

Gateway Determination

Planning proposal (Department Ref: PP_2014_SYDNE_002_00): to integrate Lachlan precinct, generally bounded by Lachlan, Bourke, O'Dea and South Dowling Streets, Waterloo.

I, the Director, Metropolitan Delivery at the Department of Planning and Environment as delegate of the Minister for Planning, have determined under section 56(2) of the Environmental Planning and Assessment Act 1979 that an amendment to the Sydney Local Environmental Plan (LEP) 2012 to integrate Lachlan precinct, generally bounded by Lachlan, Bourke, O'Dea and South Dowling Streets, Waterloo should proceed subject to the following conditions:

1. Community consultation is required under sections 56(2)(c) and 57 of the EP&A Act as follows:
 - (a) the planning proposal is classified as low impact as described in *A Guide to Preparing LEPs (Department of Planning & Infrastructure 2013)* and must be made publicly available for a minimum of **28 days**; and
 - (b) the relevant planning authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for material that must be made publicly available along with planning proposals as identified in section 5.5.2 of *A Guide to Preparing LEPs (Department of Planning & Infrastructure 2013)*.
2. Consultation is required under section 56(2)(d) of the EP&A Act with the following State agencies:
 - Department of Education and Communities;
 - Transport for NSW;
 - Roads and Maritime Services;
 - Office of Environment and Heritage;
 - Sydney Water; and
 - Ausgrid.

Agencies are to be provided with a copy of the planning proposal and any relevant supporting material, and given at least 21 days to comment on the proposal.
3. A public hearing is not required to be held into the matter by any person or body under section 56(2)(e) of the EP&A Act. This does not discharge Council from any obligation it may otherwise have to conduct a public hearing (for example, in response to a submission or if reclassifying land).
4. The timeframe for completing the LEP is to be **12 months** from the week following the date of the Gateway determination.

Dated

4th

day of

June

2014.


Director
Metropolitan Delivery
Growth Planning and Delivery
Department of Planning and Environment

Delegate of the Minister for Planning