

Gateway Determination

Planning proposal (Department Ref: PP_2019_THILL_002_00): to reclassify Council-owned land at 15Z Nelson Road, Box Hill (Lot 1 DP 136174) from 'community' to 'operational' land.

I, the Acting Director Central (Western), at the Department of Planning, Industry and Environment, as delegate of the Minister for Planning and Public Spaces, have determined under section 3.34(2) of the *Environmental Planning and Assessment Act 1979* that an amendment to the State Environmental Planning Policy (Sydney Region Growth Centres) 2006 to reclassify Council-owned land at 15Z Nelson Road, Box Hill from 'community' to 'operational' should proceed subject to the following conditions:

1. Public exhibition is required under section 3.34(2)(c) and schedule 1 clause 4 of the Act as follows:
 - (a) the planning proposal must be made publicly available for a minimum of **28 days**; and
 - (b) the planning proposal authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for material that must be made publicly available along with planning proposals as identified in section 6.5.2 of *A guide to preparing local environmental plans* (Department of Planning and Environment 2018).
2. Consultation is required with the following public authorities/organisations under section 3.34(2)(d) of the Act and/or to comply with the requirements of relevant section 9.1 Directions:
 - Roads and Maritime Services;
 - Transport for NSW; and
 - Sydney Water.Each public authority/organisation is to be provided with a copy of the planning proposal and any relevant supporting material and given at least 21 days to comment on the proposal.
3. A public hearing is not required to be held into the matter by any person or body under section 3.34(2)(e) of the Act. This does not discharge Council from any obligation it may otherwise have to conduct a public hearing (for example, in response to a submission or if reclassifying land).
4. An independent chaired public hearing is to be conducted as required under the Local Government Act 1993.

5. The time frame for completing the LEP is to be **9 months** following the date of the Gateway determination.

Dated 14th day of September 2019.

A handwritten signature in black ink, appearing to be 'Gina Metcalfe', with a large loop at the bottom left and a horizontal line extending to the right.

**Gina Metcalfe
Acting Director Central (Western)
Greater Sydney, Place and
Infrastructure**

**Delegate of the Minister for Planning
and Public Spaces**