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Contact: Antony Fabbro

Reference: S09190
18 May 2012

Mr Peter Goth
Regional Director
Sydney West Region
Department of Planning
Locked Bag 5020
PARRAMATTA NSW 2150

Dear Mr Goth

Planning Proposal - Rezone & Reclassify 3 Council Owned Sites- Amendment to the Ku-ring-gai Planning Scheme Ordinance (KPSO) 1971

At the Ordinary Meeting held on 21 February 2012, Council resolved:

- A. *That a Planning Proposal be prepared, in accordance with section 55 of the Environmental Planning and Assessment Act, 1979, to amend the Ku-ring-gai Planning Scheme Ordinance 1971 to rezone and reclassify the following three sites from Community Land to Operational Land:*
- *21 Calga Street, Roseville Chase.*
 - *90 Babbage Road, Roseville Chase.*
 - *4 Binalong Street, West Pymble.*
- B. *That the above Planning Proposal also include the rezoning of these lands as listed below:*
- *21 Calga Street, Roseville Chase from Recreation Existing 6(a) to Residential 2(a).*
 - *90 Babbage Road, Roseville Chase from Recreation Existing 6(a) to Residential 2(a).*
 - *4 Binalong Street, West Pymble. A 1,200 square metre parcel of land (abutting 6 Binalong Street) from Business 3(a)-(A3) to Residential 2(c).*
- C. *That Council grant Owner's Consent for the subdivision of 4 Binalong St West Pymble, in such a way as to permit the creation of a building block of a minimum of 1,095 square metres and the balance becoming the second lot.*
- D. *That following reclassification and subdivision of 4 Binalong St West Pymble, Council resolve to undertake the necessary action to reclassify back to Community Land status that part of 4 Binalong St West Pymble not required as Operational Land.*

- E. That Council undertake a public hearing under the provisions of the Local Government Act, 1993 for the proposed reclassification of these sites listed below from Community Land to Operational Land:
- 21 Calga Street, Roseville Chase.
 - 90 Babbage Road, Roseville Chase.
 - 4 Binalong Street, West Pymble.
- F. That Council formally seek to discharge all interests for properties known as:
- 21 Calga Street, Roseville Chase.
 - 90 Babbage Road, Roseville Chase.
 - 4 Binalong Street, West Pymble.
- G. That the Planning Proposal by submitted to the Department of Planning and Infrastructure for a gateway determination in accordance with section 56 of the Environmental Planning and Assessment Act, 1979.
- H. That upon receipt of a Gateway Determination, the exhibition and consultation process is carried out in accordance with the requirements of the Environmental Planning and Assessment Act, 1979 and with the Gateway Determination requirements.
- I. That a report be brought back to Council at the end of the exhibition and public hearing processes.

The **attached** planning proposal has been drafted in accordance with Section 55 of the EP&A Act, 1979 and the Department of Planning's *A Guide to Preparing Planning Proposals*.

It is requested that the Planning Proposal be forwarded to the LEP review panel for a gateway determination under Section 56 of the EP&A Act.

If you have any enquiries on this matter, please do not hesitate to contact Rthna Rana on 9424 0991

Yours sincerely



Antony Fabbro
Manager Urban and Heritage Planning