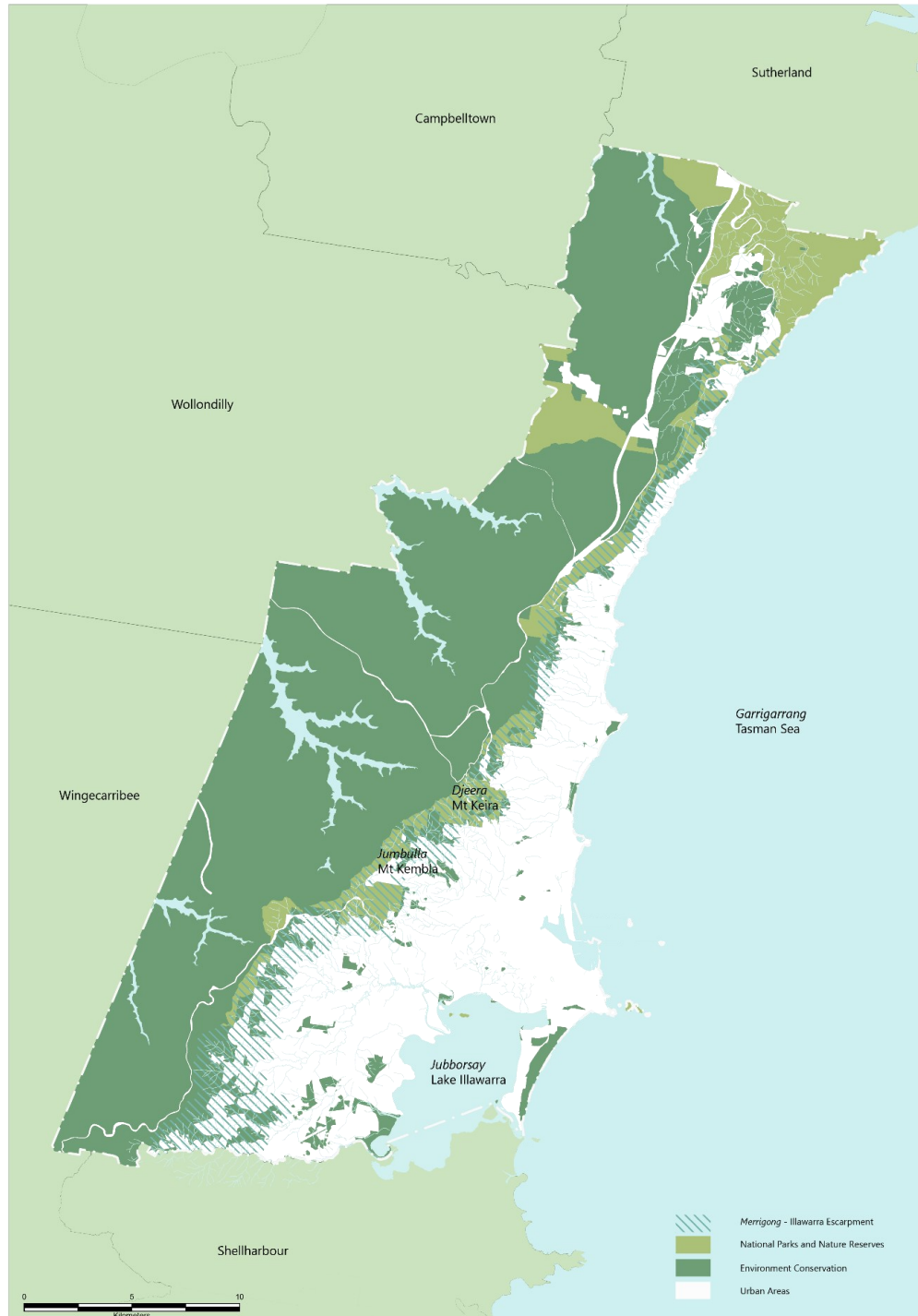
The Illawarra Shoalhaven Region Plan 2041 is the overarching regional policy document guiding strategic land use planning in the region.

Place
















Wollongong is defined by its blue and green borders. The landscape setting of the City is integral to its identity and cultural heritage. The name Wollongong is said to originate from the Aboriginal word *woolyungah*, meaning five islands. Many of the key landscape features, travel routes, meeting places and trading places of today reflect the pre-1788 environment.

As they were prior to settlement, the beautiful coastline of Marrang (beaches) and Garrigarrang (the Sea), *Merrigong* (the Illawarra Escarpment), and *Jubborsay* (Lake Illawarra) are highly valued places. Wollongong's urban places – the Wollongong CBD, towns, villages and neighbourhoods are all set within that natural context and draw many of their values from that setting.

Figure 2 - Landscape and Urban Areas



Profile

Population (2026 id) 225,607 	Economic Activity (GRPGDP) (2024 ³ NEIR) \$17.615.74 billion	Canopy Cover (2025 WCC) 27% 
Dwellings (2026 id) 94,514 9.2 dw/Ha of zoned land permitting residential 	Top 5 Industries (2025 id) <ul style="list-style-type: none"> • Health Care & Social Ass. (20.1%) • Construction (10.5%) • Education & Training (10.4%) • Retail trade (8.0%) • Manufacturing (7.3%) 	Community Greenhouse gas emissions 20% reduction since 2016
Household size (2026 id) 2.48pp 	Jobs (2024 ³ ABS, Labour Force Survey ^{NEIR}) 102,957802	Council Greenhouse gas emissions 13% Reduction since 2021
Social Housing (2021 ABS) 6.8% of households 	Workers (2023 NEIR) 114,706 	Endangered Ecological Communities (Illawarra) Biodiversity Conservation Act 2016 19
Dwelling structure (2021 ABS) Separate house 66.3%  Medium density 20.5%  High density 12.3%  Other 1.0% 	Local Businesses (2024 ABS) 15,929 	Threatened flora species Biodiversity Conservation Act 2016 >30 
Car ownership (2021 ABS)  Per household 87.4% = at least one 17.9% = 3 or more	Daily visitors (2022 Place Intelligence) 121,000	Threatened terrestrial fauna species Biodiversity Conservation Act 2016 >60 
Area of the LGA 714 sq km Urban 24% Non-urban 76% 	Visitor nights (2023/24 id/Tourism Research Australia) 4,806,740 overnight stays by international and domestic visitors	

Your Voices

Community Engagement is important, it informs decision making, builds relationships and trust and keeps the community informed. When we engage with our community about planning it is an opportunity to improve knowledge and understanding about development and deliver more transparent planning decisions.

Since the adoption of LSPS 2020-2040 Council has engaged with the Community in relation to a range of significant strategic planning documents including the development of a new Community Strategic Plan. The key themes of these engagements, as relevant to land use planning, are represented here. This collective feedback has been considered in the development of this LSPS, noting that Council is not responsible for delivering on all the issues.

Environment

- Protect & add green space & trees
- Invest in renewables energy
- Respond to climate change and increase resilience
- Maintain creeks for health and to mitigate flood risk

Housing

- Ensure diverse and sustainable housing
- Increase affordable housing options
- Address homelessness
- Support with population physical and service infrastructure

Active Transport

- Improve safety
- Increase and promote the network
- Increase accessibility

Education

- More schools needed

Arts and Culture

- Provide events and spaces
- Support creatives
- Showcase diverse cultures

Transport

- Improve public transport and expand the Gong Shuttle service
- Provide parking solutions
- Build a safe and sustainable network

Local Economy

- Focus on creating local jobs
- Foster sustainable and cultural tourism
- Enhance dining, shopping and nightlife options
- Invest in revitalisation and vibrancy

Development

- Avoid over development
- Preserve and protect the environment, *character* and heritage
- Plan sustainable growth
- Equitable investment into suburbs
- Manage impacts of increased density

Heritage

- Value our heritage
- Protect buildings and landscapes
- Recognise and respect Aboriginal culture

Community Services, facilities, and Spaces

- maintain places and programs for social connection
- Provide inclusive and accessible community spaces

Recreation

- Maintain and increase open and recreational space
- Invest in maintenance of parks and beaches
- Provide accessible recreational options

Wellbeing

- Enhance public space safety
- Increase access to health services
- Increase and promote sustainable food systems
- Involve the community in decision making

Inclusive and Accessible

- Provide accessible information
- Improve digital inclusion

Wollongong 2045

The community told us that they value Wollongong's unique landscape, culture and lifestyle – and want to see those things maintained and enhanced as we grow. They've expressed concern about some of the impacts of growth and whether there will be the necessary infrastructure to support a larger population. They have a clear understanding of the impacts and threats of climate change and support a transition to renewable energy and the commitment to Net Zero emissions by 2050.

Over the past 5 years Government has set a clear agenda for sustainable urban growth, committing to policies to "enable all people to participate in and benefit from opportunities in our cities, living comfortably in close proximity to education and work places, shops, leisure and service facilities¹". This includes planning cities to meet the needs of both current and future generations, focussing on **housing, including** affordable housing², balanced economic growth, and environmental sustainability. Collaboration with diverse communities and respect for First Nations knowledge are key to achieving this agenda.

The *National Urban Policy 2024*³ defines three goals which set a strategic vision for urban places :

- Our urban places should support access for everyone to the basics of a decent life, including suitable and affordable housing, health care, education and work
- Our urban places should support economic growth and encourage innovation
- Our urban places value and protect Australia's unique environment and biodiversity for future generations

The National Housing Accord commits to deliver 377,000 new well-located homes across the state of NSW by 2029. The NSW State Government is implementing a range of planning reforms to deliver on these targets⁴.

The State is complementing these reforms with a range of other plans to support Building Regulation, Employment Lands, Night-Time Economy, and acceleration of assessment pathways.

¹ Infrastructure Australia, 2024, *National Urban Policy* National Urban Policy | Department of Infrastructure, Transport, Regional Development, Communications and the Arts;
<https://www.infrastructure.gov.au/departments/media/publications/national-urban-policy>

² In this document affordable housing has the same meaning as in the Environmental Planning and Assessment Act 1979 being: "affordable housing" means housing for very low income households, low income households or moderate income households, being such households as are prescribed by the regulations or as are provided for in an environmental planning instrument.

³ Infrastructure Australia, 2024, *National Urban Policy* National Urban Policy | Department of Infrastructure, Transport, Regional Development, Communications and the Arts;
<https://www.infrastructure.gov.au/departments/media/publications/national-urban-policy>

⁴ NSW Planning, Housing, <https://www.planning.nsw.gov.au/policy-and-legislation/housing>

Areas of Change	2026	2046	Change
Population			
Forecast Population <i>range sourced from id. Forecast and NSW Common Planning Assumptions</i>	225,607 233,545	291,797 303,796	+66,190 to +70,251
Natural annual increase in population	699 or 31.76%	963 or 25.38%	+ 264
Annual Net migration	1,502 or 68.24%	2,832 or 74.62%	+1,330
Daily population <i>source Place Intelligence</i>	280,000*	362,000*	+82,000*
Daily visitors <i>source Place Intelligence</i>	121,000*	156,000*	+35,000*
Housing			
Households	89,085	119,171	+30,086
Average Household size	2.48	2.4	-0.08
Dwellings	94,514	126,739	+32,225
Dwelling Occupancy Rate	94.26%	94.03%	-0.23%
Employment			
Under working age (under 15)	17.36%	17.70%	+0.3%
Working age (15-65)	63.48%	62.36%	-1.1%
Retirement age (over 65)	19.16%	19.94%	+0.78%
Employed resident Workforce <i>source TZP24</i>	111,938	141,578	+29,640
Jobs in Wollongong <i>source TZP24</i>	110,941	138,495	+27,554
Jobs per km ² of urban land <i>source TZP24</i>	647	808	+161
Climate Change			
Rise in average temperatures 2021-2040 <i>IPCC</i>			+1.9-3.0°C
Sea Level Rise 2045 <i>Source NASA Sea Level Projection Tool - SSP 5-8.5</i>			+0.11-0.31m
Community Emissions reduction target	50% reduction on 2016 levels by 2030	Net zero 2050	
Council Emission reduction target	Net zero by 2030		
Tree canopy Target	27%	38% by 2038	

Notes:

- Data in the above table is sourced from id (informed decisions) unless otherwise stated
- A 2026-2046 time period has been used to align with the readily available forecast data across most sources
- The *Common Planning Assumptions* include the Travel Zone Projections 24 (TZP24) by TfNSW and the 2024 Population Projections prepared by DPHI.
- * Place Intelligence visitation data is for the period from 2022 to 2041

Residents and dwellings

Wollongong is forecast to be home to between 291,797 and 303,796 people in 2046. This represents around an additional 66,000 people and 32,000 homes (id. Forecast – 2026-2046). Population increase is made up of natural increase (births minus deaths) and net immigration (from other parts of NSW, the nation and overseas). As Wollongong's population grows towards 2046, it will also become more diverse. Net migration will grow from making up 68% of annual total increase in 2026, to 75% in 2046.

While most urban areas will experience some levels of additional development, most of the planned dwelling growth to house our increasing population is forecast to occur in:

- the West Dapto and Tallawarra Urban Release Areas where we expect to see around 16,500 low and medium density dwellings in addition to those that have already been developed (Avondale-Cleveland +6,668; Stream Hill-Wongawilli-Huntley +3,403; Marshall Mount-Haywards Bay-Yallah +2,516; Horsley +2,395; Kembla Grange +1,520).
- Higher density housing is forecast to be concentrated in Wollongong CBD (~ +5,300)⁵.
- Remaining dwelling growth will be distributed across existing urban areas, with low rise, multi dwelling infill (secondary dwellings, dual occupancies, townhouses) continuing to be developed through our low-density zones, and denser dwelling types (apartment buildings and shop-top housing) becoming more common in our medium density zones in and around train stations and centres.

We will continue to advocate for the proportion of social housing in Wollongong LGA to be maintained, which would result in an increase in overall social housing numbers. Social Housing supports persons and families that are unable to participate in the private rental or homeownership markets and is critical to enable affordability in the broader housing market. In 2021, 6.8% of Wollongong households lived in social housing. If supply of this housing is not increased, the ability to provide housing for all households and mitigate against homelessness will be compromised.

An increased population with a larger proportion living in smaller housing types means our communal spaces and infrastructure will see more use. This increased demand will add to the activity and vibrancy of our public places, retail centres, open space and community facilities and require commensurate local and State government support to expand and maintain public transport and service infrastructure and facilities.

Economy

Wollongong will continue to be the economic capital of the Illawarra-Shoalhaven Region with strong links to Greater Sydney and Sydney CBD. Wollongong's diverse economy will provide an employment centre of growing importance to the South-Western Sydney growth area. A dynamic city for growth, investment and lifestyle, its resilient economy will be supported by diverse sectors including advanced manufacturing, clean energy, professional services, tech business and creative industries. Wollongong's economy will continue to foster innovation and support a thriving community of entrepreneurs and leverage its role as an international trade gateway through the Port of Port Kembla.

The Wollongong CBD will remain the pre-eminent employment hub for the region providing a diverse range of work opportunities including in health care, government services, professional and financial services and tech businesses. The CBD will be an office market of choice in NSW for businesses looking to establish outside of Sydney. The CBD will also continue to grow its inner-city

⁵ Population and household forecasts, 2021 to 2046, National Forecasting Program, .id (informed decisions), April 2024.

population and provide an exciting range of retail and entertainment options for residents and visitors across a thriving 24-hour economy.

To achieve this economic future, **Transport for NSW projects that** by 2045 Wollongong will need to provide an additional 27,500 jobs to support the expanding workforce⁶, **however the upcoming review of the Economic Development Strategy may identify a more ambitious 10-year jobs target.** Maintaining a sustainable pipeline of employment floorspace is one critical aspect of a productive economic future for the community.

The national Future Made in Australia agenda seeks to revitalise manufacturing in Australia through economic and industrial energy transition opportunities, including a core focus on renewable energy and clean energy transition. Wollongong's State designated Illawarra **Urban Renewable Energy Zone** including the Port of Port Kembla is a key opportunity to deliver on this agenda. The Illawarra Shoalhaven Regional Plan is aligned with this, seeking to protect the Port of Port Kembla as an international gateway for trade and logistics and to support it as a destination for green energy industries.

There is significant competition for well serviced **employment** land and development capacity within existing areas. The Industrial Lands Review highlighted the critical role our E4 General Industrial and E5 Heavy Industrial zones play in providing employment and driving an innovative and active economy. The State's Industrial Lands Action Plan outlines an approach to secure, manage and monitor the supply of industrial lands across NSW and provide greater consistency for industrial land planning and certainty for investment.

The *Wollongong City Centre Urban Design Framework* and the *Wollongong Retail and Business Centres Strategy* highlighted the potential for residential development to compromise commercial development in our centres. Council is pursuing amendments to the planning framework to incentivise employment generating floorspace, consolidate commercial activity and protect existing supply.

By 2041, the City's daily population of visitors, workers and residents is expected to grow to 362,000 people. This is 74,000 more people every day using the streets, open spaces, transport and businesses than there were in 2022. Between 2022 and 2041 the percentage of the daily population who are visitors to Wollongong will increase from 42% to 47%, reflective of our attractive employment opportunities but also our valuable natural and recreational assets, which are a significant drawcard for visitors. This growth and opportunity acknowledges the City's assets, and also presents demand for future employment floorspace, and the expansion and increased maintenance of our publicly accessible places and public transport services.

Wollongong is well located to leverage the growth and investment occurring in the neighbouring Western Parkland City. The Western Sydney Aerotropolis will be the economic centre of the Western Parkland City "Bradfield". It has and will continue to see significant investment from State and local governments and the private sector. Local businesses and industries will require efficient, reliable and safe connectivity between locations to facilitate economic growth. Council continues to advocate with other Government agencies and the private sector for new freight and passenger links between Western Sydney and Wollongong, particularly linking to the Port and manufacturing activities at Port Kembla.

Environment

From our beautiful beaches and wetlands through to the striking escarpment, Wollongong is a city with unique and diverse environments. However, the projected population growth and associated requirements for housing and employment land will place increasing pressure on our natural

⁶ Transport for NSW Travel Zone projections 2024

resources. Healthy ecosystems are vital for the health of our community and for the future sustainability of our city. The State's *Connecting with Country* framework explains that Western and Aboriginal concepts of sustainability are largely shared, including the critical need to reduce the impact of building development on the environment. The framework uses the term 'Healthy Country' to describe healthy, interconnected natural ecosystems, supported by regenerative and sustainable environmental practices.

