



MASTER PLANNING OUR CENTRES

Our local centres are the heart of where we live, work and play.

With good urban design approaches and clear strategies for change, we can make sure that local centres continue to be places with the right balance of community, business, growth and culture.

This fact sheet outlines what a master plan is and why they are important for local centres across the City of Canterbury Bankstown.

What is a master plan?

A master plan is a document that guides future growth and change in a centre over the coming decades.

It has an important role in determining how a centre will look, feel and function by making recommendations about building design, land use zones, new open space, community facilities, sustainability, infrastructure, building heights and heritage.

By setting a clear vision, alongside a series of actions to implement the vision, a master plan can help improve the quality of development and create a better place. Once adopted, a master plan guides changes to planning controls within a master plan area.

A master plan can also act as an important advocacy tool. A master plan shows the NSW Government that change is happening and allows Council to advocate for new and upgraded community infrastructure.

Why do our centres need a master plan?

A master plan can help manage change while preserving areas of special character to create a vibrant and diverse place for residents, workers and visitors.

Without a master plan, growth occurs in an uncoordinated way.

A master plan allows Council to:



Set a vision for each centre and plan for change while celebrating the things that make each centre special



Prioritise more than just housing by planning for new jobs, community infrastructure and open space



Create planning controls to achieve the vision with input from the community, rather than reacting to ad-hoc rezoning proposals without a plan in place



Work with, and advocate to NSW Government agencies to deliver important community infrastructure that aligns with the growth envisaged in a master plan

How can the community be involved and have their say?

Community input is an important part of developing a great master plan. The community is invited to share their ideas and feedback throughout the master planning process. There are multiple opportunities for the community to be involved:

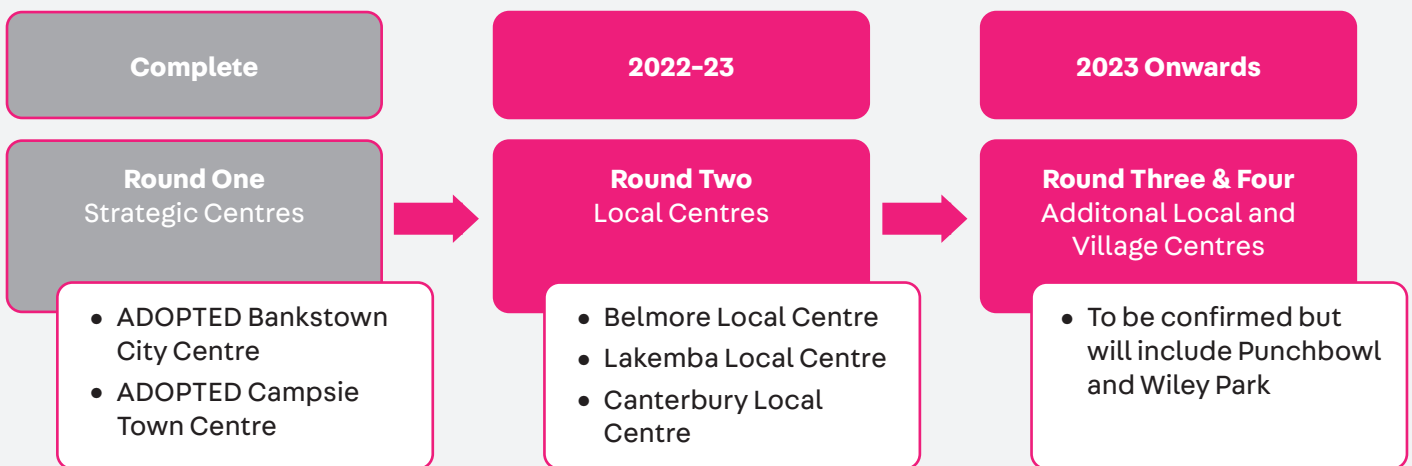
- Early engagement – Help guide the direction of the master plan by sharing your ideas for the centre

- Draft master plan out for comment – Share your feedback to help refine the draft master plan
- If Council endorses the Master Plan, there will be further engagement activities, including the formal exhibition of a planning proposal

Council may also choose to undertake additional community engagement at any stage of the process where further feedback or input is required.

When will the process start for each centre?

Council is developing master plans for centres across CBCity, starting with larger Strategic Centres and moving onto smaller Local Centres. We have already completed the Bankstown City Centre Master Plan and Campsie Town Centre Master Plan and are moving on to Local Centres from 2022*.



*Subject to change

Telephone Interpreter Service **131 450**

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