

File no: LEP-17-0004

24 January 2018

Catherine Van Laeren  
Regional Director  
Department of Planning and Environment  
GPO Box 39  
Sydney NSW 2001

Dear Ms Van Laeren,

**Request for a Gateway Determination for a Planning Proposal at part Lots 9-11 DP 802880, Grange Avenue, Marsden Park**

We have prepared a planning proposal to amend *State Environmental Planning Policy (Sydney Region Growth Centres) 2006*. The Planning Proposal applies to land in Grange Avenue Marsden Park. We request a Gateway Determination to progress the Planning Proposal.


The purpose of the Planning Proposal is to relocate the local park in accordance with the approved subdivision in DA-15-2309 – Staged Subdivision of Lots 5, 9-13 DP 802880; Excelsior Avenue (formerly Vine Street) and Grange Avenue, Marsden Park.

On 21 December 2017, the Director of Design and Development resolved to:

- i. Prepare and forward a Planning Proposal to the Department of Planning and Environment requesting a Gateway Determination to amend *State Environmental Planning Policy (Sydney Region Growth Centres) 2006* to relocate the public park zoned RE1 from part of Lots 9 – 11 DP 802880, and to make corresponding changes to the Height of Building Map, Residential Density Map and Land Acquisition Map that reflect the proposed changes in the zoning of the subject land.
- ii. Implement any conditions attached to a Gateway Determination issued by the Greater Sydney Commission.
- iii. Advise the proponent that Recommendation 1 does not imply or guarantee that the Planning Proposal will ultimately be supported. Council's final determination of the proposal will occur when Council resolves to adopt the Planning Proposal (SEPP amendments) following exhibition and consideration of all relevant matters.

Our Planning Proposal is attached for your information. If you would like to discuss this matter further, please contact Strategic Planner Helen Budd on 9839 6206.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'Fiona McDermott', written in a cursive style.

Fiona McDermott  
Team Leader, Release Areas