



4 March 2019

Ann-Maree Carruthers  
Director, Sydney Region West  
Department of Planning & Environment  
Via email: Sebastian.Tauni@planning.nsw.gov.au

Our Reference SC185  
Contact Neelam Pradhananga  
Telephone (02) 8757 9953

Dear Ms. Carruthers,

**REQUEST TO REVERT TO THE ORIGINAL GATEWAY DETERMINATION FOR THE PLANNING PROPOSAL - 246-264 WOODVILLE ROAD, 2-4, 8-8A AND 14-16 LANSDOWNE STREET AND 19 HIGHLAND STREET, MERRYLANDS.**

Following our correspondence dated 8 January 2019, we would like to advise that Council at its 20 February 2019 meeting resolved to proceed with the following controls for the site, as outlined in the Gateway Determination of 24 June 2016: B4 Mixed Use zone with a maximum building height of 31m and maximum FSR of 2:1 across the site. Please see attached Council resolution for details.

Council also endorsed an amended Planning Proposal (as per the recommendation above) to be forwarded to the Department of Planning and Environment, subject to the negotiation of a planning agreement to the satisfaction of Council prior to finalisation.

We are seeking an alteration of Gateway Determination (Department Reference: PP\_2016\_PARRA\_001\_00) with a revised timeframe of 30 September 2019 to finalise the Planning Proposal to:

- prepare an amended planning proposal; and
- finalise a planning agreement with the proponent to the satisfaction of Council.

If you require further information regarding this matter, please contact Neelam Pradhananga on 02 8757 9953.

Yours faithfully

Monica Cologna  
MANAGER STRATEGIC PLANNING

Councillor(s) Against the Amendment: Campbell, Garrard, Hamed, Huang, Lake and Saha.

The Amendment moved by Councillor Grove seconded by Councillor Elmore then became the motion.

The motion moved by Councillor Grove seconded by Councillor Elmore on being Put was declared CARRIED to become the resolution of Council (as shown in the amendment).

A division was called, the result of the division required in accordance with Council's Code of Meeting Practice is as follows:

Councillor(s) For the Motion: Attie, Christou, Cummings, Elmore, Grove, Rahme, Sarkis, Zaiter and Zreika.

Councillor(s) Against the Motion: Campbell, Garrard, Hamed, Huang, Lake and Saha.

Councillor Christou left the Meeting at 7:26pm and returned to the Meeting at 7:28pm during the consideration of this item.

Councillor Rahme returned to the Meeting at 7:29pm during the consideration of this item.

Councillor Sarkis left the Meeting at 7:47pm and returned to the Meeting at 7:49pm during the consideration of this item.

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## ADJOURNMENT

**8:34pm** The Mayor, Councillor Cummings adjourned the Meeting for a short recess.

**8:45pm** The Mayor, Councillor Cummings resumed the Meeting.

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### **Min.424 C02/19-15 Request for Revised Gateway Determination - Planning Proposal for 264 Woodville Road, Merrylands**

**Note:** Councillor Zaiter exited the Chamber during the consideration of this item as he had declared a non-pecuniary significant interest in this item.

#### **Motion (Sarkis/Garrard)**

That Council:

1. Proceed with the following controls for the site, as outlined in the Gateway Determination (of 24 June 2016): B4 Mixed Use zone with a maximum building height of 31m and maximum FSR of 2:1 across the site;
2. Endorse an amended Planning Proposal as per recommendation 1 above, to forward to the Department of Planning and Environment, subject to the negotiation of a planning agreement to the satisfaction of Council prior to finalisation;
3. Amend the Development Control Plan (DCP) controls '4.1.12 Woodville Road Neighbourhood Centre Precinct' of the Parramatta DCP to reflect the amended proposal; and
4. Delegate to the General Manager authority to make minor non-policy corrections or formatting changes to the draft DCP controls prior to it coming into effect; and
5. Propose to rezone the subject land from B4 Mixed Use zone to B2 Local Centre zone and RE1 Public Recreation zone as part of the comprehensive Cumberland LEP, reflecting Council's strategic approach to the local centres hierarchy and objectives of the *Central City District Plan*.

**Amendment (Saha/Christou)**

That Council defer the consideration of this matter pending further information in relation to the alternate resolution proposed.

The Amendment moved by Councillor Saha seconded by Councillor Christou on being Put was declared LOST.

A division was called, the result of the division required in accordance with Council's Code of Meeting Practice is as follows:

Councillor(s) For the Amendment:	Campbell, Christou, Elmore, Hamed, Huang, Lake and Saha.
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Councillor(s) Against the Amendment:	Attie, Cummings, Garrard, Grove, Rahme, Sarkis and Zreika.
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The Motion moved by Councillor Sarkis seconded by Councillor Garrard on being Put was declared CARRIED on the casting vote of the Mayor to become the resolution of Council.

A division was called, the result of the division required in accordance with Council's Code of Meeting Practice is as follows:

Councillor(s) For the Motion:	Attie, Cummings, Garrard, Grove, Rahme, Sarkis and Zreika.
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Councillor(s) Against the Motion:	Campbell, Christou, Elmore, Hamed, Huang, Lake and Saha.
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