

15 July 2019

Anne-Maree Carruthers
Director Sydney West Region
Department of Planning, Industry and Environment
GPO Box 39
SYDNEY NSW 2001

Dear Ms Carruthers,

GATEWAY REQUEST – REDEVELOPMENT OF CONVENT IN GRANVILLE

We request that you please review the attached Planning Proposal and provide a Gateway determination at your earliest convenience.

Cumberland Council prepared this Planning Proposal in response to a request made by Mecone Urban Planning and Development on behalf of Missionary Sisters of Mary Queen of the Word Australia in September 2018.

The Planning Proposal applies to seven residential lots in Granville, being 92, 94 and 100 Woodville Road and 63 and 65 Grimwood Street currently occupied by a convent.

The Planning Proposal seeks to facilitate the redevelopment of the subject site for the purpose of a new, larger convent building and seven new two-storey townhouses to meet the needs of the Missionary Sisters as well as the wider community. It seeks to achieve this by amending *Parramatta Local Environmental Plan 2011* as follows:

- Rezone the site from R2 Low Density Residential to R3 Medium Density Residential
- Amend the site's maximum height of building from 9m to 12m
- Amend the site's maximum FSR from 0.5:1 to 1:1.

The Planning Proposal was prepared in accordance with:

- Section 3.33 of the *Environmental Planning and Assessment Act 1979*
- NSW Department of Planning and Environment's *A Guide to Preparing Planning Proposals 2016*.

Should you have any enquiries regarding this matter, please contact Priya Uppal on 02 8757 9000 or by email to council@cumberland.nsw.gov.au.

Yours faithfully,



MONICA COLOGNA
MANAGER STRATEGY