Protecting and enhancing our ecosystems is important to ensure that local plants and animals, including endangered species, are protected and can adapt to a changing climate. Our parks and natural areas are important biodiversity habitats and green corridors which allow native animals to move through our suburbs. Council will continue to maintain and enhance these assets through our natural areas program and increase tree canopy by delivering on the Urban Greening Strategy.

Over the next 20 years NSW waste volumes are forecast to nearly double, growing by 16 million tonnes⁷. Using our resources wisely to reduce waste and promote a circular economy will be a key priority for regional development over the coming decades to ensure we have capacity to safely manage waste in the future. A circular economy involves valuing our resources by getting as much use out of products and materials as possible, it also provides long-term economic, social and environmental benefits. Wollongong's significant industrial activity supports opportunities to develop circular economy pathways and maximise efficiencies. We know a significant portion of what enters our Whytes Gully landfill can be recovered. Our strategic planning framework will support further diversion and re-use of these resources reducing the environmental impacts of waste.

Impacts of Climate Change

Climate change will continue to have impact on the way we live in Wollongong.

We are likely to experience more 'very hot' days and longer heat waves. The risk of major bushfire events is likely to increase with hotter summers and drier winters. This will also increase the urban heat island effect emphasising the role our public spaces and resilience centres play in providing 'cool' spaces.

Due to its geographical features, Wollongong is prone to significant flooding. Climate change will result in more intense and more frequent storms. Rainfall is expected to reduce in winter, but there is likely to be bigger downpours in summer and more flooding events

The average height of the ocean has been increasing by 3.7mm each year since 1991⁸, an acceleration on the previous trends recorded since 1890⁹. More intense storms and any increase to sea level can intensify flood impacts and lead to more damage to the coastline such as beach erosion and damage to private property and coastal infrastructure such as cycleways, carparks, roads, stormwater networks and surf clubs.

Less winter rainfall and more drought conditions in the future will likely require us to limit our water use and increase stress on our playing fields and public spaces such as parks and natural areas from dry conditions.

⁷ NSW Waste and Sustainable Materials Strategy 2041

⁸ Department of Climate Change, Energy, the Environment and Water, 2024, *NARClIM Illawarra Shoalhaven Climate Change Snapshot*, <https://www.climatechange.environment.nsw.gov.au/sites/default/files/2024-08/NARClIM2-Snapshot-Illawara.pdf>

⁹ Centre for Operational Oceanographic Products and Services, *Relative Sea Level Trend 680-140 Sydney, Fort Denison 1 & 2, Australia*, https://tidesandcurrents.noaa.gov/sltrends/sltrends_station.shtml?id=680-140

Meeting our growth expectations

This Statement recognises that we are in the midst of a housing crisis and outlines our growth agenda in response. Linked to housing growth is the need to generate more high paying local jobs and supporting infrastructure. We're committed to enabling a resilient, liveable and productive Wollongong set in an extraordinary landscape for our future community.

The Illawarra Shoalhaven Regional Plan 2041 does not set housing or jobs targets for Wollongong. In May 2024 the State Government set short term housing targets in response to the National Housing Accord, which require Wollongong to provide 9,200 constructed dwellings between 2024-2029, or 1,840 per year.

Wollongong Council's Economic Development Strategy 2019 set a jobs target for 2029 of 10,500 new jobs. This target **was achieved** at the Strategy's mid point in **2025**.

To understand housing and employment needs for a 20 year horizon, Council uses dwelling forecasts prepared by ID consulting and job projections issued by Transport for NSW. Council will also continue to respond to shorter term targets set by the State or Council's own policies.

Whilst the theoretical development capacity of Wollongong's planning controls is already generous, and denser residential products are already permissible across all our residential land use zones (ie dual occupancies, multi dwelling housing, residential flat buildings), we have not seen a significant take up of this capacity in the form of denser housing development sufficient to create a sustainable pipeline of diverse housing that would meet the State's targets.

The incentives available through the State's infill affordable housing bonuses, Transport Oriented Development (TOD) and low and mid-rise reforms will all go some way to increasing theoretical development capacity of Wollongong's existing planning controls for medium density product. A broad and coordinated effort is needed across government and private industry to see that these increases in capacity result in an increased take up of available supply to deliver constructed housing, rather than driving speculation and higher land costs.

Council will continue to review of zonings and planning controls to support appropriate increases in capacity for housing to accommodate growth. We are progressing with the actions of the Wollongong Housing Strategy 2023 including reviewing capacity in and around town centres, in Medium Density Zones, and around the Wollongong City Centre. In addition to our proactive review work, Council will continue to receive planning proposal requests from proponents seeking changes to the planning controls, and our assessment will be consistent with our legislative responsibilities, Council's Planning Proposal Policy and consistent with this Statement.

Our community will experience changes to their neighbourhoods as newer, denser development replaces older single dwellings. In some locations, local character will change noticeably over time. Council will continue to work with Government and industry to meet the housing needs of the community while protecting our natural environment and heritage, maintaining employment lands, advocating for public transport services and managing climate and environmental risks and hazards.

Vision

As Wollongong's community grows and the climate changes, we will plan and develop for a sustainable future. Our plans will have their foundation in Wollongong's unique places and landscapes and seek to deliver healthy Country and community well-being. Wollongong's housing, employment precincts, recreational spaces and natural areas will be resilient, diverse and well connected, and support a thriving and innovative economy.

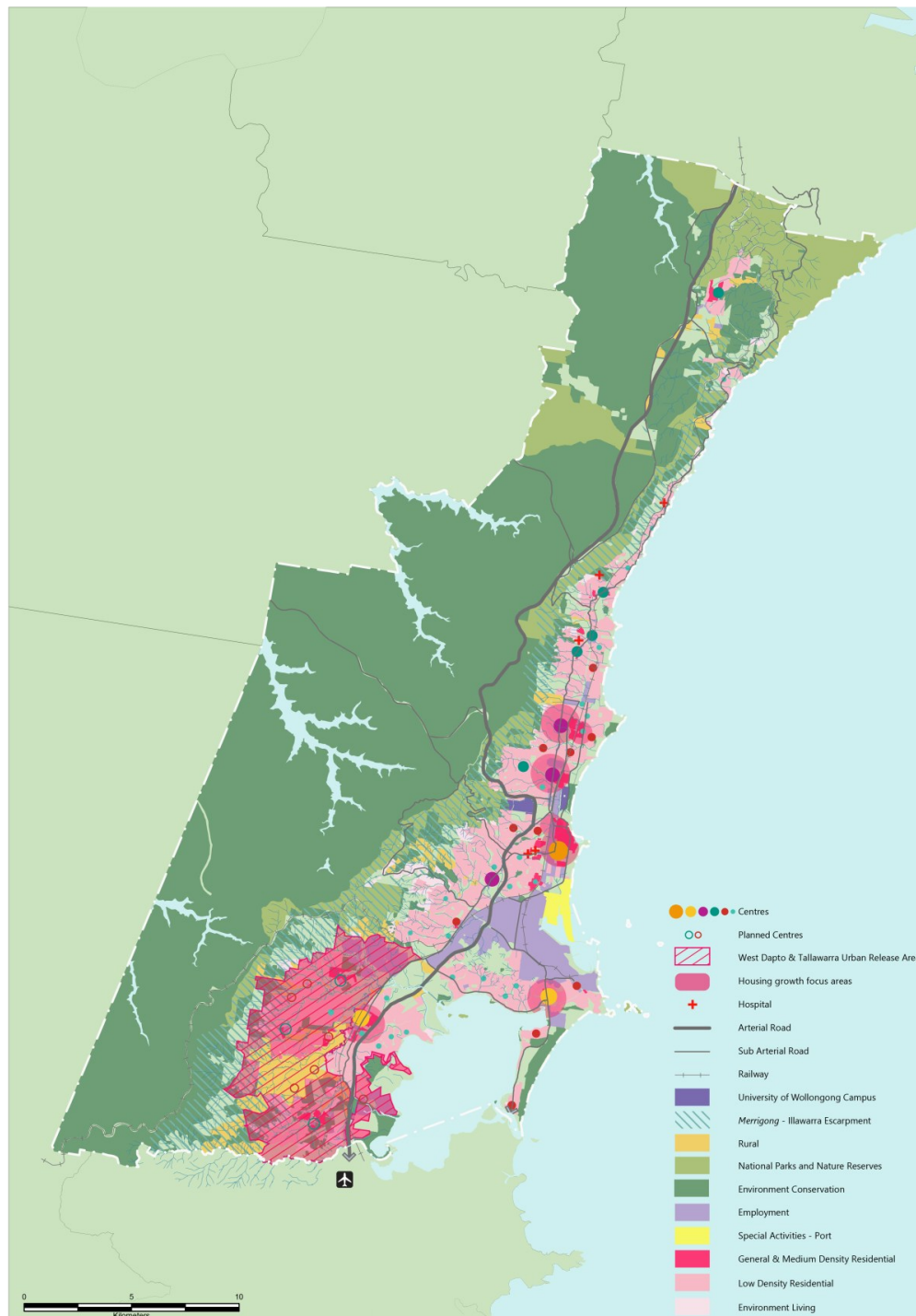
Planning Priorities

Wollongong's *Planning Proposal Policy* sets out when and how applications to rezone land or change development standards or permitted uses will be considered by Council. This includes reasons why proposals may not be supported, and what sorts of proposals will be given priority.

Consistency with the *Local Strategic Planning Statement* is a key requirement for Planning Proposals. The Planning Priorities set out in the LSPS align with and expand upon the matters for consideration in the Policy. *The following section of the document outlines each Planning Priority in detail, including which Council policies and strategies it relates to. Guiding documents refer to adopted Council policies and strategies, and Key plans to be delivered refers to strategies and policies Council has committed to preparing.*

Sustainable and resilient	Liveable and Connected	Productive and Vibrant
1. We rehabilitate and protect natural environments and ecosystems	4. The natural, built and cultural context informs the design of places and buildings.	9. Employment generating uses are prioritised in Centres and Industrial areas
2. We are resilient to climate risks and environmental hazards	5. We are growing our capacity for housing, so our community have access to diverse and high-quality homes in the future	10. The freight network is efficient, from international trade to the last mile
3. We have access to green and healthy urban open spaces and streets	6. The network of Centres provides for the needs of our community	11. Port Kembla's industrial precinct and Port are a hub for economic growth, employment and innovation
	7. Transport options are safe, reliable and accessible	12. The growing visitor economy celebrates natural and cultural assets
	8. The city is enriched by creative and cultural expression. <i>The city reflects the creativity, history, identity of our people; invites community participation, and contributes to a diverse economy</i>	

Figure 3 - Structure Plan



Sustainable & Resilient

Planning Policy enables the care of the environment and prepares our community for the impact of a changing climate



1. We rehabilitate and protect natural environments and ecosystems

The community value the preservation and improvement of the natural environment. Council is involved in this through the management and restoration of natural areas under Council care and control, and the conservation of endangered ecological communities and threatened species. We also strategically plan for a coordinated approach to Coastal management, floodplain risk management and stormwater management including protection of waterways, beaches, lakes, lagoons and creeks.

Healthy Country describes healthy, interconnected natural ecosystems, supported by regenerative and sustainable environmental practices. Western and Aboriginal concepts of sustainability are largely shared, including the critical need to reduce the impact of building development on the environment.
Connecting with Country 2023

The Wollongong LEP 2009 includes in its aims - (e) to conserve and enhance remnant terrestrial, aquatic and riparian habitats, native vegetation and fauna species, and (h) to ensure that significant landscapes are conserved, including the Illawarra Escarpment, Lake Illawarra, the drinking water catchment and the coastline.

Currently there are 19 ecological communities at risk of extinction in the Illawarra, 3 of these are endemic: Illawarra Lowlands Grassy Woodland; Illawarra Subtropical Rainforest and Melaleuca armillaris Tall Shrubland. As these endemic EECs are only found in the Illawarra and are not well conserved, landholders, councils and agencies have an even greater responsibility to ensure their viability into the future. A variety of conservation mechanisms and incentive schemes are available to landholders to help protect and manage endangered ecological communities. These range from perpetual arrangements through to short-term landholder incentive agreements.

Development and inappropriate land use are identified as key threats to local biodiversity and ecosystems, with the potential to impact on public health and amenity, as well as on places and practices of cultural significance for First Nations people. For this reason, it is critical that we act to protect and enhance our natural environment for current and future generations, in part, through effective and informed strategic land use planning balancing social, economic and environmental needs and aspirations. Council works with relevant state agencies to ensure sensitive areas are appropriately zoned and mapped to guide development outcomes and manage environmental compliance through regulation and enforcement.

Over half of Wollongong's LGA is zoned C2 Environmental Conservation (54.2%). This zone enables the protection, management and restoration of areas of high ecological, scientific, cultural or aesthetic values and prohibits development that could destroy, damage or have adverse effects on those values. In Wollongong, key areas of environmental value covered under this zone are the Illawarra Escarpment and the Greater Sydney drinking water catchment. A further 17.1% is identified under other environmental zonings including C1 National Parks and Nature Reserves (9.5%), C3 Environmental Management (5.3%), C4 Environmental Living (1%) and W1 Natural Waterways (1.3%). These zones provide for a limited range of development, avoiding uses that could destroy, damage or otherwise have an adverse effect on the special ecological, scientific, cultural or aesthetic values of the land.

High Environmental Value (HEV) mapping provides strategic guidance for the conservation of areas of validated environmental value. The Illawarra Shoalhaven Regional Plan 2041 notes that the 'avoid, minimise and offset' hierarchy will be applied to areas identified for new or more intensive development. This requires development to avoid areas of validated high environmental value and consider appropriate offsets or other mitigation measures for unavoidable impacts. A subset of the HEV is the Illawarra Shoalhaven Regional Biodiversity Corridors 2023 dataset. These corridors extend from the north of Wollongong into the Shoalhaven, mainly as a north south corridor along

the Illawarra Escarpment but also including some east west corridors. The Regional Biodiversity Corridors (2023) are a key consideration when assessing Planning Proposals and Neighbourhood Plans, in accordance with Local Planning Direction 1.1: Implementation of Regional Plans.

Land use planning on the Illawarra Escarpment is focused on achieving its ongoing conservation and enhancement. The Escarpment lands include a number of existing communities as well as extractive industries and dormant industrial sites. The Illawarra Escarpment and foothills are not seen as an area appropriate for urban growth. Any Planning Proposal on the Escarpment needs to focus on the conservation outcome proposed for the Escarpment and demonstrate how changes will provide an overall improvement to the environmental and cultural values of the Illawarra Escarpment. This will be a key consideration as existing mining operations in the escarpment transition over the next decades.

Wollongong's coastal environment is highly valued as a natural landscape, recreational destination and cultural place. The planning framework has a key role to play in ensuring these values are maintained.

"This coastal land holds deep family kinship connections embodied through memories and lives of people and community, extending through time to the ancestors that created this part of the Country. Continuing cultural practices, interwoven with the land and sea environment, have been maintained for a millennium. Cultural practices across the coastal region, such as food and medicine gathering, teaching and learning, ceremonies and crafts, instil a great sense of wellbeing and responsibility for the conservation of resources in the extended Aboriginal community and demonstrate a continual and deeply rooted held respect for Country" - Illawarra Local Aboriginal Land Council (2022)¹⁰.

Wollongong City and Shellharbour City Councils prepared the *Lake Illawarra Coastal Management Program 2020-2030 (CMP)*, to provide the strategic direction and specific actions to address the threats to the Lake and maintain its ecological, social and economic values. The overall intent of the CMP is to work towards achieving ecological sustainability for Lake Illawarra over the long term. In relation to planning outcomes, the CMP recommends that areas mapped as impacted by tidal inundation should not be eligible for land use intensification.

Riparian lands form the transition between land and aquatic environments, i.e. land adjacent to watercourses. Riparian land is generally the most fertile and productive part of the landscape in terms of primary production and ecosystems, and it often supports a higher diversity of native flora and fauna species than non-riparian land. Council's approach to riparian corridor management is articulated in the *Wollongong Corridor Riparian Management Study 2004 (RCMS)*, namely, to categorise riparian areas based on their ecological function. Wollongong Development Control Plan Chapter E23 supports the implementation of the *RCMS 2004* with regards to development in proximity to riparian corridors. Council is reviewing the riparian corridors requirements in the West Dapto Urban Release Area. Once finalised, the *West Dapto Riparian Corridor Management Strategy for the West Dapto Urban Release Area* will supersede the *RCMS 2004* for the West Dapto Urban Release Area.

As we continue to develop urban land, there are opportunities to protect and enhance our natural environment and retain its interconnected functions. Council will prioritise planning and development which seeks to maintain natural physical topography, minimise interference with natural water systems and enable natural healthy water flows, **protect and manage endangered ecological communities**, restore and protect original landscapes and **their cultural value to First Nations people and the wider community**, restore biodiversity and connect isolated pockets of environmental value. These opportunities can be supported enabling Aboriginal communities to practice their cultural obligations to care for Country through practices such as vegetation

¹⁰ Salients for Wollongong City Council, Wollongong Coastal Scoping Study 21 March 2023

management, and by providing ongoing opportunities for the Aboriginal Community to be on-Country.

Key Plans to be delivered

- *Wollongong Coastal Management Program* (in preparation)
- *Riparian Corridor Management Strategy for the West Dapto Urban Release Area* (in preparation)
- *Illawarra Biodiversity Strategy update* (joint council project)

Guiding Documents

- *Lake Illawarra Coastal Management Program 2020-2030*
- *Illawarra Escarpment Strategic Management Plan (2015)*
- *Wollongong Riparian Corridor Management Study 2004*
- *Flood Risk Management Plans for various catchments*
- *Illawarra Biodiversity Strategy 2011-2016*
- *Sustainable Wollongong 2030 - A Climate Healthy City Strategy (2020)*
- *Climate Change Adaptation Plan 2022*
- *Net Zero Wollongong: Climate Change Mitigation Plan 2023-2030*
- *West Dapto Vision 2018*
- *Reconciliation Action Plan*
- *Wollongong Housing Strategy 2023*
- *South Wollongong Future Study (2017)*

2. We are resilient to climate risks and environmental hazards

Wollongong's natural geography and climate mean it is subject to a range of environmental risks and hazards. Our urban areas are mainly distributed along the coastal plain, which narrows south to north as the distance between the Illawarra Escarpment and the coastline decreases. Our community experiences environmental hazards differently dependant on where they are located within this rich and complex environment. Our planning framework seeks to ensure our urban areas are resilient, that they thrive in ideal conditions, adapt to change, and survive and recover from extreme events. It is likely that over time land use controls for land in vulnerable areas will need to be modified to reduce risks to our community from environmental risks like flooding, bushfire, coastal storm and heat events.

