



Council Ref: 17/26677
Your Ref:

2 March 2017

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

Attention: Martin Cooper, Acting Regional Director, Sydney Region East

Dear Ms McNally

Redleaf Council Chambers
536 New South Head Road
Double Bay NSW 2028
Correspondence to
General Manager
PO Box 61
Double Bay NSW 1360
DX 3607 Double Bay
records@woollahra.nsw.gov.au
www.woollahra.nsw.gov.au
Telephone: 61 2 9391 7000
Facsimile: 61 2 9391 7044

Planning proposal for the Ian Street and Wilberforce Avenue car parks in Rose Bay

On 27 February 2017 Council resolved to submit a planning proposal for 16-18 and 17 Dover Road, Rose Bay. These properties are known as the Ian Street Car Park and the Wilberforce Avenue Car Park. In summary, the objectives of the planning proposal are to change the planning controls applying to the sites to allow:

- a building up to four storeys containing a mix of commercial development, residential development and public car parking on the site of the Ian Street Car Park.
- a building up to five storeys containing a mix of retail, community space and public car parking on the site of the Wilberforce Avenue Car Park.

The Council resolved:

- A. That the planning proposal for the Ian Street and Wilberforce Avenue car parks in the Rose Bay Centre as contained in Annexure 1 of the report to the Urban Planning Committee of 13 February 2017 be submitted to the Greater Sydney Commission requesting a gateway determination.
- B. That when requesting a gateway determination for the planning proposal, the Council seek delegation of the plan-making steps under section 59 of the *Environmental Planning and Assessment Act 1979*.

The planning proposal (see attached) is submitted for a gateway determination under section 56 of the *Environmental Planning and Assessment Act 1979* (the Act).

As this matter is of local significance, we also seek delegation of the plan-making steps in section 59 of the Act (see part B above). This delegation will be to the position of General Manager, and sub-delegated to the Director - Planning and Development as set out in the Council's resolution of 26 November 2012. The Department's document titled '*Evaluation criteria for the delegation of plan making functions*' is attached to this letter.

If you require further information please contact Brendan Metcalfe on 9391 7140.

Yours sincerely

Chris Bluett
Manager Strategic Planning

