



Mr Dave Walker
General Manager
The Hills Shire Council
PO Box 75
Baulkham Hills BC 2153

17/01858

Attention: Michael Edgar

Dear Mr Edgar

Planning proposal to amend *The Hills Local Environmental Plan 2012 – Circa Precinct, Bella Vista (PP_2016_THILL_013_00)*

I am writing regarding the above planning proposal, which seeks to facilitate commercial development at Circa Precinct, Bella Vista.

As delegate of the Secretary, I have determined that the planning proposal is consistent with Section 117 Direction 4.3 Flood Prone Land. No further approval is required in relation to this Direction.

I also note that Condition No.1 of the Gateway determination dated 8 September 2016, requires updated flood mapping to be included in the community consultation package for public exhibition.

If you have any further queries, please contact Ms Chantelle Chow, Planning Officer, Sydney Region West, Planning Services, on (02) 9860 1548.

Yours sincerely

19/04/17

Catherine Van Laeren
Director, Sydney Region West
Planning Services