The urban area of Wollongong is located on a coastal plain, bounded by the ocean and Illawarra Escarpment. Due to the steep escarpment slopes, narrow coastal plain and orographic rainfall patterns, the Wollongong LGA is prone to flash flooding. The historic development patterns mean that many developed areas can be affected. Council's Floodplain Risk Management Studies and Plans (FRMS&P) consider future development scenarios, climate change, mitigation measures and guide management actions, which may include land use planning recommendations. The FRMS&Ps also consider whether access and evacuation routes are available during major floods, information which forms part of the assessment of a Planning Proposal request and Development Applications. **Council will continue to review and update flood studies and flood risk management studies and plans and require detailed flood risk assessments to inform planning and development decisions.**

Planning Proposals on land within the flood planning area must address Local Planning Direction 4.1 Flooding. The Direction seeks to prevent amendments to the planning framework which would increase risk to people and properties, and place increased requirements on government spending for emergency services and mitigation works. **Planning proposals which seek to intensify residential development in areas of medium or high flood risk are generally not supported.**

The Illawarra Escarpment forms a natural boundary and scenic backdrop to the Wollongong coastal plain. It is one of the most important landscape and cultural features of the region and has high aesthetic value to the local community. The Illawarra Escarpment has elevations in the order of 450 to 700 m AHD. The topography and lush vegetation of the Illawarra Escarpment and its foothills create an attractive environment to live. However, the steep slopes, vegetation cover, bush fire risk, geotechnical risk and flood risk constrains urban development. Much of the Illawarra Escarpment and its foothills has been mapped as being subject to known or likely geotechnical risk.

The steep slopes, large water catchment area and the forested nature of the LGA means that many properties have a bush fire risk. The Rural Fire Service (RFS) has certified Council's Bush Fire Prone Land maps. Planning proposals seeking to amend the LEP are considered against the requirements of Local Planning Direction 4.3 Planning for Bushfire Protection. **The direction requires Council to have regard for Planning for Bush Fire Protection 2019 which includes strategic planning principles to ensure appropriate development in areas where bushfire hazard exists.** The Direction aims to protect life, property and the environment from bush fire hazards, by discouraging the establishment of incompatible land uses in bush fire prone areas; and encouraging sound management of bush fire prone areas.

The coast of the Wollongong LGA stretches around 50km from just south of Garie Beach to the Lake Illawarra Entrance at Windang. The northern most 10km between Garie and Stanwell Tops is within the Royal National Park. The coastline comprises a total of 26 beaches, mostly separated by headlands, rock platforms and cliffs, as well as creeks. The distance between the escarpment and

the coastline increases as you head south, resulting in smaller estuary catchments in the north and larger catchments to the south.

Council is currently preparing the *Wollongong Coastal Management Program* (excluding the Port of Port Kembla and Lake Illawarra), which will identify coastal management issues and the actions required to address these issues in a strategic and integrated way. The hazard studies informing the CMP use a 20, 50 and 100 year forecast time frame and consider a range of hazards listed in the Coastal Management Act 2016, including: beach erosion, shoreline recession, coastal lake or watercourse entrance instability, coastal inundation, coastal cliff or slope instability, tidal inundation, erosion and inundation of foreshores caused by tidal waters and waves. The previous *Coastal Zone Management Plan* identified that there are many private properties along the Wollongong Coastline that are potentially affected by existing and future coastal risks. **The Coastal Management Program will further consider the potentially significant impacts of coastal risks to sites of Aboriginal cultural significance, through an Aboriginal led cultural mapping process.** Storm erosion and its impacts including loss of land or foundation capacity **as well as coastal and tidal inundation** has been highlighted as a key risk for consideration, ~~as well as coastal and tidal inundation~~ in future planning amendments.

Much of the urban land along our coastline is zoned for Public Recreation (RE1), or Environmental Conservation (C2), Environmental Management (C3) or Environmental Living (C4) to prevent the intensification of these sites. The larger coastal zone includes the majority of land between the railway line and the coastline between Stanwell Park and Port Kembla. Around Lake Illawarra the coastal zone extends between around 500m to 1km from the lake edge into urban areas. Under Local Planning Direction 4.2 (Coastal Management), planning proposals that seek to amend a local environmental plan in the coastal zone must be consistent with the NSW Coastal Design Guidelines. To achieve this, the planning proposal authority and local plan-making authority will assess a proposal against the requirements set out in section 3.2 of these guidelines. The Direction does not permit the intensification of land in the coastal vulnerability area or within a coastal wetlands and littoral rainforest areas and requires the consideration of coastal scenic values within the coastal environment and coastal use area.

Lake Illawarra is at the southern end of the LGA, straddling both Wollongong City and Shellharbour City Council areas. The Councils' jointly prepared the Lake Illawarra Coastal Management Program 2020-2030 (CMP), to provide the strategic direction and specific actions to address the threats to the Lake and to maintain the ecological, social and economic values of the Lake. The overall intent of the CMP is to work towards achieving ecological sustainability for Lake Illawarra over the long term.

Climate change is altering the way people live in Wollongong. We are experiencing more frequent and intense events including heat, flooding, bushfire, storms, droughts and sea-level rise. These hazards have impacts on the health and wellbeing of the community as well as our built and natural environments. To reduce these impacts our community is supportive of achieving net zero emissions and protecting and investing in our natural environment. Opportunities to support emissions reductions within our community via Council's land use planning framework include support for a renewable energy transition, energy efficiency, reducing waste, sustainable transport, protecting and enhancing our natural environments and green industry. It is important that we work together towards reducing emissions and increasing resilience, and our planning system enables us to mitigate, adapt, and respond to our changing environment guided by strategically planning for a coordinated approach to risk.

As part of their goal to reduce emissions and transition to renewable energy generation, the State government has designated land within Wollongong LGA as an **Urban Renewable Energy Zone (REZ)**. The REZs bring together investment in renewable energy, storage and transmission infrastructure to deliver reliable, affordable and clean electricity for the people of NSW as coal-fired power stations retire over the next 10 to 15 years. Projects within the zone have the potential to

contribute significantly to Wollongong's net zero targets by reducing emissions from traditional energy generation.

The **Urban** REZ includes all of the urban land in Wollongong LGA south of North Wollongong, as well as an area within Shellharbour LGA. The REZ will take advantage of Wollongong's major energy and transport infrastructure, our potential for onshore generation, storage and transmission of renewable energy. **The Urban REZ present key opportunities to:**

- Integrate consumer energy resources such as rooftop solar systems, home batteries and community-scale batteries.
- Utilise existing and rehabilitated industrial sites to host energy infrastructure
- Utilise port and transport infrastructure to access export markets for green hydrogen, ammonia and metal production
- Develop an offshore wind industry in the region, creating new skilled job opportunities and supporting the growth of emerging technologies
- Support large energy users, including emerging technologies such as green hydrogen, ammonia and green metal production, with cheap, reliable and clean electricity
- Leverage the region's highly skilled workforce, supply chains and experience in manufacturing to participate and thrive in a renewable energy future¹¹

The Illawarra Offshore Wind Zone is governed by the Federal Government's Offshore Electricity Infrastructure Act 2021 and has been designated in commonwealth waters off the coast of Wollongong. Projects within the REZ and offshore will require a considered approach to environmental impacts, both at the site of the activities and along the path of transmission lines.

Council's services and strategic plans seek to meet the development needs of our growing community in a sustainable way which does not put future generations at risk, commit government and private land-owners to significant ongoing costs, or put in place mitigation which will compromise other environmental values. In line with the NSW State Government, we are committed to reducing community emissions to reach net zero emissions in Wollongong by 2050. Our planning framework will support the community to be more adaptive to the impacts of climate change and reduce the future impacts of climate change through reducing emissions.

Key plans to be delivered

- *Wollongong Coastal Management Program (in preparation)*
- *Floodplain Risk Management Plans for the following catchments:*
 - o *Hewitts Creek*
 - o *Collins Creek*
 - o *Wollongong City*
 - o *Brooks Creek*
 - o *Lake Illawarra*
 - o *Duck Creek*
 - o *Minnegang, Hospital Creek and Kully Bay*

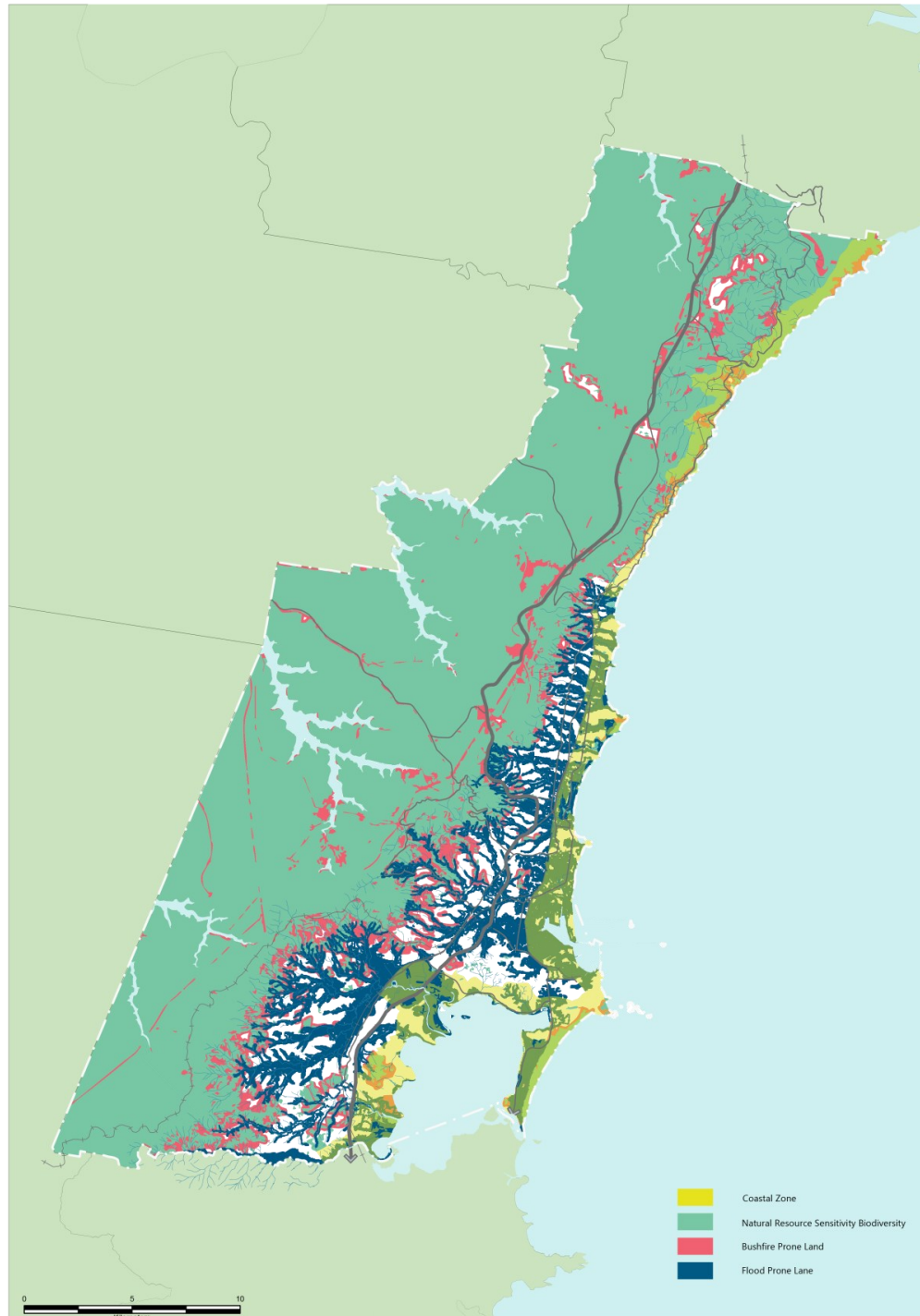
Guiding Documents

- *Sustainable Wollongong 2030- A Climate Healthy City Strategy (2020)*
- *Net Zero Wollongong Climate Change Mitigation Plan 2023-2030*
- *Climate Change Adaptation Plan 2022*
- *Climate Friendly Planning Framework 2022*
- *Urban Heat Strategy 2023*

¹¹ Energy Co *Energising the Illawarra* June 2022 <https://www.energyco.nsw.gov.au/sites/default/files/2023-01/ilw-rez-fact-sheet-energising-illawarra.pdf>

- *Lake Illawarra Coastal Management Program 2020-2030*
- *Coastal Zone Management Program 2017*
- *Illawarra Escarpment Strategic Management Plan 2015*
- *Flood Risk Management Plans for various catchments*
- *Wollongong Housing Strategy 2023*
- *South Wollongong Futures Study*

Figure 4 - Key environmental risks and hazards



3. We have access to green and healthy urban open spaces and streets

The climate of the Wollongong area is warming. We can expect an increased frequency and duration of periods of extreme heat. Urban areas are hotter than rural or natural areas, due to the Urban Heat Island effect. Green infrastructure - tree canopy and open green spaces - is key to cooling our urban environments. Open green spaces and green streets are also places of high social value to the community.

Wollongong is fortunate to have large areas of open space, beaches and National Parks. We use our open spaces for a variety of passive and active recreational activities. As our population grows, access to high amenity natural and urban green space will be key to the wellbeing of the community and parks and reserves will come under greater utilisation pressure. Due to high prices and competing needs for land expanding the amount of public open space in existing urban areas will be challenging. This highlights the need to utilise our existing open spaces and streets creatively to maximise urban greening and community recreation.

The Wollongong LEP 2009 includes in its aims (d) *to improve the quality of life and the social wellbeing and amenity of residents, business operators, workers and visitors*. Trees and vegetation are critical to the amenity, recreation opportunities and liveability of the City - and the wellbeing of residents.

Council plays a significant role in restoring natural areas, managing vegetation on public land, and protecting and enhancing vegetation on private land. We have a leadership role in delivering quality streetscapes, improved public amenity and increased shade. Urban greening is a strategic approach to increase the quality and quantity of vegetation and open green space on all land types in an urban setting. Green infrastructure delivers a range of benefits including mitigating flooding (ie through bank stabilisation), improving air and water quality, cooling the urban environment, encouraging active transport modes, and enhancing biodiversity and ecological resilience.

Council's commitment to urban greening is articulated through the *Urban Greening Strategy* which set a goal for 35% tree canopy cover by 2037. Since the previous LSPS was adopted, tree canopy has increased from 17% to 27%¹².

Wollongong streets contribute to the natural components of the urban environment through street tree and verge planting. These green elements contribute to more attractive and active streets because they provide more comfortable and pleasing environments for people. The retention and protection of existing trees is key to increasing tree canopy and protecting and maintaining networks of undisturbed deep soil. Existing trees also play an important role in maintaining healthy Country, and mitigating the visual impacts of changes in the built environment. New tree planting in the urban environment, especially on our streets and within large hardstand areas like car parks is essential to mitigate against urban heat and provide a network of tree canopy for biodiversity.

There is currently 46 km² of land (6.2% of the LGA) zoned for Public Recreation (RE1) which includes both Council and Crown Land in the form of parks, sporting fields and reserves. Of the Council owned land, 8.4 km² (1128 lots) is categorised as park and 4.2 km² (150 lots) as sportsground.

As we plan for a denser, more populous City there is need to ensure our urban environment provides the quantity and quality of green spaces our community needs. Council's strategic framework for open space, recreational facilities and community facilities *Planning People Places*

¹² MetroMap Insights - Vector Trees Layer 2023 © Aerometrex Ltd 2024'

2006-2026 highlights the need for strategic planning to either restrict increased housing density to areas where open space provision can sustain additional populations or, commit to improving open space provision to meet additional needs. The strategy outlines an approach to providing, developing and managing open space that maintains an equitable spread of spaces, applies a hierarchy of scale and quality, maintains a consistent level of design and management quality and uses sustainable management practices.

Council's *Play Wollongong Strategy 2014 - 2024*, *Sportsgrounds and Sporting Facilities Strategy 2023/2027* and *Future of our Pools Strategy 2014 - 2024* all analyse and address the community's requirements for open space and recreation. Council will renew the *Play Wollongong Strategy* over the next 12 months. This Strategy covers all public open space in the LGA where the primary purpose of the land is for passive recreation (ie not sport, conservation, easements etc). The development of this strategy update will consider the community's open space requirements in light of the planned population growth.

Table 1: Residential Zoned lots in Public Open Space catchments

Zoned lots	Distance to public open space (radius circles)	
	400m	800m
General Residential	66%	99%
Low Density Residential	86%	97%
Medium Density Residential	87%	99%

Source: Land iQ site search - distance to public open space

Although most of our residential areas are nearby to public open spaces, there are some areas where distribution could be improved.

Across the Town Centres and Train Stations surrounds planned for uplift via the *Transport Oriented Development* (TOD) and *Low-and Mid-Rise Housing* (LMR) programs, opens space provision varies.

Table 2: Lots outside public open space catchments in intensifying areas

Number of lots more than 400m from public open space (radius circle)	
TOD	
Dapto	42
Corrimal	0
North Wollongong	1
LMR	
Dapto	239
Fairy Meadow	51
Warrawong	217
Corrimal	10

Source: Land iQ site search - distance to public open space

The above radial catchment data available through the State's Land iQ software does not take into account features of accessibility including walking paths, cycling routes or topography, nor does it give a picture of the size or quality of the available open space. The update to the *Play Wollongong Strategy* will deliver more detailed analysis to develop a robust LGA-wide framework to evaluate growth planning against public open space provision and access.

Planning Proposals to increase residential density must demonstrate inclusive and equitable provision of public open space. Public open spaces must be designed to ensure adequate sunlight in mid-winter to ensure the health of vegetation and the active use to the space; and shade during mid-summer to protect users from UV radiation. They are to be safe, accessible, connected and green.

