

7 April 2020

Sydney Region West
Department of Planning, Industry and Environment
Locked Bag 5022
PARRAMATTA NSW 2124

Attention: Zoe Sadiq

Dear Ms Sadiq,

Re: Request for a Gateway Determination – Menangle Park Release Area Planning Proposal

I wish to advise that Council at its Ordinary Meeting on 10 March 2020, resolved to forward the Planning Proposal (attachment A) relating to land within the Menangle Park Urban Release Area to the Department of Planning, Industry and Environment seeking endorsement for Gateway Determination. The following documents are also provided in Attachment B and Attachment C:

- Council Report and Minutes
- Local Planning Panel Report and Minutes
- Applicant's Planning Proposal Request
- Supporting specialist studies

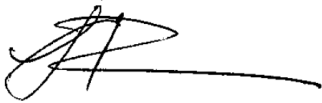
Council's assessment, based on advice from the Local Planning Panel, identified that the following matters should be conditioned by the Gateway Determination prior to commencement of public exhibition:

- Confirmation of appropriate floor space ratio for future development within the proposed B2 Local Centre and B1 Neighbour Centre zoned.

Therefore, I would be pleased if the Department would review and issue a Gateway Determination noting that Council has resolved to exercise via the General Manager the 'approval' functions of the Minister under Section 3.31 (3)(b) of the EP&A Act, to make the relevant amendments to the Campbelltown Local Environmental Plan 2015, pursuant to the instrument of delegation dated 20 November 2012.

Should you require further clarification of any aspect please do not hesitate to contact Council's Senior Strategic Planner, Mr Graham Pascoe on (02) 4645 4666.

Yours sincerely,



Fletcher Rayner
Executive Manager
Urban Release and Engagement