



Our reference: 8336976
Contact: Danielle Fox
Telephone: 4732 8022

20 August 2018

Anne-Maree Carruthers
Director, Sydney Region West
Department of Planning & Environment
SYDNEY NSW 2001

Dear Anne-Maree

**Planning Proposal to amend the *Penrith Local Environmental Plan 2010* –
Reclassification and rezoning of Council owned land at the corner of
Rodgers and Somerset Streets, Kingswood**

At its Policy Review Meeting of 13 August 2018, Council resolved to commence a Gateway process for the consideration of a Planning Proposal relating to Council owned land at the corner of Rodgers and Somerset Streets, Kingswood (Lots 137 to 143 DP 14333), in accordance with the requirements of the *Environmental Planning and Assessment Act 1979* (the Act).

The Planning Proposal seeks to amend the *Penrith Local Environmental Plan 2010* and recommends reclassification and rezoning of seven (7) parcels of Council owned land. It proposes:

- a reclassification from *Community* land to *Operational* land,
- a rezoning from RE1 Public Recreation to B4 Mixed Use,
- to include a minimum lot size requirement of 400m² over the seven (7) lots, and,
- remove the public reserve status and an implied trust for community purposes (open space).

The Planning Proposal is consistent with the requirements of Section 3.33 of the Act and the Department's *A guide to preparing planning proposals*.

Please find attached an electronic copy of the Planning Proposal and the Council Report and Unconfirmed Minutes (endorsing the Planning Proposal).

Should you require any further information in regard to the Planning Proposal please contact Danielle Fox on (02) 4732 8022 or via email at danielle.fox@penrith.city

Yours sincerely

Abdul Cheema
City Planning Coordinator