Key Plans to be delivered

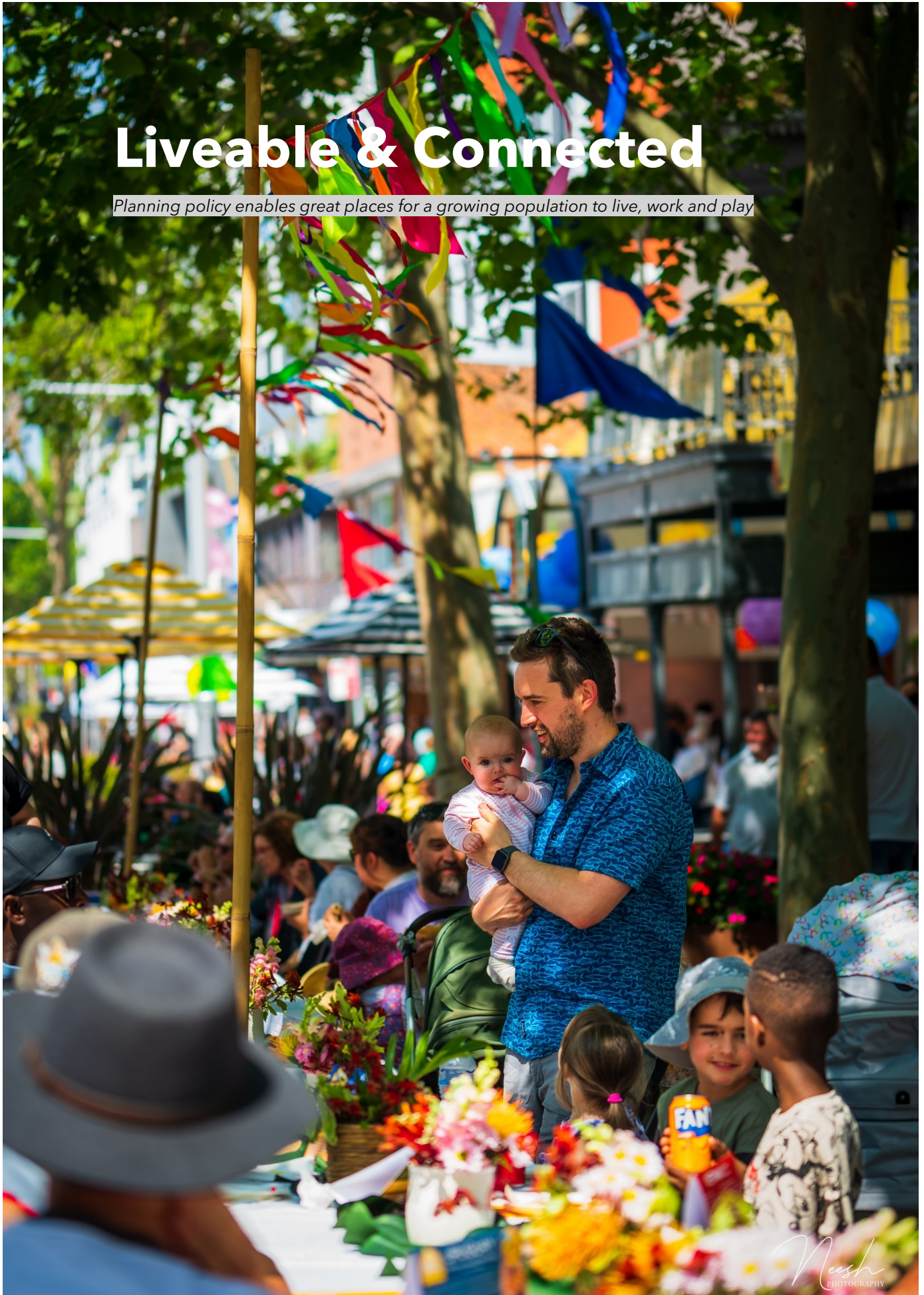
- *Play Wollongong Update*
- *MacCabe Park Masterplan*
- *Lang Park Masterplan*
- *Urban Greening Strategy Update*
- *Aquatics and indoor Sport Strategy*

Guiding Documents

- *Planning People Places 2006-2026*
- *Play Wollongong Strategy 2014-2024*
- *Sportsgrounds and Sporting Facilities Strategy 2037 - 2027*
- *The Future of our Pools Strategy 2014-2024*
- *Net Zero Wollongong Climate Change Mitigation Plan 2023-2030*
- *Climate Change Adaptation Plan 2022*
- *Urban Greening Strategy 2017-2037*
- *Urban Heat Strategy 2023*
- *Beach and Foreshore Access Strategy 2019-2028*
- *Illawarra Biodiversity Strategy*
- *Plans of Management for Council Community Land*
- *Plans of Management for Crown Reserves*
- *Wollongong Retail and Business Centres Strategy 2023*

Liveable & Connected

Planning policy enables great places for a growing population to live, work and play



4. The natural, built and cultural context informs the design of places and buildings.

Wollongong is set within a dramatic landscape with beaches, changing coastal topography, the Illawarra Escarpment, and Lake Illawarra. These landscapes have cultural, environmental, and recreational values. Over time, human settlement has left physical patterns in the form of open spaces, streets and buildings that combine to create unique places with local character across different broad areas.

Strategic planning and development within Wollongong will respect these contextual values, enhancing areas of environmental and cultural value, and enabling the design of buildings and places in recognition that we are always on Country, and always in the context of a varied landscape, heritage and social settings and systems.

Our population, businesses and industries are growing, and this presents both opportunities and challenges. We will proactively plan for additional housing and jobs in appropriate locations, supported by a range of infrastructure that encourages sustainable transport options. In doing so, we need to balance growth with high quality place-based design of development, strategic infrastructure delivery, land use constraints, natural hazards and the needs of the current and future community.

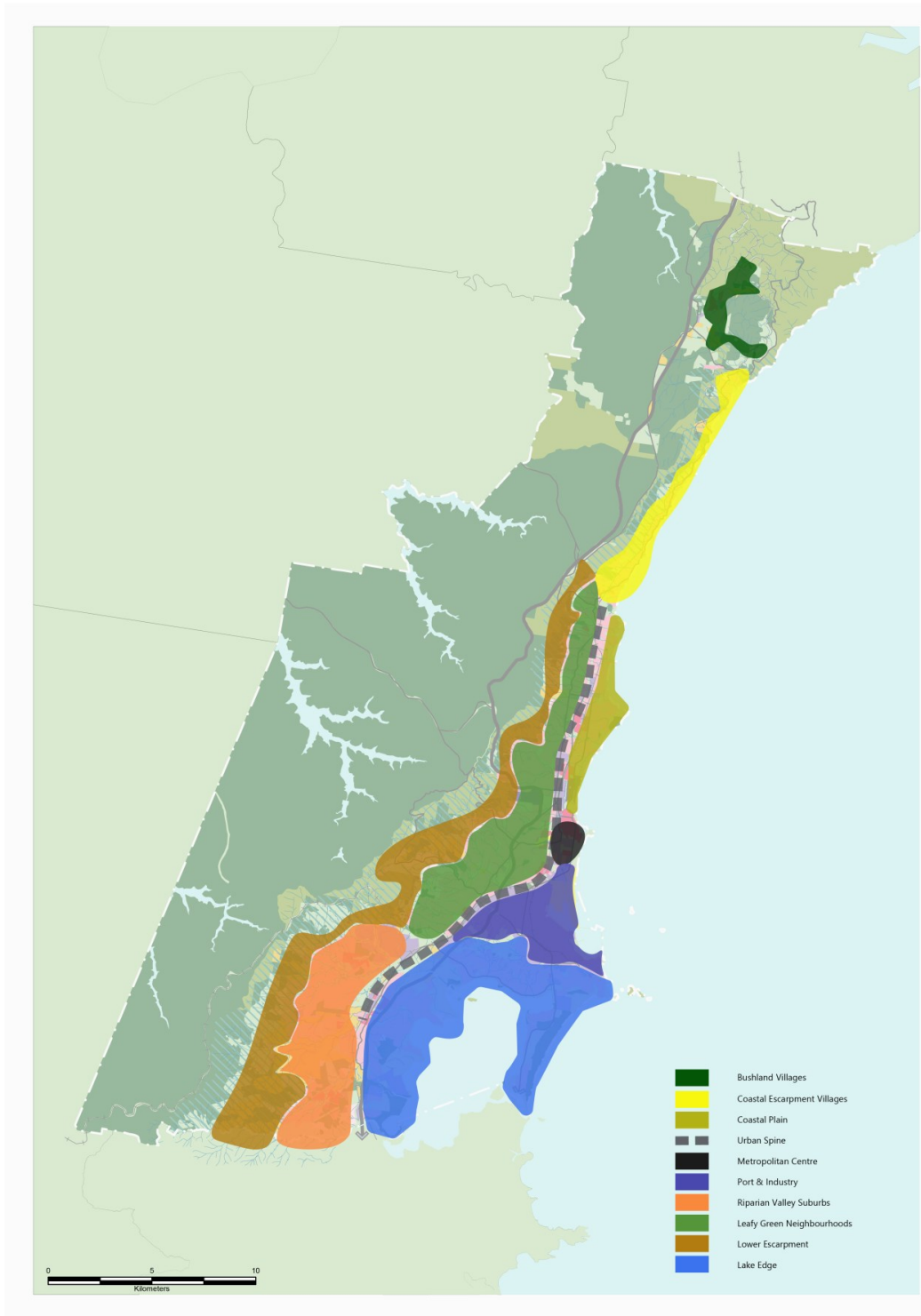
Some areas of Wollongong are not appropriate for certain types of development. This is due to land use constraints, natural hazards, environmental and cultural sensitivities, or infrastructure limits. Current legislation and planning policy generally reflects these restrictions and defines processes to mitigate impact and risk. From time to time the planning framework is amended to further enable this approach.

Managing constraints is one part of a place-based approach to the design of places and buildings. Recognising contextual values and responding to these in the planning and design of places is another significant component.

The NSW Environmental Planning and Assessment Act 1979 (Act) includes the object '(g) to promote good design and amenity of the built environment'. *Better Placed: An integrated design policy for the built environment of NSW (GANSW)* established what the NSW Government expects regarding good design and effective process. Objective 1 of *Better Placed* is 'Better fit: contextual, local and of its place. *Good design in the built environment is informed by and derived from its location, context and social setting. It is place-based and relevant to and resonant with local character, and communal aspirations. It also contributes to evolving character and setting.*'

Wollongong includes many distinctive places with recognisable character. Character is a combination of: environmental setting and systems; people and activities; buildings, streets and open spaces; history, culture and tradition. Broadly speaking, Wollongong's character areas are intrinsically linked to natural features and how development has responded to these over time. These broad areas are indicated in Figure 5 and the renewing of character statements in the Wollongong Development Control Plan will take this broader landscape approach moving forward.

Figure 5 - Character Areas



Character is not static, it evolves over time as people and processes impact places. For the character of a place to evolve in a positive way, new interventions should draw on valued existing characteristics whilst delivering on the needs of the community. Improving the identity of a place and supporting its character has a positive effect on liveability and economic prosperity.

"Places of cultural significance enrich people's lives, often providing deep and inspirational sense of connection to community and landscape, to the past and to lived experiences. These places reflect the diversity of our communities, telling us about who we are and the past that has formed us and the Australian Landscape. They are irreplaceable and precious." - The Burra Charter

The identification of buildings, landscapes and archaeology with heritage significance via local and/or state listings is key to ensuring that individual items and clusters of items are protected. Wollongong has 9 conservation areas and over 500 heritage sites including 25 which are listed on the State Heritage Register. There are also three declared Aboriginal Places in Wollongong: at Sandon Point, Bellambi and the Dharawal Resting Place at North Era, and a nomination (2023) for Djera (Mt Keira) and the Five Islands which Council continues to advocate to be finalised.

Embedded in the character of Wollongong is the cultural significance and practices held by Aboriginal traditional knowledge holders. The sharing of knowledge by Aboriginal knowledge holders is a generous act and provides significant value in the process of strategic planning. Council ~~does has~~ and will continue to work with the Aboriginal community to develop place-based assessments and frameworks to guide projects and plans, *including exploring dual-naming of significant places to reflect First People's culture, traditions and stories. We will continue to advocate for the protection of places of Aboriginal cultural value. Council will fulfill its statutory obligations to prepare and assess environmental heritage and Aboriginal cultural heritage studies to inform amendments to the planning framework.* We will continue to seek direction from Aboriginal community, including exploring opportunities to draw together existing ~~and future~~ cultural value mapping and assessments and build on these to guide and frame future engagement and planning.

There is scope within the planning framework currently in place in Wollongong for a significant level of development. This means that some change is likely across most of our urban area. Our community is familiar with this kind of change, which might occur as a secondary dwelling in a neighbour's backyard, a single dwelling being replaced by a set of town houses, or several commercial buildings being replaced by a shop-top housing development. Over the past 10 years the Wollongong CBD has seen a dramatic change to the skyline with multiple new commercial and mixed-use projects utilising the capacity available in the current planning controls. Similarly, in West Dapto large areas of rural land have transitioned to low and medium density housing.

Development occurring within the existing planning framework must meet its requirements for contextual considerations. Across multiple planning pathways, including complying development and state assessed development applications, the requirements for a development to adhere to specific place-based controls like a development control plan are varied. Planning Proposals to amend the land use and development controls in an area must address a range of contextual issues via the Local Planning Directions, State Environmental Policies, Regional Plan and this Local Strategic Planning Statement.

As Wollongong grows and changes, the qualities and characteristics that are valued and distinctive are to be reinforced. Urban Design Analysis and testing is key to informing changes to the planning framework, which often need to be supported through a masterplan. This work ensures contextual issues are considered and drawn upon, including:

- Identifying important aspects of our natural and cultural heritage, including significant ~~heritage Aboriginal and European~~ sites, assets or values and creating proposals that conserve and acknowledge the historic and cultural context.

- Consideration of existing and desired future character aspects including broad landscape areas, scale, height, density, and allotment pattern, and ensuring important views are maintained from streets and key public spaces.
- How the LEP land use, height, and floorspace controls will result in building typologies and streets that are able to retain significant vegetation, work with topography, maintain important view lines and relate to existing development.

Guiding Documents

- *Wollongong Heritage Strategy 2023 - 2027*
- *Wollongong Housing Strategy 2023*
- *Sustainable Wollongong 2030*
- *West Dapto Vision 2018*
- *Reconciliation Action Plan 2021 - 2023*

5. We are growing our capacity for housing, so our community have access to diverse and high-quality homes in the future

The Illawarra Shoalhaven will be the fastest growing region in the state, with Wollongong forecast to add between 66,000¹³ to 70,000¹⁴ people to its population by 2046. Wollongong's planning framework will evolve to allow for a sufficient pipeline of housing to meet the needs of a growing and diverse population. Diverse and high-quality housing means housing that is great for people and place - varied to provide choice of type and cost, and high-performing to ensure community well-being and a sustainable environment.

Wollongong's existing housing stock is made up of 89,337 dwellings including 59,206 separate houses, 18,273 medium density dwellings, and 10,957 high density dwellings.¹⁵

The community that these dwellings house is diverse. Analysis of the household/family types in Wollongong City in 2021 compared to Regional NSW shows that there was a higher proportion of couple families with children as well as a similar proportion of one-parent families. There was a lower proportion of lone person households and a lower proportion of couples without children. In 2021 64% of households were purchasing or fully owned their home, 23.1% were renting privately, and 6.8% were in social housing.

What's driving the demand for housing in our City has changed over time. Despite the competition for land and dwellings that comes with a growing population and a finite land supply, our homes are being built larger and housing less people than ever before. Household size is forecast to continue to decrease from 2.48 people per dwelling in 2026 to 2.40 by 2046¹⁶, meaning the same population would require 890 more homes in 2046 than it did in 2026.

The supply of housing is also changing. Although we're seeing an increase in the diversity of housing types being built, and improved policy and regulation relating to sustainability and construction quality, these dwellings are not available to a wide range of incomes. In the 12 months preceding June 2024, there were no 'entry level' houses (\$810K) or units (\$576K) on the market for purchase, meaning no households on very low, low or moderate incomes could afford to buy a home in Wollongong¹⁷. Rental in 'Entry level' (\$450/w) and 'Median' (\$550/w) units was slightly more available, though only for those on moderate incomes¹⁸.

Housing Policy context

The *National Planning Reform Blueprint* has defined 10 measures to improve housing supply through planning reform. These measures are intended to drive improvements to planning systems to assist jurisdictions in meeting national housing supply targets of new well-located homes. The NSW Government has been delivering against these measures via a range of planning reforms which Council has been actively engaged in implementing at a local level. These reforms, coupled with Council's density uplift program, are intended to deliver a significant amount of capacity for housing, sufficient to meet the short term 2029 target and also generate ongoing supply in the medium and long term.

- **Targets:** NSW released 5-year LGA housing completion targets for each of the 43 Local Government Areas across Greater Sydney, Illawarra-Shoalhaven, Central Coast and Greater

¹³ Population and household forecasts, 2021-2046, .id (informed decisions)

¹⁴ Common Planning Assumptions, 2024, DPHI

¹⁵ Census of Population and Housing 2016 and 2021, ABS

¹⁶ Forecast population, households and dwellings, 2026 - 2046, .id (informed decisions)

¹⁷ Housing purchase affordability, 12 months to June 2024, .id (informed decisions)

¹⁸ Housing rental affordability, 12 months to June 2024, .id (informed decisions)

Newcastle regions, and one target for regional NSW. Wollongong's housing target is for the delivery of an additional 9,200 constructed homes by 2029.

