

File no: RZ-10-10/3
RZ-11-1524

10 September 2012

Mr Peter Goth
Regional Director
Department of Planning and Infrastructure
Locked Bag 5020
Parramatta NSW 2124

Dear Sir,

Planning Proposal – Former Ashlar Golf Course

The purpose of this letter is to lodge a Planning Proposal for the former Ashlar Golf Course.

The Planning Proposal facilitates the preparation of a Local Environmental Plan in accordance with the *Standard Instrument (Local Environmental Plans) Order 2006* (the Standard Instrument).

Council, at its Ordinary Meeting on 6 June 2012, considered a report on the Planning Proposal for the redevelopment of Ashlar Golf Course and resolved the following:

1. *The General Manager be delegated authority to:*
 - a. *prepare a Planning Proposal to rezone land at Lot 1, DP 222469, Lot 1, DP 785936, Springfield Avenue, and Lots 17 and 18, DP 29519, Richmond Road, Blacktown;*
 - b. *forward the Planning Proposal and accompanying documentation, including a site specific Draft Local Environmental Plan, to the Department of Planning and Infrastructure for a Gateway Determination;*
 - c. *make any necessary changes to the Planning Proposal and accompanying documents as a consequence of this report, negotiations with the Department of Planning and Infrastructure and Australand regarding the contents of the Planning Proposal; and*
 - d. *place the Planning Proposal and accompanying documentation on public exhibition in accordance with the Environmental Planning and Assessment Act 1979, upon receipt of the Gateway Determination to proceed.*

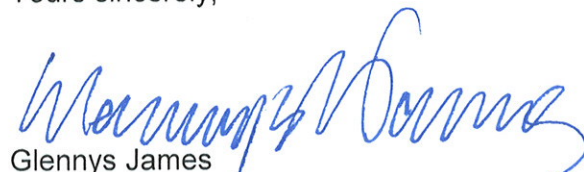
2. *A further report be submitted to Council at the close of the public exhibition period, detailing submissions received and recommending a final Local Environmental Plan to proceed to gazettal.*
3. *Council resolve to prepare a site-specific Development Control Plan to guide the future detailed redevelopment of the Ashlar Golf Course site.*
4. *The applicant be advised of Council's decision.*
5. *Council officers continue to negotiate with the developer to achieve a proposal that has more useable open space and recreational areas, best possible road widths, optimal access and egress to the site and maintenance costs that are affordable for Council.*
6. *It be noted that Mr. Cameron Jackson, Development Director, Australand attended the Policy Committee meeting from 6.45 to 7.20 p.m.*
7. *Cr Robinson vacated the Chambers during debate and voting on this item.*

In accordance with the Council resolution, the Planning Proposal and draft LEP are attached for your review.

Council requests that the Planning Proposal for the former Ashlar Golf Course be determined in accordance with Section 56 of the *Environmental Planning and Assessment Act 1979*.

Should you require any further information regarding this matter, please contact Council's Team Leader Strategic, Rachel Agyare on 9839 6236.

Yours sincerely,



Glennys James
Director City Strategy and Development