

30 March 2017

Our Ref: 2017/162932

File No: X008656

Ms Carolyn McNally
Secretary
NSW Department of Planning and Environment
GPO Box 39
Sydney NSW 2001

Attention: Wayne Williamson, Wayne.Williamson@planning.nsw.gov.au

Dear Ms McNally,

Request for Gateway Determination - Planning Proposal: Heritage Floor Space – Amendments to Sydney LEP 2012

The Council of the City of Sydney on 27 March 2017 and the Central Sydney Planning Committee (CSPC) on 23 March 2017 resolved to approve a Planning Proposal for submission to the Greater Sydney Commission with a request for a Gateway Determination. The Planning Proposal seeks to make minor amendments to the City's Heritage Floor Space Scheme which operates under Sydney LEP 2012.

The Planning Proposal has been prepared in accordance with Section 55 of the *Environmental Planning and Assessment Act 1979* (the Act) and the Department's guidelines 'A guide to preparing local environmental plans' and 'A guide to preparing planning proposals'.

Council also resolved on 27 March 2017 that supporting draft amendments to *Sydney Development Control Plan 2012* and the *Alternative Heritage Floor Space Allocation Scheme* be exhibited concurrently with the Planning Proposal. These draft amendments seek to improve the operation and clarify specific procedural aspects of the scheme and are enclosed for your reference.

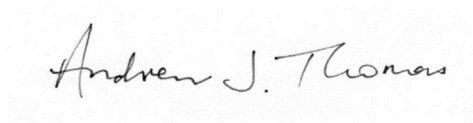
The following information is enclosed:

- the Council and CSPC resolutions;
- the officer's report to Council;
- the Planning Proposal;
- the draft amendment to *Sydney Development Control Plan 2012*; and
- the draft amendment to *Alternative Heritage Floor Space Allocation Scheme*.

The City requests a Gateway Determination in accordance with Section 56 of the Act and that the Gateway Determination is issued to require a 28 day public exhibition period. The City also seeks authority to exercise the delegation of the Greater Sydney Commission of all its functions under Section 59 of the Act to make the local environmental plan.

Should you wish to speak with a Council officer about any aspect of the Planning Proposal, please contact Tim Aldham, Senior Planner, on 9246 7846 or at taldham@cityofsydney.nsw.gov.au

Yours sincerely

A handwritten signature in black ink that reads "Andrew J. Thomas". The signature is written in a cursive style and is positioned above a faint, light-colored rectangular stamp.

Andrew Thomas
Executive Manager
Strategic Planning and Urban Design

Encl.