- **Transport-oriented development:** State led rezoning proposals for transport-oriented development (TOD) accelerated precincts in Greater Sydney were finalised in late 2024. A further set of TOD planning amendments have been applied around 37 train stations. In Wollongong, this has resulted in increased height and floorspace controls applying to the development of residential flat buildings and shop top housing on land surrounding Dapto Town Centre and Corrimal Train Stations. **In April 2025 the North Wollongong TOD was announced and is expected to commence in the near future.** In 2024, Council nominated Wollongong Station as a potential Tier 1 TOD site, and Coniston and Unanderra stations as potential Tier 2 TOD sites.
- **Low- and Mid-Rise housing:** Two phases of the Low- and Mid-Rise housing policy reforms have been implemented, including increasing the permissibility of medium density housing types across residential zones, and increasing the allowable density of medium density housing types around Centres and Train Stations. In Wollongong these reforms have effect around 4 town centres - Warrawong, Dapto, Fairy Meadow and Corrimal.
- **Housing pattern book:** Supporting delivery of housing in the TOD and Low- and Mid-Rise precincts, in July 2025 the Government Architect released the initial NSW Housing Pattern book standard designs.
- **Infill affordable housing bonus:** Amendments to the Housing SEPP have introduced a bonus of up to 30% additional height and floorspace to incentivise the inclusion of 10-15% affordable housing (for 15 years) in new apartment development. Since its implementation in December 2023, there have been 14 applications under this planning pathway, including State Significant Development requests and modifications to existing development consents to take advantage of the bonus. These applications include a total of 575 affordable dwellings in the Wollongong City Centre which has higher height and floor space ratios. If all are approved and constructed, this would significantly increase the LGA's supply of affordable rental dwellings (managed by Community Housing Providers).
- **State Assessed Planning Proposal Pilot:** The State Assessed Planning Proposal Pilot (SAPP) invited applications for site based rezonings linked to increased housing supply. A planning proposal to permit some 1,300 dwellings in a development up to 78m/22 storeys on the Warrawong Plaza site was finalised in February 2025.
- **State Assessed Rezoning Process:** Enables significant rezoning proposals to be managed by the Department of Planning, Housing, and Infrastructure (DPHI) rather than by Council.
- **Urban Development Program:** The Department of Planning, Housing, and Infrastructure (DPHI) is working with State agencies, local councils, and industry through the Urban Development Program (UDP) to establish an evidence base on housing supply at a granular level and to develop the first Infrastructure Opportunities Plans, that outline the long list of infrastructure to effectively support housing and productivity growth. The UDP monitors housing development, land supply and infrastructure delivery in the Illawarra Shoalhaven Region. Importantly, this monitor reports on both building approvals and net completions, helping government to realistically compare approval numbers with housing completion targets. No Infrastructure Opportunities Plans have been released for Wollongong to date.
- **Housing Acceleration Fund:** The Housing Acceleration Fund (HAF) provides grants for critical infrastructure projects which help accelerate the delivery of housing. Projects funded under the HAF include transport, water, wastewater, drainage and community infrastructure. Wollongong has been appreciative of receiving several HAF grants funding road and wastewater projects in West Dapto Urban Release Area.
- **Housing Delivery Authority (HDA):** In late 2024 the Housing Delivery Authority (HDA) was established to consider proponent-led rezoning and development proposals for larger residential development. **By July 2025, the HDA has considered 17 proposals within**

Wollongong and recommended to the Minister for Planning and Public Spaces that seven be declared State Significant Development. Five proposals have been declared State Significant Development, and two existing proposals are being monitored. The proponents are preparing applications for assessment by the State. More Expressions of Interest are expected to be considered by the Panel and Minister.

Our housing future

In February 2023 Council adopted the *Wollongong Housing Strategy* which was endorsed by the Department of Planning, Housing and Infrastructure on 17 July 2023. The Strategy presented an ambitious housing agenda, proposing to increase housing supply substantially in appropriate locations and increase the amount of available Affordable Rental Housing. Council has implemented a range of actions from this Strategy, including the development of an affordable housing policy and procedure, planning proposals to release land at West Dapto for housing, and a planning proposal to limit development on large lots in the Illawarra Escarpment foothills. Ongoing work includes the review of Council owned land, increasing development capacity in medium density zones and an affordable housing contributions scheme.

Council will continue to review and prepare plans, for our places, to strategically consider constraints and opportunities and plan for future growth. Priority will be given to locations identified for growth and change, to ensure new development creates a positive legacy for future residents and supports the function of our centres and other places.

Housing Strategy Vision

Housing will respond to Wollongong's unique environmental setting and heritage.

New housing will continue to diversify supply and provide choice for residents. Diversity will be provided through a variety of housing types, sizes, configurations, and features, to cater for a wide range of residential needs and price-points. Focus for diversity will be on affordable, smaller, and/or adaptable housing located throughout the Wollongong LGA to cater for a range of incomes and abilities.

Wollongong City Centre will deliver a range of higher density housing options in appropriate locations having regard to retail and commercial outcomes. It will be a thriving and unique regional city, delivering a diverse economy and offering a high quality lifestyle. It will be liveable and a place where people will want to live, learn, work and play.

Urban Release Areas such as West Dapto, will deliver the largest proportion of new housing supply and will be adequately serviced with essential infrastructure.

Town and village centres, and land zoned for medium density residential development will promote their distinctive character, whilst planning for and facilitating growth and high quality design in desired locations.

Wollongong will strive to increase affordability in the housing market, and to ensure housing provides for a wide range of incomes, people with a disability and for our ageing population.

The State's short term housing targets for Wollongong require the LGA to provide 9,200 constructed dwellings over the five years from July 2024 to July 2029, or 1,840 per year. Just over half that number is expected to eventuate from existing approvals or rezonings that have already occurred. The remaining number are expected to be delivered through the NSW Government's housing reforms¹⁹.

¹⁹ NSW Planning, Wollongong Council's housing snapshot, <https://www.planning.nsw.gov.au/policy-and-legislation/housing/housing-targets/wollongong-councils-housing-snapshot>

Over the past 30 years, Wollongong has added an average of 819 dwellings to the LGA every year²⁰. Like our neighbours in Greater Sydney²¹, we experienced a peak in housing delivery in 2016/17 when dwelling completions topped out at 1,453. Smaller peaks occurred in 2018/19 and 2020/21 before falling back to pre 2017 levels (~600-800) in 2021/22. The construction or completion of dwellings is influenced by a range of factors, such as interest rates, changing legislation, price of material and labour which are beyond the control of Council.

Council has a role in providing zoned land, enabling planning controls, infrastructure planning and in the assessment of development applications for residential development. Dwelling approval data shows that on average 1,068 dwellings are approved annually. As a consequence, there is an average difference of approximately 200 dwellings per year between approvals and completions. The State's targets for Wollongong are ambitious and require a concerted effort from multiple levels of government and private industry.

The range of policy amendments introduced by the State to assist in meeting their targets and incentivising the provision of affordable housing discussed above are extensive. It is likely that both State and local governments will continue to modify the planning framework and planning pathways to enable the delivery of housing. These initiatives will see the character of some areas change and development outcomes may not always align with community preferences.

In order to accommodate a community which is forecast to grow across all age groups, housing across Wollongong in 2046 will be diverse in type and size, and located to ensure we maximise the value of existing infrastructure.

Challenges

We face a range of challenges in delivering diverse and high-quality housing for Wollongong.

The planning framework does not control how many applications for residential development are submitted, or how many approved development applications go on to be constructed. Council's role is to enable housing development by ensuring there is capacity in the planning framework to house future populations and to assess applications efficiently and in alignment with regulations.

Some locations are constrained by limited infrastructure as well as environmental sensitivities and are not appropriate for intensification of housing, such as the northern coastal escarpment villages.

Council continues to work with the NSW Government to establish Biodiversity Certification in the West Dapto Urban Release Area. Biodiversity certification helps to streamline development assessment processes, protect important vegetation communities and offset the impact from new developments via a precinct scale approach, rather than site by site. Future developments in the biodiversity certified area will make a financial contribution calculated under a revised State Government development and infrastructure contribution scheme. Council will prepare a financial management and investment strategy that ensures the funds it receives through this contribution can only ever be spent on the conservation measures and invested to provide continuing in perpetuity funding. This strategic approach will provide greater certainty that the impacts to biodiversity values in area are offset by conservation measures in the release area or nearby.

Providing infrastructure, amenities, facilities and public spaces for current and future West Dapto residents will require partnerships, funding and advocacy in a coordinated and timely way. Delivery of the West Dapto Urban Release Area (WDURA) in stages, and a sensible sequence, is crucial to this approach, to ensure the delivery of infrastructure can be concentrated alongside the growth of housing. Council is not intending to progress zoning for urban development within the Stage 4

²⁰ Illawarra Shoalhaven Urban Development Program Dashboard

²¹ Sydney Housing Supply Forecast

area of the WDURA until there is clear commitment from Transport for NSW and Sydney Water to supporting infrastructure for that Stage, and no detrimental effect on the progression of the stages 1,2,3 and 5.

Wollongong's available land is contested by a range of competing land use agendas. The objectives of Land Use zones can be compromised by the addition of new uses. In our effort to increase supply of housing, it is important that other outcomes for employment, industrial development, recreation, heritage and environmental conservation are not ignored. Planning proposals to add or increase residential uses that do not align with the objectives of the zone, or which seek to rezone Employment (E), Recreation (RE1), or Environmental (C) land to a residential zone are generally not encouraged.

As we increase our stock of dwellings in Wollongong, it is important that they contribute to safe climate, comfortable living, and affordable running costs for the community. Council is reviewing the sustainability measures in our DCP to align with community expectations, create healthier living conditions and potentially **decrease** cost of living expenses.

Our residential zones currently include broad permissibility of different residential typologies. The R1 General Residential, R2 Low Density Residential Zone and the R3 Medium Density Zone permit the full range of residential typologies (dwelling house, dual occupancies, semi-detached dwellings, attached dwellings, multi dwelling housing, residential flat buildings, shop top housing). R4 High density Residential is the only zone which does not permit the lower scale uses (dwelling house, dual occupancies, semi-detached dwellings). Different height and floorspace controls across these zones tend to restrict or incentivise certain typologies, in line with the objectives of the zone and characteristics of the place. However, the permissibility of these lower scale typologies together with moderately increased height and floorspace controls in the R3 zone means that they are dominated by larger single or attached dwellings, which do not deliver the potential housing supply of these zones. Amendments to the planning framework to preserve the intent of the medium density residential zones, and investigate increase to height and floorspace controls in some locations are being considered by Council.

Additional housing is required to target specific sectors in the housing market, including the need for emergency accommodation, supportive accommodation, affordable housing, key worker housing and aged accommodation (especially residential care facilities).

Housing Growth

We have capacity in our existing zoned land, under the State planning pathways and in the planned urban release areas to deliver housing for our community in the short, medium and long term.

Wollongong CBD will continue to support its key employment and economic role with an increasing population of apartment dwellers energising the streets day and night. The population of the CBD area is forecast to double between 2025 and 2046, increasing from 9,090 to 18,125²². Over **2,800** dwellings have been completed in the City Centre in the last 11 years. An additional **~1,300** dwellings are under construction, a further **~1,900** dwellings have been approved but construction has not commenced, and a further **~440** dwellings are under assessment. **A further 3,500 dwellings will be assessed through the State Significant Development pathway following consideration by the Housing Delivery Authority.**

West Lake Illawarra Urban Release areas will continue to deliver detached and medium density housing supported by transport, recreation and social infrastructure. Stages 1,2,3 and 5 of the **West Dapto Urban Release Area** (WDURA) have been zoned to permit urban development. Some 14,800 dwellings are enabled through the zoning, of which **10,075** lots have been approved

²² Id (informed decisions) *Wollongong Central small area forecast*

through Neighbourhood Plans and Concept Development Applications, ~3,000 lots have been approved for subdivision, 512 medium density development dwellings approved and some 2,800 lots have been released. Council has sold a property in Stream Hill to assist housing supply.

Tallawarra has been rezoned to permit urban development and enable 1,100 dwellings.

Calderwood spans across Wollongong and Shellharbour LGAs. The Wollongong portion has been rezoned to enable around 700 dwellings.

We will see more medium density housing of varying sizes in and around our Centres and train stations, and in medium density zones.

Council will continue to work with private developers and public agencies on opportunity sites. In 2022, the former Corrimall Coke Works site was rezoned to permit some 550 dwellings and development is now occurring on-site. Potential for additional housing capacity has been made available on the site via the State's planning reforms. Council has a memorandum of understanding with Homes NSW to collaborate with them to renew their portfolio. Homes NSW will continue to undertake its neighbourhood infill renewal programs, replacing small groups of detached houses with medium density housing types. Major estate renewals at Gwynneville and Bellambi are also progressing with community involvement.

Importantly, not all areas will see growth. The Housing Strategy outlines areas or conditions where it is not appropriate to increase housing density, or where it may be necessary to reduce that density. Key areas where additional residential development is proposed to be limited include the Illawarra Escarpment Foothills, the northern villages (north of Thirroul), Helensburgh surrounds, and high and medium flood risk areas in Windang and Fairy Meadow. **This position is supported by Council's broader commitment to discourage speculative planning proposals in areas of high environmental sensitivity or medium to high areas of flood risk.**

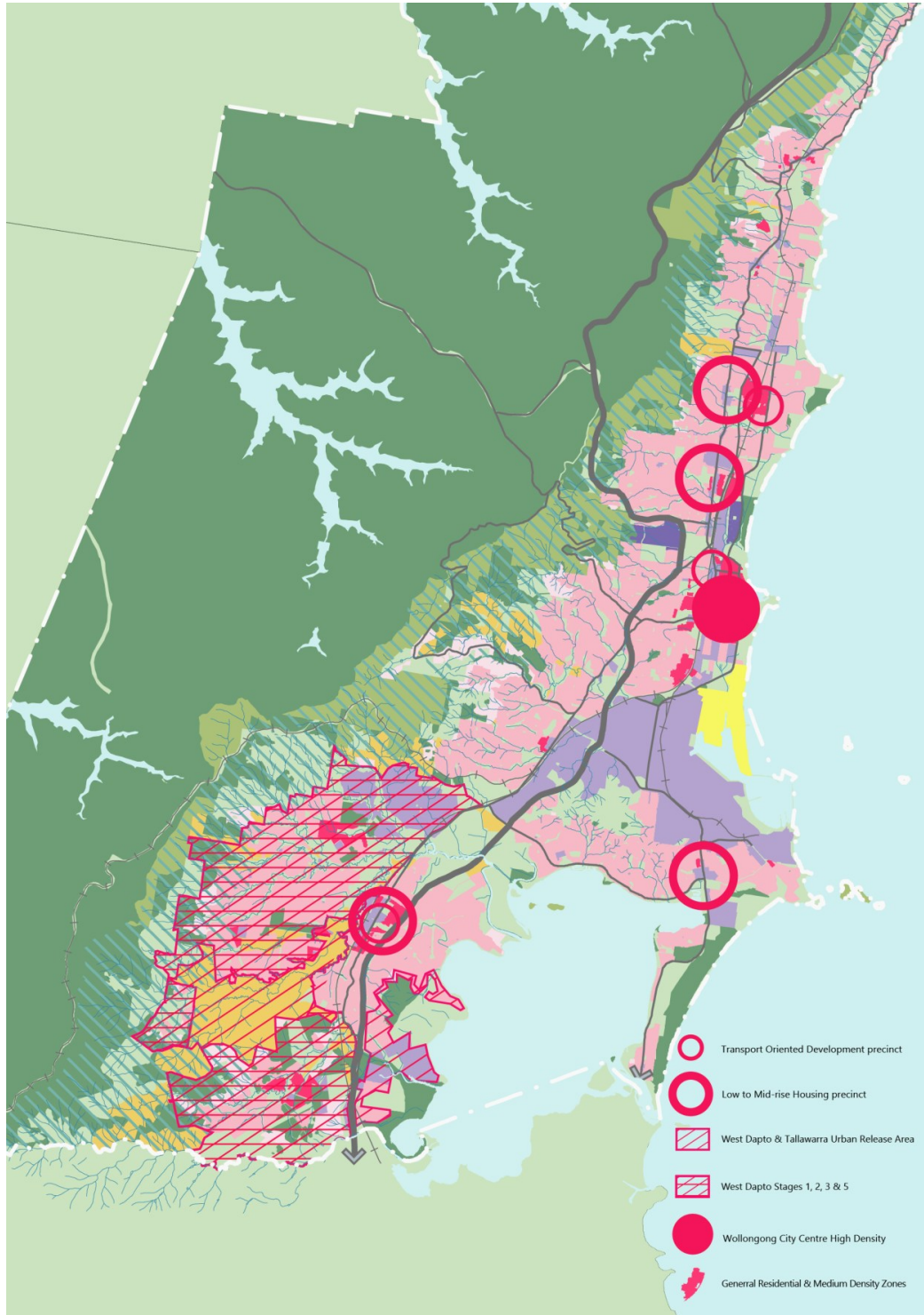
Key plans to be delivered

- *Wollongong Affordable Housing Contributions Scheme (in preparation)*

Guiding documents

- *Wollongong Housing Strategy 2023*
- *West Dapto Vision 2018*
- *Wollongong Retail and Business Centres Strategy 2023*
- *Wollongong Affordable Housing Policy and Procedures 2024*

Figure 6 - Inset: housing growth focus areas



Note: this map includes North Wollongong TOD which is expected to be formalised in April 2025

6. The network of Centres provides for the needs of our community

Our vision for our City, town and villages Centres is to create vibrant, accessible, and well-defined spaces that meet community needs while supporting economic growth, sustainability, and social well-being. As the retail goods landscape continues to evolve, complimentary services and experiences are key to the ongoing economic life of our Centres. Our community told us that a diverse mix of uses was the most important attribute of their local centre.

Key to the planning controls governing development in Centres is the Centres Hierarchy which describes the characteristics of our City Centre, Major Regional Centres, Major Towns, Towns, Villages and Small Villages.

The *Wollongong Retail and Business Centres Strategy* was adopted in 2023 and endorsed by the Department of Planning, Housing and Environment on 27 July 2023. The Strategy demonstrated that Wollongong's Centres have sufficient retail supply to meet current demand. Our Centres also have a generous amount of feasible supply within the existing planning framework to allow retail businesses to grow in response to increased demand to 2041 and beyond. This room to grow will also need to accommodate complimentary uses appropriate to the type of Centre.

The delivery of planned Centres in West Dapto is critical to ensure the proper functionality of the urban release area. Expectations for development outcomes for zoned West Dapto Centre sites, including land use mix and built form, is being explored and formalised through master-planning processes.

Wollongong CBD is our highest order Centre, and much of the high-quality office space needed to deliver on future jobs generation is expected to be accommodated within it. The Wollongong CBD has strong retail demand²³ but suffers from dispersed and diluted retail activity due to the large size of the commercial and mixed-use zones which current require non-residential uses on the ground floor. The Crown Street Mall is evolving into a vibrant environment at the heart of the CBD supported by a range of commercial and community activity which is active day and night.

Centres can play a role in the delivery of medium density housing. The Strategy has identified which Centres have excess supply that could be absorbed through an increase in residential population within the Centre catchment. This information, together with planning and urban design analysis will inform potential increases to residential density in or around some centres like Berkeley, Corrimal, Fairy Meadow, Unanderra, Warrawong. The areas surrounding the Centres of Corrimal, Fairy Meadow, Dapto and Warrawong also feature uplifted controls as part of the State's Low- and Mid-Rise Housing reforms.

Night-time economies are becoming an increasingly important component of our city and town centres. Centres with successful night-time economies are supported by high quality public spaces, including public space activation and events programs and appropriate infrastructure. Council is committed to supporting the participation of artists and performers, and engaging with a range of planning and regulatory reforms **in collaboration with the Office of the 24 hour Economy Commissioner and the Department of Planning, Housing and Infrastructure** to enable businesses to grow the evening economy and contribute to the vibrancy of our Centres.

Multi-modal accessibility is key to Centre success. Whilst most of Wollongong's Centres are easily accessible by car, public transport access to our Centres and across our LGA continues to be a challenge. The network of town and village Centres in our established suburbs means that our community has reasonable access by walking to daily convenience needs from most areas. The

²³ SGS retail gravity modelling showed forecast demand for 91,175sqm of retail floorspace from 2021 out to 2041

western outskirts of suburbs south of Wollongong CBD are an exception. The planned town and village Centres of West Dapto will all need supermarkets and/or grocery stores in order to achieve optimal walkable accessibility (800m).

The Wollongong Retail and Business Centres Strategy made a range of recommendations to benefit our network of centres. Council is progressing with the implementation of these recommendations. The DCP chapter B4 has been updated with a revised retail and business Centre hierarchy and definitions to reflect the contemporary role and function of Wollongong's Centres and guide their growth. Work is progressing on a planning proposal to adjust the boundaries of some centres to protect existing supply or tighten boundaries to concentrate retail activity. This work will also compliment the broader agenda to increase housing supply in appropriate areas, by providing more flexibility for mixed uses on the fringe of some centres.

Guiding Documents

- *Wollongong Retail and Business Centres Strategy 2023*
- *Wollongong City Centre Urban Design Framework 2020*
- *'Places for the Future' Social Infrastructure Future Directions Plan: 2023 - 2036*
- *Wollongong DCP 2009 Chapter D15 West Dapto Urban Release Area Neighbourhood plans and Centre Masterplans*
- *Creative Wollongong 2030*

7. Transport options are safe, reliable and accessible

As we plan for our growing population, our transport network needs to enable a shift in transport modes from private vehicle dependence to public and active transport. This shift will result in a reduction in: greenhouse gas emissions; urban heat; travel times; and poor health outcomes. It will And increase reliability, social and economic participation, the safety of our streets and the health of our community.

Wollongong's contemporary transport network traces some of the travel routes of our Traditional Custodians, the Dharawal speaking nations. What we now know as the Princes Highway, Lawrence Hargrave Drive, Bulli Pass and Picton Road, are part of a transport network that has been connecting communities for thousands of years²⁴.

The early years of urban development in Wollongong, with its fine grain street grids and regional rail line, reflect a period where active and public transport were the mainstays of the transport system. After the 1930's transport planning in Wollongong became increasingly car-centric, based on the assumption that ours would be a car based future. Today, 8 out of 10 trips are by car, and over half of those are less than 1km.

Without change in the way the transport network operates, and how our community travel, over the next 10 years increased vehicle kms will add an environmental cost of \$48m to the community, vehicle delay hours in the AM peak will increase by 21%, and there will be 3,300 more car trips from West Dapto Release Area in the AM peak²⁵.

Council is working to create a resilient and adaptable transport network that allows people to meet their transport needs in a variety of ways. We are committed to managing our street network for all users with a priority on measures to improve public transit, active travel infrastructure, public spaces, traffic calming, landscaping, and mixed uses to foster safe, accessible and attractive areas. Transport for NSW's *Movement and Place Framework* and the *Design of Roads and Streets Guide* are key in aligning these measures with the role and function of the streets in our network.

Our walking network will be accessible and comfortable. Bike riding paths will be inclusive, safe and comfortable, and will continue to be a key driver for mode shift and bike tourism. Active travel will become more attractive for short local trips. Public transport will become more competitive and attractive as a primary option – and will integrate with other travel modes like walking and bike riding. The allocation of on and off-street car parking will create access for those who need it and support high demand locations alongside other transport modes. There will be an emphasis on efficient management of on-street parking in high-demand areas to promote turnover and support fairer access. The public's engagement with the transport network will be user friendly and technology like smart parking systems and real time public transport information at bus stops will be supported.

Council will continue to collaborate with and advocate to the NSW State Government for proactive service planning and prioritised investment in improved and sustainable public transport and freight rail. Key outcomes being sought include more frequent, reliable, time efficient and accessible rail and bus public transport, proactive planning for state roads and highways, micro-mobility regulation and regional active transport routes. **Council will work with TfNSW to introduce more extensive use of 30 km/hr speed limits in retail and business centres, foreshore areas and around all schools.** We will work towards the evolution of our vehicles to reduce greenhouse gas

²⁴ Early Contact Map, NSW Department of Environment and Heritage;
<https://www.environment.nsw.gov.au/resources/cultureheritage/illawarraaboriginalhistoryposter.pdf>

²⁵ Urbis, 2024, Draft Integrated Transport Strategy (based on modelling undertaken by VLC, 2024)

emissions by supporting the growth of EV charging infrastructure in public spaces and certain types of new development.

Land use and transport planning will be integrated, to ensure we are maximising existing infrastructure and supporting growth, in well serviced locations, and with the strategic investment. Council will work with TfNSW and DPHI on projects which seek to concentrate development in and around key transport nodes, including the Transport Oriented Development sites and the proposed southern rapid bus transport corridor, that will link Shellharbour City Centre to Wollongong CBD via Warrawong and the Bluescope Transformational Lands.

Planning proposals to amend the planning framework will demonstrate alignment with Local Planning Direction 5.1 Integrating Land Use and Transport. The direction aims to ensure that urban structures, building forms, land use locations, development designs, subdivision and street layouts improve access to housing, jobs and services by public and active transport: reduce dependence on cars; reduce travel demand – especially by car; and support public transport services and the efficient movement of freight.

Key Plans to be delivered

- *Wollongong Transport Strategy 2025 – 2035 (draft exhibited)*
- *Wollongong City Centre Movement and Place Plan 2025-2035 (draft exhibited)*
- *Wollongong Cycling Network Plan 2025-2035*

Guiding Documents

- *City of Wollongong Pedestrian Plan 2017 – 2021*
- *Wollongong Cycling Strategy 2030*
- *Wollongong Retail and Business Centres Strategy 2023*
- *Wollongong Housing Strategy 2023*
- *Net Zero Wollongong Climate Change Mitigation Plan 2023-2030*

~~8. The city is enriched by creative and cultural expression~~ The city reflects the creativity, history, and identity of our people; invites community participation; and contributes to a diverse economy.

The infusion of creativity and culture into built and natural environments allows the story of our City to be told whilst also encouraging new ideas and perspectives.

The City is an evolving canvas. Its landscape, urban settings and buildings are expressions of the processes and people who formed them. When we 'add to' these places we do so as the next piece in an ongoing story.

The conservation of and reinterpretation of significant heritage places and landscapes by design professionals celebrates their value and enables them to drive the revitalisation of places, whilst acknowledging their historic significance, for community and economic benefit. **Detailed conservation management plans support this process.** The Blue Mile, a group of foreshore reserves linked by a shared pathway between Stuart Park and Wollongong Golf Club combined high quality place design with heritage interpretation and public art to create a valuable community asset with broad benefits for health and well-being, and visitor attraction. **This area included several state listed heritage items including Flagstaff Hill and Smiths Hill Forts, for which Council is currently developing an updated conservation management plan.** Smiths Lane Dairy at Wongawilli, a café and general store within the old dairy shed and holding yards on the site of the historic Coral Vale homestead activates this small privately owned precinct for the community, and provides continuity in the context of rapid change in the growing urban release area.

The City's public spaces and streets are locations for cultural expression and celebration. Ensuring that these places are safe and comfortable for people ensures their activation. As we plan for a growing population, and create new suburbs and town centres, the network of these places forms a vital overlay.

Public Art can express community values, enhance our environment, transform a landscape, or question our assumptions. Placed in public sites, this art is unrestricted and there for everyone to experience. Our community has told us that they want arts and culture to flourish in the CBD, suburbs and open spaces and for public art to be included in new building projects. Currently Wollongong has over 170 permanent pieces of public art on display across the Local Government Area. Created by local, national, and international artists, artworks are scattered in and about our suburbs and towns, open spaces, streets, and buildings.

Key plans to be delivered

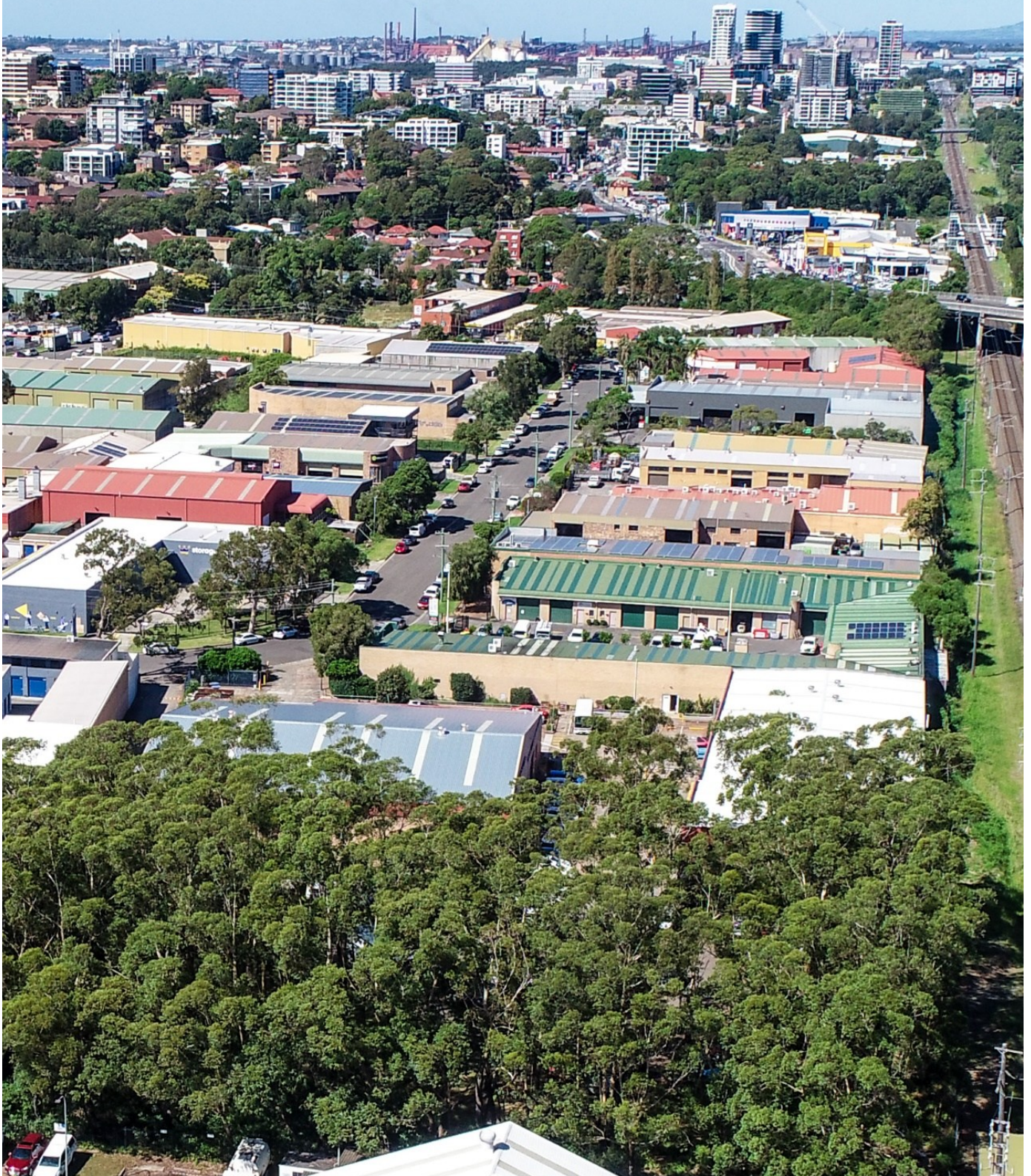
- *West Dapto Cultural Plan with associated Public Art Plan*

Guiding Documents

- *Creative Wollongong 2023-2033*
- *Wollongong Retail and Business Centres Strategy 2023*
- *Wollongong Heritage Strategy 2023 - 2027*
- *Animating Wollongong Public Art Strategy 2022 - 2032*
- *Wollongong City Centre Urban Design Framework 2020*
- *Wollongong Pedestrian Plan 2017-2021*

Productive & Vibrant

Planning Policy enables the efficient and effective use of our assets to deliver a vibrant economy



9. Employment generating uses are prioritised in Centres and Industrial areas

Wollongong is a vibrant coastal city that is home to a supportive business ecosystem, a pipeline of world-class talent, and a growing number of businesses with increasingly global footprints. As the regional capital of the Illawarra, Wollongong plays an important role in providing employment opportunities for both residents of Wollongong and the surrounding region. The City generated \$~~17.645~~**17.7**B in gross regional product in 2023 and employed just over 100,000 people. Wollongong includes a range of land use zones which contribute to employment outcomes for our community and economy. These include industrial land, Centres, productivity support, and some special activity zones (such as around Wollongong Hospital).

Industrial Land

Industrial zoned land plays a key role in the economic success of the region. The management and promotion of industrial lands is important to support jobs growth, provision of services and economic prosperity of Wollongong. The Department of Planning Housing and Infrastructure has recently released the Industrial Lands Action Plan and committed to securing, managing and monitoring the supply of employment lands in NSW. DPHI will work with Council to categorise employment land as state significant, regionally significant, locally significant and other.

Wollongong has a range of established and emerging industrial land. In our West Dapto and Tallawarra Urban Release areas, emerging industrial zoned lands will provide employment opportunities for the community and are of strategic importance to the region. The Port of Port Kembla and surrounding Bluescope steelmaking site includes our most significant heavy industrial zoned land, of National significance, which will continue to drive employment and economic growth and contribute to innovation in the green energy and manufacturing sector. Local industrial lands support the community and local businesses, providing access to important products and services in appropriate locations. Lastly, our mining lands (often zone RU1 Primary Production) will experience some transition if mining activities cease. These lands are often in areas of environmental value, where future land use zoning should protect these values. In some cases, highly disturbed or developed sites may present limited opportunities to transition to other employment related uses. Council is committed to maintaining the employment and economic objectives of all these lands.

The *Wollongong Industrial Lands Review 2023* identifies planning principles and various actions to retain and also further enhance planning controls to facilitate future growth, diversity of uses and advocacy for critically important infrastructure.

Industrial Lands Planning Principles

- 1 Recognise the importance of industrial land to supporting jobs, economic development, and urban services by retaining lands in locations that support these outcomes.
- 2 Recognise, retain, and promote the Port of Port Kembla and surrounds as an area of critical economic importance focused on employment generation in heavy industry, port operations as well as supporting clean energy investment. Alternative employment uses that provide opportunity for growth and evolution of employment generating sectors will be supported through rigorous precinct scale master planning and strategic evaluation processes.
- 3 Retain a mix of lot sizes, including larger lots that accommodate diverse business requirements and support expansion for existing and future industries.
- 4 Where appropriate, allow for increased density on industrial land to accommodate changing building requirements for evolving industrial uses.
- 5 Promote agglomeration of industrial activity within well-defined precincts with efficient transport connectivity and appropriate buffers from surrounding residential.
- 6 Continue to advocate for provision of servicing to industrial lands and critical enabling infrastructure.
- 7 Collaborate with landowners to plan for the eventual transition of mining lands

Retail and Business Centres

Wollongong's Centres deliver sustainable local employment opportunities, economic productivity and convenient access to services for an increasing and evolving population. The 24-hour economy is a growing consideration in our Wollongong CBD and town centres, fuelling vibrancy, creative industries and flexible access to goods and services. State Government led planning reforms have pursued an adaptable and flexible planning approach to Centre land use zones, allowing for innovative, contemporary retail solutions that match consumer need. This has included transitioning to fewer business/employment zones with broader objectives and permissible land uses, creating complying pathways for a wider range of business and business activities, and increasing allowances for hours of operation and the scale of development.

Council has clearly articulated its intent for our retail and business centres through our Retail and Business Centres Strategy 2023. This intent builds on the State Government objectives for a diverse and accessible Centre network and emphasises our community's value of our unique setting and the character and function of individual places. Council documents acknowledge the need to balance increased housing growth and diversity, with the priority for employment generating and population serving businesses in our centres.

The Wollongong Retail and Business Centres Strategy 2023 includes principles to guide planning and development in our centres, including making their role as employment lands clear.

Retail and Business Centres Planning Principles (selected)

- 1 The role of our centres is clear: the retail and business Centre hierarchy and definitions reflect the contemporary role and function of Wollongong's Centres and guide their growth
- 2 Our new Centres in West Dapto are well planned: encourage the development of planned Centres in West Dapto
- 3 Our City Centre is a thriving commercial precinct: prioritise employment floorspace development in the Commercial Core

The *Wollongong City Centre Urban Design Framework 2020* confirmed its vision as a "thriving and unique regional city, delivering a diverse economy and offering a high quality lifestyle. The City Centre is nationally recognised as a liveable city and is the place where people want to live, learn, work and play". The amenity and lifestyle of Wollongong City Centre are part of its unique offer,

and its nearby hospitals and university campuses are seen as key economic assets. Nearly a third (27%) of jobs in the Local Government Area are found in the City Centre. As a Regional City, we are aspiring for growth in jobs across a range of business, government, retail, cultural, entertainment and recreational industries. Key moves to improve the attractiveness of Wollongong to encourage employment growth is important to attract key industries now and into the future. Upgrades to infrastructure, public domain and planning processes will assist in meeting aspirational growth projections.

Special Activities

The Special Activities (SP1) Wollongong Hospital Precinct zone is located in the west of the Wollongong CBD. In addition to their critical role to support the health outcomes of the community, Council recognises the role the health industry plays in the economy and as key employers. Health Care and Social Assistance is our highest employer with 1 in 5 Wollongong jobs being in this industry.

The NSW Department of Planning, Housing and Infrastructure (DPHI) is working with NSW Health Infrastructure and the Illawarra Shoalhaven Local Health District to plan for the future of Wollongong Health Precinct, including ensuring that planning controls enable the expansion of the hospital site to meet forecast demand and health service objectives. The future Wollongong Hospital will increase its capacity to provide non-admitted care, strengthen digital and virtual health, undertake clinically led research and build in innovative models of care and technological advancements. A redevelopment of Wollongong Hospital is a significant opportunity to transition to a low carbon, electrified campus that contributes to the region's sustainability goals. Enabling development floorspace for the expansion of this facility will provide significant public benefit in relation to the health and wellbeing of our Region, as well as supporting employment growth in this sector. Council is committed to working alongside DPHI and Illawarra Shoalhaven Local Health District to finalise the Wollongong Health Precinct Strategy and realise the planning framework necessary to enable the future Health Precinct.

When combined, the University of Wollongong (including Innovation Campus), the Wollongong Health Precinct, Wollongong CBD, and Bluescope Transformational Lands present a unique network of innovation precincts.

Key documents to be delivered

- *Wollongong Economic Development Strategy Update*
- *Wollongong Health Precinct Strategy (draft exhibited)*

Guiding Documents

- *Wollongong Retail and Business Centres Strategy 2023*
- *Wollongong Industrial Lands Review 2023*
- *Wollongong Economic Development Strategy 2019-2029*
- *Creative Wollongong 2023-2033*

10. The freight network is efficient, from international trade to the last mile

The importance of linking freight, ports, and airports for economic growth and optimising diverse supply chains to ensure resilient productivity is well established. The movement of freight of all scales through Wollongong's freight network is critical to the operation of our businesses and industries. Ensuring these corridors are protected from encroachment of incompatible land uses, are resilient to environmental hazards and have appropriate capacity via collaborative land use and transport planning is key. Investment in city shaping freight infrastructure has the potential to transform our economy.

Connections to freight corridors to and from industrial areas and trade gateways, and a lack of government investment in freight infrastructure are key barriers to private investment in Industrial zoned land. This can occur at the smaller scale, in the case of unserviced zoned land, or at the larger scale, when an existing precinct is looking to dramatically upscale operations.

The Port of Port Kembla provides for international trade connections importing and exporting commodities including coal, grain, flour, steel, motor vehicles, mineral ore and manufactured goods. The precinct's major road connections are Springhill Road (to the Wollongong CBD) and Five Islands and Masters Roads (to the M1 Princes Motorway). The precinct includes public passenger and freight railway (with the South Coast Line running through the precinct to Port Kembla station) as well as private lines servicing port operations. Freight connections out of the precinct include both the South Coast Line and the Moss Vale - Unanderra Line. With the potential to become NSW's second international container port once Port Botany reaches capacity, this will have implications for existing road and rail connections. Amendments to the SEPP Infrastructure and Transport should seek to reduce land use conflicts and, where appropriate, include buffer measures to minimise the impact of development on the efficient functioning of the Port and freight industry.

In 2045 the regional freight task will continue to grow, particularly with the Port of Port Kembla identified as a possible future container terminal and potential hub for hydrogen production and export. To support this expansion, surrounding road and rail networks will need to embrace technology-driven solutions, and address first mile/last mile limitations. Freight transport between Port Kembla and Sydney will need to be via direct routes to Western Sydney Logistics Centres and Airport. Shifting freight off existing road corridors will reduce 18,500 commuters' trip times by 15-20 minutes.

A key tension for Wollongong is the coupling of freight and passenger transport services. As the city grows, traffic congestion around Wollongong is a risk to efficient freight movement. The joint passenger and freight south coast rail line and the freight and private vehicle road corridors between Wollongong and South Western Sydney all present issues for the efficiency of both passenger and freight movement.

Council will continue to advocate for a resilient freight network via initiatives such as the Illawarra Rail Resilience Plan, and projects including SWIRL (South Western Illawarra Rail Link), Maldon-Dombarton rail link, Outer Sydney Orbital and improvements to the existing South Coast Rail Line and heavy vehicle road network.

The High Productivity Vehicles (HPV) network of roads is restricted, particularly in the southern part of the region, meaning that larger road freight accessing the region must approach from the north via either the M1 Princes Motorway or the M31 Hume Motorway and Picton Road. The construction of the Mount Ousley interchange is intended to improve connectivity, safety and efficiency for some of this HPV traffic.

The growth of online retailing has had implications on many industries, including freight and logistics. Over a quarter of online customers are willing to pay for same-day delivery. This has placed pressure on 'last mile' logistics, which is the most important and most expensive leg of the delivery process. Traffic congestion, geographical distance, and customer expectations, require distribution Centres to be in areas close to residential populations. Centres are ideal logistical locations, however, prices in and around Centres are high and the impact of 24/7 operations and vehicle dominance on urban amenity needs to be considered in detail to ensure Centres retain pedestrian priority. Cars and vans dominate last-mile deliveries in Wollongong. Delivery and pick up access particularly in relation to logistics, kerbside deliveries in shopping areas, deliveries to apartment buildings and click and collect functions is an area to be carefully managed to ensure pedestrian and bike rider safety and amenity, traffic management is maintained, and access to appropriate levels of parking for loading are achieved.

Council will continue to advocate for:

- A direct rail connection to South-West Sydney
- Improved rail resilience from weather-related impacts
- Bridge clearance heights across the road freight network, particularly on the M1, to accommodate movements of oversized and over mass products.
- The optimisation of Port functions via connections to inland bulk goods receipt facilities.
- Road infrastructure, including Picton Road upgrade central and eastern sections should be a high delivery priority followed by widening of the M1 southbound at Mount Ousley after construction of the Mount Ousley interchange.

Key Plans to be delivered

- *Wollongong Transport Strategy 2025* (draft exhibited)

Guiding Documents

- *Wollongong Industrial Lands Review 2023*
- *Wollongong Retail and Business Centres Strategy 2023*

11. Port Kembla's industrial precinct and Port are a hub for economic growth, employment and innovation

The Wollongong Industrial Lands Review 2023 committed to recognise, retain, and promote the Port of Port Kembla and surrounds as an area of significant economic importance focused on employment generation in heavy industry, port operations and clean energy investment.

Port Kembla's industrial precinct is a unique asset. It supports international trade and is home to the largest manufacturing site in Australia. The Port is closely supported by the Industrial lands around it in the Unanderra Industrial Estate which employs almost 8,650 people.

The progressive construction of Port Kembla Harbour between 1901 and 2007 changed the natural landscape and processes of the coastal land considerably. Further extensions to the harbour have been proposed, to cater for a range of potential uses. A small area of remnant estuarine wetlands comprising natural saltmarsh, mangroves and swampy oak floodplain forest exists within the area that was formerly Tom Thumb Lagoon. The Port lands are within the Allans Creek flood catchment and include a large amount of land that is within the Coastal Use Area, **as mapped in SEPP (Resilience and Hazards) 2021**. Much of the Port lands are within the flood planning area with a medium risk category.

The form and operations of the Port Kembla industrial area are deeply embedded in the social and cultural heritage of Wollongong. The area includes 5 heritage listed items including the Commonwealth Rolling Mill Plant and Gardens, an office and house, a crane, battery, and brick chimney. These items are protected under CI 5.31 of the State Environmental Planning Policy (Transport and Infrastructure) 2023. The diverse heritage values of Port Kembla should be a key consideration of any future development.

The deep-water Port is an international trade gateway for bulk agricultural, construction and mining industries. It is home to the state's largest grain export terminal and second largest coal export port. The NSW Ports lease area includes 8 berths, a short, deep water shipping channel, and is capable of handling large cargo vessels. The port has been identified as a potential location for a defence submarine base and hydrogen hub. **The Port of Port Kembla, including both the inner and outer harbours, operates 24 hours a day, seven days a week. The port's ability to operate around the clock facilitates the efficient import and export of essential goods for New South Wales and should be protected into the future, especially with regard to adjacent land uses and freight infrastructure.**

The majority of the remaining lands east of Port Kembla Harbour are occupied by Bluescope's Port Kembla Steelworks facility. The Steelworks were located here in 1928 to take advantage of the deep water port and the nearby metallurgical coal mines. The 760 ha property has a production capacity of over 3 million tonnes of steel and accounts for more than \$2billion in sales of locally produced steel each year.

Bluescope proposes to progressively transform approximately 200ha of underutilised industrial land at Port Kembla into a thriving employment precinct for industry, advanced manufacturing, sustainably focused technologies, education, entertainment and recreational uses. A large proportion of the area is intended to be green and blue space and open parklands. **Council has been actively involved in support planning for cultural and creative elements within the master-planned area.** The NSW Government committed \$500,000 in 2024 to investigate the transport infrastructure needed to support the proposed redevelopment.

Serviced and undeveloped industrial land in Wollongong is scarce. The reimagining of a 200ha site in single ownership is a unique opportunity to galvanise the economic role of Port and maximise the productivity of the site for employment and innovative industries. The restoration of the green

space and riparian areas is an opportunity to provide an adequate buffer area between the Heavy Industrial and Port operations and the surrounding residential suburbs of Port Kembla, Warrawong, Lake Heights and Cringila. The Industrial Lands Review supported alternative employment uses on the site provided they provide opportunity for the growth and evolution of employment generating sectors and are supported through rigorous precinct scale master planning and strategic evaluation processes. Creative Wollongong further articulated Council's intention to advocate for cultural facilities and arts and creative industries to be included in the revitalisation. The Illawarra Shoalhaven Regional Plan cautions the inclusion of high traffic generating development types, such as large scale retail or high density residential, on roads that service the Port to reduce conflicts with dangerous goods vehicles.

Planning at the Port of Port Kembla and surrounding industrial precinct is **currently** regulated via State Environmental Planning Policy Infrastructure and Transport. Exhibition of an explanation of the intended effect of an amendment to the SEPP, and the seeking and consideration of submissions from the public, is at the discretion of the Minister. **The Bluescope Transformational Lands Project will be assessed under a State Assessed Rezoning Proposal and is expected to result in an amendment to the State Environmental Planning Policy (Precincts-Regional) 2021.** Council will continue to advocate for the Port to play a key economic and employment role, with a focus on heavy industry, port operations and clean energy investment.

Guiding Documents

- Wollongong Industrial Lands Review 2023
- Wollongong Economic Development Strategy 2019-2029
- Creative Wollongong 2023 - 2033

12. The growing visitor economy celebrates natural and cultural assets

Wollongong is an extraordinary place to visit. Growing the visitor economy is recognised in Council's Economic Development Strategy (2019-2029) which identified the attraction of more major events and tourism infrastructure as a game changer for Wollongong's economy. Increased visitation, especially overnight visitors, has a positive benefit to the local economy through increased expenditure which supports local businesses and jobs. Visitation also needs to be planned for, with adequate space, services and infrastructure to support movement and activity and protect our natural and cultural assets.

Wollongong has numerous attractors to drive the visitor economy. A spectacular coastline and escarpment; places to swim, ride, walk and play; historic character filled villages, and a thriving creative industry of festivals, live music, sporting events and public art. **Council collaborates with a range of partners including Destination Wollongong to deliver a vibrant visitor experience in Wollongong.**

On an average day, around 74% of Wollongong's resident population remains in Wollongong, equal to around 166,000 people. The rest of the people present are visitors from other LGAs. On average this equals around 121,000 people, giving Wollongong a daily population of around 287,000 people.

Our daily visitors come to Wollongong for a range of reasons – to access work, education, a range of goods and services, and to visit people and places. Most of our daily visitors are from Shellharbour (12.4%), Shoalhaven (2.38%), Sutherland (2.30%) and Canterbury Bankstown (1.49%). On peak activity days like Christmas Day, the local population is slightly higher (~1,400pp), and the visitor population is significantly higher (~46,000pp).

As a regional city, business people visit Wollongong during the week for work trips, training, and conferences. There are opportunities for greater mid-week worker visitation underpinned by the recent increase in A-grade office space. The public and private hospitals, Wollongong University and TAFE continue to attract a large working population from outside the LGA. This working population stimulates the local economy, supporting daytime and night time activity.

On the weekend, Wollongong's proximity to Sydney and regions to the south means that for many people, Wollongong is an easy day trip to visit family and friends, attend an event or enjoy our local attractions.

Our foreshore places are key attractors for visitation to Wollongong. On an average day, approximately 37,000²⁶ people visit our foreshore places – around 31,000 per day on a weekday, and 52,000 per day on a weekend²⁷. In an average week, trips to and from the foreshore places make up 5.05% of the activity on the road network²⁸. Overall, visitation to our foreshore places is split 53% locals to 47% visitors. Shellharbour LGA has the highest percentage of visitor population, at 6.22%. This is followed by Camden (3.94%) Sutherland (3.78%) Campbelltown (3.44%) and Liverpool (2.22%). Bald Hill, Stanwell Park Beach and Bulli Beach all have average visitor populations of 75% or higher. 2041 projections show that we are expected to have a significant increase in visitation to our Foreshore places. On an average weekday, there is expected to be an

²⁶ rounded to the nearest thousand

²⁷ Wollongong Per Place Estimates; Place Intelligence 2023

²⁸ Wollongong Places of Interest Road Index; Place Intelligence 2022

additional 4,467 visitors and 3,779 locals visiting foreshore places. On weekends the increase is for 8,937 visitors and 5,373 locals.

Sports and recreational tourism in Wollongong includes a mix of stadium and court events, and cycling and walking trails. Bike tourism has grown significantly in the area since the establishment of the coastal bike paths and the UCI World Cycling Championships (2022) **and being recognised as a Bike City**. Strategic planning for cycle and pedestrian routes which safely accommodate both local active transport needs as well as managing high visitation from bike tourism is a key consideration, particularly along the coastline, lake and on Escarpment paths. There will be opportunities to fill in missing links along key corridors and create new district routes through urban release areas during redevelopment and neighbourhood planning. The environmental and cultural impacts of mountain biking within the Illawarra Escarpment has been a key consideration of planning by NPWS and Council for the planned 70km sustainable mountain bike experience. Part of this work involves the removal of informal tracks in sensitive cultural areas in consultation with the Aboriginal community.

Walking trails within the Royal National Park, the Wodi Wodi track between Stanwell Park – Bulli Tops, and the Mount Keira ring track attract a high number of visitors. Over 50% of those walking the Wodi Wodi track are visitors from outside the LGA. The Grand Pacific Walk masterplan envisions a continuous pathway for walking or riding between Stanwell Tops and the entrance to Lake Illawarra at Windang. Council is progressively designing and constructing the remaining sections of this route.

Wollongong includes other locations for potential destination walking and cycling paths. Lake Illawarra currently attracts between 20 and 40% visitors to the open space parklands which line the northern shore. A continuous connecting shared path around the Lake presents opportunities for increased visitation by both locals and visitors, and the development of a key tourist destination with public art, cultural interpretation and environmental restoration and education.

Wollongong's **historic**, creative and cultural places and events are another key asset supporting our visitor economy. Our cultural infrastructure includes **publicly accessible heritage buildings and landscapes**, small and large venues for visual and performing arts and live music, a regular calendar of local and regional scale events, and a network of public art in scenic locations. This infrastructure is driven by both government and private investment, and supported by an active business community who provides food and beverage, transport and accommodation services. **Council will prioritise development and planning that seeks to protect and enhance cultural infrastructure.**

Wollongong's Tourism Accommodation Strategy was adopted in February 2025. The Strategy seeks to maximise the economic and employment benefit of increased visitation and convert weekend day trips into overnight stays to increase visitor spend and expand their experience of Wollongong.

Tourism accommodation venues occur throughout the LGA, providing accommodation for over 5,400 guests. Different forms of Tourism accommodation are permissible in many zones under the Wollongong LEP 2009. The SP3 Tourist zone is partially used for tourism accommodation.

The attraction of and investment in tourist infrastructure is a shared opportunity across all tiers of government, industry associations and the development / investor sector.

The tourism industry has told us that more tourism accommodation is required to attract and support major events and conferences, however the feasibility of hotel development is challenging due to a range of factors, including high land and construction costs, holding costs before operational cashflow kicks in, and competition with higher yielding uses.

The Tourism Accommodation Strategy recommended retaining, upgrading and expanding existing hotel and motel accommodation; establishing 2 new 5 star (or equivalent) hotels in Wollongong CBD and establishing new tourism accommodation in the existing SP3 Tourism zone. These recommendations will be realised through various changes to the planning framework, via planning proposals to amend uses in the SP3 zone and incentivise tourism accommodation via additional permissibility and height and floorspace increases in certain zones and areas.

Key plans to be prepared

- *Wollongong Cycling Network Plan*
- *Lake Illawarra Shared Path Masterplan*

Guiding Documents

- *Economic Development Strategy (2019-2029)*
- *Creative Wollongong 2024 - 2033*
- *Tourism Accommodation Strategy 2025*
- *Wollongong Heritage Strategy 2023-2027*
- *Grand Pacific Walk Masterplan*
- *Wollongong Cycling Strategy 2030*

Consistency with the strategic planning framework

Planning Priorities	Regional Plan Objectives	Community Strategic Plan
<i>Sustainable & Resilient: Planning Policy enables the care of the environment and prepares our community for the impact of a changing climate</i>		
1 We rehabilitate and protect natural environments and ecosystems	A sustainable and resilient region Objective 11: Protect important environmental assets Objective 17: Secure water resources	Goal 1: We are a sustainable and climate resilient City 1.2 Partner with Aboriginal and Torres Strait Islander communities and organisations in the way we care for the environment. 1.3 Manage and improve the cleanliness, health, biodiversity of land and water including creeks, lakes, waterways and oceans. 1.7 Apply ecologically sustainable development principles to m Manage our coastal environments, including Lake Illawarra, to protect and enhance their ecological, social, cultural and economic values.
2 We are resilient to climate risks and environmental hazards	A sustainable and resilient region Objective 12: Build resilient places and communities Objective 15: Plan for a Net Zero region by 2050	Goal 1: We are a sustainable and climate resilient City 1.4 Increase our resilience to natural disasters and ability to adapt to a changing climate, to protect life, property, and the environment. 1.5 Work together to achieve net zero greenhouse gas emissions, and mitigate the impacts of climate change carbon emissions, and reduce waste going to landfill. 1.6 Reuse, repurpose, redirect, or recycle, to drive a circular economy, and reduce the amount of waste going to landfill. Goal 2: We have well planned, connected and liveable places 2.2 Facilitate ecologically sustainable development that considers the current and future needs of our community and environment.

Planning Priorities	Regional Plan Objectives	Community Strategic Plan
3 We have access to green and healthy urban open spaces and streets	<p>A productive and innovative Region Objective 1: Strengthen Metro Wollongong as a connected, innovative and progressive city: utilise green infrastructure to create a green network of open spaces; activate public domain to support investment and renewal Objective 5: Create a diverse visitor economy: Strategic planning and local plans should consider opportunities to: create green and open spaces that are accessible and well connected and enhance existing green infrastructure in tourist and recreation facilities</p> <p>A sustainable and resilient region Objective 13: Increase urban tree canopy cover Objective 14: Enhance and connect parks, open spaces and bushland with walking and cycling paths (supporting document – Greener Places Action 5: Develop the Illawarra Shoalhaven Green Grid and identify priority projects for enhancement</p>	<p>Goal 2: We have well planned, connected, and liveable places 2.1 Urban areas are planned and well maintained to provide a healthy and safe environment for our community to live, work and play. Goal 4: We have a healthy, respectful and inclusive community 4.2 Provide a variety of quality and accessible public spaces and opportunities for sport, play, leisure, recreation, learning and cultural activities in the community.</p>
<i>Liveable & Connected: Planning policy enables great places for a growing population to live, work and play</i>		
4 The natural, built and cultural context informs the design of places and buildings.	<p>A region that values its people and places Objective 22: Embrace and respect the region's local character Objective 23: Celebrate, conserve and reuse cultural heritage</p>	<p>Goal 1: We are a sustainable and climate resilient City 1.2 Partner with Aboriginal and Torres Strait Islander communities and organisations in the way we care for the environment. Goal 2: We have well planned, connected and liveable places 2.2 Facilitate ecologically sustainable development that considers the current and future needs of our community and environment. 2.7 Develop and implement programs and projects that achieve proactive heritage management, education and promotion. Goal 3: We foster a diverse economy, and we value innovation, culture and creativity 3.11 Using community art and cultural development practices, our places and spaces reflect the creativity, history and identity of our people. Goal 4: We have a healthy, respectful and inclusive community 4.11 Partner with our diverse communities, including Local Aboriginal and Torres Strait Islander, and Culturally and Linguistically Diverse communities on programs and projects.</p>

Planning Priorities	Regional Plan Objectives	Community Strategic Plan
5 We are growing our capacity for housing, so our community have access to diverse and high-quality homes in the future	<p>A sustainable and resilient region Objective 11: Protect important environmental assets (Strategy 11.4: Protect biodiversity values in urban release areas) A region that values its people and places Objective 18: Provide housing supply in the right locations Objective 19: Deliver housing that is more diverse and affordable</p>	<p>Goal 2: We have well planned, connected and liveable places 2.4 Housing provides choice, affordability, and liveability for our diverse community. 2.5 Integrated services are provided to residents in need of urgent shelter.</p>
6 The network of Centres provides for the needs of our community	<p>A productive and innovative region Objective 7: Respond to the changing nature of retail A sustainable and resilient region Objective 12: Build resilient places and communities A region that values its people and places Objective 21: Respond to the changing needs of local neighbourhoods</p>	<p>Goal 2: We have well planned, connected and liveable places 2.1 Urban areas are planned and well maintained to provide a healthy and safe environment for our community to live, work and play. 2.6 The growth of West Dapto urban release area is well planned with facilities, spaces and educational institutions to support the growing community. Goal 4: We have a healthy, respectful and inclusive community 4.1 Accessible and appropriate health care services are available to the community. 4.2 Provide a variety of quality and accessible public spaces and opportunities for sport, play, leisure, recreation, learning and cultural activities in the community. 4.7 Work towards enabling all people in our community to have access to safe, nutritious, affordable, and sustainably produced food.</p>
7 Transport options are safe, reliable and accessible	<p>A sustainable and resilient region Objective 14: Enhance and connect parks, open spaces and bushland with walking and cycling paths A smart and connected region Objective 28: Create connected and accessible walking and cycling networks</p>	<p>Goal 2: We have well planned, connected and liveable places 2.3 Deliver high quality, fit for purpose and sustainable infrastructure to support a growing and resilient city. 2.8 Plan, advocate for, and provide affordable, accessible and sustainable multi-modal transport networks. This includes continuation and expansion of the Gong Shuttle, and active transport infrastructure to meet the community's needs. 2.10 Plan and provide sustainable infrastructure for safe and liveable places integrated with the environment and accessible to key transport routes. 2.12 Improve active transport links and connectivity to our unique places and spaces, including marine access along the Local Government Area and accessibility from the Central Business District to the foreshore.</p>

Planning Priorities	Regional Plan Objectives	Community Strategic Plan
8 The city is enriched by creative and cultural expression. The city reflects the creativity, history, and identity of our people; invites community participation; and contributes to a diverse economy.	A region that values its people and places Objective 23: Celebrate, conserve and reuse cultural heritage	Goal 3: We foster a diverse economy, and we value innovation, culture and creativity 3.9 Enable signature events and festivals where communities and visitors can gather and celebrate. 3.11 Using community art and cultural development practices, our places and spaces reflect the creativity, history and identity of our people. 3.12 Promote museums and galleries as part of the cultural landscape. Goal 4: We have a healthy, respectful and inclusive community 4.2 Provide a variety of quality and accessible public spaces and opportunities for sport, play, leisure, recreation, learning and cultural activities in the community.
<i>Productive & Vibrant: Planning Policy enables the efficient and effective use of our assets to deliver a vibrant economy</i>		
9 Employment generating uses are prioritised in Centres and Industrial areas	A productive and innovative region Objective 1: Strengthen Metro Wollongong as a connected, innovative and progressive City Objective 2: Grow the region's Regional Cities Objective 4: Activate regionally significant employment precincts to support new and innovative economic enterprises Objective 7: Respond to the changing nature of retail	Goal 2: We have well planned, connected and liveable places 2.1 Urban areas are planned and well maintained to provide a healthy and safe environment for our community to live, work and play. 2.6 The growth of West Dapto urban release area is well planned with facilities, spaces and educational institutions to support the growing community. Goal 3: We foster a diverse economy, and we value innovation, culture and creativity 3.3 Increase and attract new business investment and enterprise to Wollongong while supporting and growing existing local businesses. 3.4 Continue to build Wollongong CBD as a vibrant employment precinct with an active evening economy. 3.7 Support growth sectors to assist in the ongoing transition of Wollongong's economy including the Port Kembla industrial lands.
10 The freight network is efficient, from international trade to the last mile	A productive and innovative region Objective 6: Activate the region's harbours to promote the blue highway A smart and connected region Objective 27: Protect major freight networks	Goal 2: We have well planned, connected and liveable places 2.9 Effective and integrated regional transport with a focus on road, bus, rail and freight movement (including the port of Port Kembla). 2.11 Advocate for strong transport links within the Local Government Area, and connections to Greater Sydney, particularly Western Sydney (including the Aerotropolis), the Illawarra Region, to provide physical and economic opportunities.

Planning Priorities	Regional Plan Objectives	Community Strategic Plan
11 Port Kembla's industrial precinct and Port are a hub for economic growth, employment and innovation	<p>A productive and innovative region Objective 3: Grow the Port of Port Kembla as an international trade hub Objective 4: Activate regionally significant employment precincts to support new and innovative economic enterprises</p> <p>A smart and connected region Objective 25: Collaborate to leverage opportunities from Western Sydney's growth</p>	<p>Goal 3: We foster a diverse economy, and we value innovation, culture and creativity 3.2 Continue to diversify and grow the Wollongong economy to enhance its economic and employment role in the Region recognising opportunities and challenges in South-West Sydney. 3.6 We are leaders in sustainable industries and support a transition to a low-carbon and clean energy future.</p>
12 The growing visitor economy celebrates natural and cultural assets	<p>A productive and innovative region Objective 5: Create a diverse visitor Economy A region that values its people and places Objective 24: Support major events, public art and cultural activities A smart and connected region Objective 25: Collaborate to leverage opportunities from Western Sydney's growth</p>	<p>Goal 3: We foster a diverse economy, and we value innovation, culture and creativity 3.2 Continue to diversify and grow the Wollongong economy to enhance its economic and employment role in the Region recognising opportunities and challenges in South-West Sydney. 3.8 Promote the Wollongong Local Government Area as an event, conference and visitor destination. 3.9 Enable signature events and festivals where communities and visitors can gather and celebrate. 3.10 Promote and support tourism opportunities through planning controls and infrastructure. 3.11 Using community art and cultural development practices, our places and spaces reflect the creativity, history, and identity of our people.</p>

Implementation

With a large set of recently adopted Strategies, Council is in an excellent position to galvanise our existing strategic planning approach without needed to generate a new set of actions.

The LSPS includes a summary implementation plan which outlines the range of adopted Council documents, documents to be delivered, and Council Services which are relevant to the delivery of 12 Planning Priorities.

As we implement the LSPS, Council is committed to progressively engaging with our community and supporting our decisions with data and evidence.

Community engagement with planning policy is productive and inclusive

We recognise that the community has an interest, and a right, to be informed about planning matters and given opportunities to participate in strategic planning for our LGA. Openness and accountability creates trust that enables effective planning

Council is committed to demonstrate best practice engagement with our community through the following principles:

1. We aim to be flexible
2. We will be inclusive
3. We believe community engagement is important for good governance
4. We aim to effectively plan each engagement
5. We will give you feedback

Council does this through the ongoing implementation of the Community Engagement Strategy, Community Participation Plan and Aboriginal Engagement Framework.

The Community Participation Plan outlines how Council will engage with the community about planning and development matters, and how the community can provide their feedback.

Many planning matters are handled through local or State panels, or through the NSW Department of Planning, Housing and Infrastructure (DPHI). From time to time, Council partners with the DPHI to make the community aware of changes to the planning framework which are not initiatives of Council.

Data and evidence drives planning decisions

Data-driven strategic plans use information and analysis to define a strategic priority and identify challenges and barriers. Evidence-based decision making allows local government to be more responsive to community needs and ultimately more effective in achieving desired outcomes.

Urban Planning can be a complex and technical activity involving multiple qualitative and quantitative inputs. Having accurate and current base level information is key to ensuring land use decisions can be evaluated appropriately. evaluated

Council's Information Management and Technology Service is committed to empower a data driven culture to enable Council to meet its strategic objectives and take advantage of emerging technologies which are aligned with business needs.

Council's Land Use Planning service prepares and issues Planning Certificates and maintains data in the Land Information System to provide accurate for residents and investors.

The LSPS will be a key document in the assessment of Planning Proposals. Proposed amendments to the Wollongong LEP 2009, including Planning Proposal requests, will need to consider the 12

Planning Priorities holistically and seek to understand the relationship between them. It is not intended that any priority out-weights or overrides the other priorities. Although it is acknowledged, that for some Planning Proposals some of the priorities will be more relevant than others.

The LSPS will also be used to inform Council's input into the draft Illawarra Shoalhaven Regional Plan, to be prepared by the NSW DPHI over the coming year.

Implementation Plan Summary

Planning Priorities	Supporting Documents	Council Core Business Services
<i>Sustainable & Resilient: Planning Policy enables the care of the environment and prepares our community for the impact of a changing climate</i>		
1 We rehabilitate and protect natural environments and ecosystems	Sustainable Wollongong 2030	Botanic Garden and Annexes
	Illawarra Biodiversity Strategy 2011 - 2016	Natural Areas Management
	Net Zero Wollongong: Climate Change Mitigation Plan 2023-30	Environment Services
	West Dapto Vision 2018	Land Use Planning
	Reconciliation Action Plan	Property Services
	Wollongong Housing Strategy 2023	Regulatory Compliance
	South Wollongong Futures Study	
	Climate Change Adaptation Plan 2022	
	Lake Illawarra Coastal Management Program 2020-2030	
	Illawarra Escarpment Strategic Management Plan 2015	
	Flood Risk Management Plans for various Precincts	
	Wollongong Riparian Corridor Management Study 2004	
	To be delivered:	
	Wollongong Coastal Management Program	
	Riparian Corridor Management Strategy for the West Dapto Urban Release Area	
	Illawarra Biodiversity Strategy Update	
2 We are resilient to climate risks and environmental hazards	Sustainable Wollongong 2030	Botanic Garden and Annexes
	Net Zero Climate Change Mitigation Plan 2023-30	Natural Areas Management
	Climate Change Adaptation Plan 2022	Environmental Services
	Climate Friendly Planning Framework 2022	Emergency Management Service
	Urban Heat Strategy 2023	Land Use Planning
	Lake Illawarra Coastal Management Program 2020-2030	Floodplain Management and Stormwater Services
	Coastal Zone Management Program 2017	Waste Management
	Illawarra Escarpment Strategic Management Plan 2015	Aquatic Services
	Floodplain Risk Management Studies and Plans	Infrastructure Strategy and Support
	Wollongong Housing Strategy 2023	
	South Wollongong Futures Study	
	To be delivered:	
	Wollongong Coastal Management Program	
	Floodplain Risk Management Plans for various catchments	

Planning Priorities	Supporting Documents	Council Core Business Services
3 We have access to green and healthy urban open spaces and streets	Planning People Places 2006-2026 Play Wollongong Strategy 2014-2024 Sportsgrounds and sports fields strategy 2023-2027 The Future of our Pools Strategy 2014-2024 Urban Greening Strategy 2017-2037 Urban Heat Strategy 2023 Beach and Foreshore Access Strategy 2019-2028 Illawarra Biodiversity Strategy 2011 - 2016 Climate Change Mitigation Plan 2023-30 Climate Change Adaptation Plan Wollongong Retail and Business Centres Strategy Plans of Management for Council Community Land Plans of Management for Council reserves To be delivered: <i>Play Wollongong update</i> <i>MacCabe Park Masterplan</i> <i>Lang Park Masterplan</i> <i>Urban Greening Strategy update</i>	Botanic Garden and Annexes Natural Areas Management Environment Services Waste Management Land Use Planning Property Services Aquatic Services Community Facilities Community Programs Leisure Centres Parks and Sport Fields Infrastructure Strategy and Support Emergency Management Service
<i>Liveable and Connected: Planning Policy enables great places for a growing population to live, work and play</i>		
4 The natural, built and cultural context informs the design of places and buildings.	Reconciliation Action Plan Wollongong Heritage Strategy 2023-2027 Sustainable Wollongong 2030 Wollongong City Centre Urban Design Framework Lake Illawarra Coastal Management Program 2020-2030 Wollongong Housing Strategy 2023 West Dapto Vision 2018	Environment Services Land Use Planning Development Assessment Service Floodplain Management and Stormwater Services
5 We are growing our capacity for housing, so our community have access to diverse and high-quality homes in the future	Wollongong Housing Strategy 2023 West Dapto Vision 2018 Wollongong City Centre Urban Design Framework 2020 Wollongong Retail and Business Centres Strategy 2023 Wollongong Affordable Housing Policy and Procedures 2024 To be delivered: <i>Wollongong Affordable Housing Scheme</i>	Land Use Planning Floodplain Management and Stormwater Services Development Assessment Public Health and Safety

Planning Priorities	Supporting Documents	Council Core Business Services
6 The network of Centres provides for the needs of our community	<p>Wollongong Retail and Business Centres Strategy 2023</p> <p>Places for the Future: Social infrastructure Future Directions Plan 2023-2036</p> <p>Creative Wollongong 2023-2033</p> <p>Wollongong City Centre Urban Design Framework 2020</p> <p>Wollongong DCP 2009 Chapter D15 West Dapto Urban Release Area Neighbourhood Plans and Centre Masterplans</p>	<p>Land Use Planning</p> <p>Transport Services</p> <p>City Centre Management</p> <p>Arts and Culture</p> <p>Economic Development</p> <p>Community Facilities</p> <p>Community Programs</p> <p>Libraries</p> <p>Parks and Sports Fields</p> <p>Public Health Safety</p>
7 Transport options are safe, reliable and accessible	<p>Wollongong Cycling Strategy 2030</p> <p>City of Wollongong Pedestrian Plan 2017-2021</p> <p>Wollongong Retail and Business Centres Strategy 2023</p> <p>Wollongong Housing Strategy 2023</p> <p>Net Zero Wollongong: Climate Change Mitigation Plan 2023-30</p> <p>To be delivered:</p> <p><i>Wollongong Transport Strategy 2025-2035</i></p> <p><i>Wollongong City Centre Movement and Place Plan 2025-2035</i></p> <p><i>Wollongong Cycling Network Plan 2025-2035</i></p>	<p>Transport Services</p> <p>Infrastructure Strategy and Support</p> <p>Environment Services</p> <p>Land Use Planning</p> <p>Aged and Disability Services</p>
8 The city is enriched by creative and cultural expression. The city reflects the creativity, history, and identity of our people; invites community participation; and contributes to a diverse economy.	<p>Creative Wollongong 2023-2033</p> <p>Wollongong Heritage Strategy 2023-2027</p> <p>Animating Wollongong Public Art Strategy 2022 - 2032</p> <p>Wollongong Retail and Business Centres Strategy 2023</p> <p>Wollongong City Centre Urban Design Framework 2020</p> <p>Wollongong Pedestrian Plan 2017-2021</p> <p>To be delivered:</p> <p><i>West Dapto Cultural Plan with associated Public Art Plan</i></p>	<p>Land Use Planning</p> <p>City Centre Management</p> <p>Arts and Culture</p> <p>Engagement, Communications and Events</p> <p>Community Programs</p>

Planning Priorities	Supporting Documents	Council Core Business Services
Productive & Vibrant: Planning Policy enables the efficient and effective use of our assets to deliver a vibrant economy		
9 Employment generating uses are prioritised in Centres and Industrial areas	<p>Wollongong Economic Development Strategy 2019 - 2029</p> <p>Wollongong Industrial Lands Review 2023</p> <p>Wollongong Retail and Business Centres Strategy 2023</p> <p>Creative Wollongong 2023-2033</p> <p>To be delivered:</p> <p><i>Wollongong Economic Development Strategy Update</i></p>	<p>Land Use Planning</p> <p>Economic Development</p>
10 The freight network is efficient, from international trade to the last mile	<p>Wollongong Retail and business Centres Strategy 2023</p> <p>Wollongong Industrial Lands Review 2023</p> <p>To be delivered:</p> <p><i>Wollongong Transport Strategy 2025-2035</i></p>	<p>Land Use Planning</p> <p>Transport Services</p> <p>Infrastructure Strategy and Support</p>
11 Port Kembla's industrial precinct and Port are a hub for economic growth, employment and innovation	<p>Wollongong Economic Development Strategy 2019 - 2029</p> <p>Wollongong Industrial Lands Review 2023</p> <p>Creative Wollongong 2022 - 2033</p>	<p>Land Use Planning</p> <p>Economic Development</p>
12 The growing visitor economy celebrates natural and cultural assets	<p>Economic Development Strategy (2019-2029)</p> <p>Creative Wollongong 2024 - 2033</p> <p>Tourism Accommodation Strategy 2025</p> <p>Wollongong Heritage Strategy 2023-2027</p> <p>Grand Pacific Walk Masterplan</p> <p>Wollongong Cycling Strategy 2030</p> <p>To be delivered:</p> <p><i>Wollongong Cycling Network Plan</i></p> <p><i>Lake Illawarra Shared Path Masterplan</i></p>	<p>Land Use Planning</p> <p>Economic Development</p> <p>Tourist Parks</p> <p>Aquatic Services</p> <p>City Centre Management</p> <p>Arts and Culture</p> <p>Engagement, Communications and Events</p>



On Dharawal Country, from the mountains to the sea, we value and respect each other, our places, past, and future. We will be a sustainable, connected, vibrant, and innovative city, with a diverse economy.

We are a sustainable and climate resilient city

We have well planned, connected, and liveable places

We foster a diverse economy, and we value innovation, culture, and creativity

We have a healthy, respectful, and inclusive community