

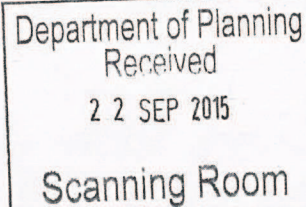
Hawkesbury City Council

Our Ref: LEP006/14
18 September 2015



PCU061719

Ms Rachel Cumming
Regional Director
Sydney West Region
Department of Planning and Environment
GPO Box 39
SYDNEY NSW 2001



Dear Ms Cumming

Planning Proposal for 631 Bells Line Of Road KURRAJONG, NSW 2758

Pursuant to Section 56 of the *Environmental Planning and Assessment Act 1979* (the Act), it is advised that Council at its meeting of 8 September 2015 considered a Notice of Motion to rescind the Council's resolution of 12 May 2015 which determined not to support the above planning proposal and resolved as follows:

That:

1. Council support the preparation of a planning proposal for Lot 1 DP 120436, 631 Bells Line of Road, Kurrajong to amend the Lot Size Map of Hawkesbury Local Environmental Plan 2012 to permit minimum lot sizes of not less than 4,000m² and 1ha on the land as shown in Attachment 1 to the report, subject to the repayment of any fee that has been refunded to the applicant.
2. Council does not endorse any proposed subdivision layout/plan submitted with the planning proposal as this will need to be subject to a development application should the planning proposal result in making the plan.
3. The planning proposal be forwarded to the Department of Planning and Environment for a 'Gateway' determination.
4. The Department of Planning and Environment be advised that Council wishes to request a Written Authorisation to Exercise Delegation to make the Plan.
5. The Department of Planning and Environment and the applicant be advised that in addition to all other relevant planning considerations being addressed, final Council support for the proposal will only be given if Council is satisfied that satisfactory progress, either completion of the Section 94 Developer Contributions Plan or a Voluntary Planning Agreement, has been made towards resolving infrastructure provision for this planning proposal.

As per resolution item 4 enclosed for the Department's consideration is a copy of the planning proposal prepared in accordance with Section 55 of the Act together with a copy of the Notice of Motion and resolution and a copy the Council's previous report and resolution on the matter.



366 George Street
(PO Box 146)
Windsor NSW 2756
Phone: 02 4560 4444
Facsimile: 02 4587 7740
DX: 8601 Windsor

Where people make the difference.

All communications to be addressed to the General Manager
P.O. Box 146, Windsor NSW 2756
Website: www.hawkesbury.nsw.gov.au
E-mail: council@hawkesbury.nsw.gov.au
Hours: Monday to Friday 8.30am - 5.00pm

English

This document contains important information.
If you do not understand it please contact the Telephone
Interpreting Service on 131 450 and ask them to contact
Hawkesbury City Council on 02 4560 4444.

Arabic

تحتوي هذه الوثيقة على معلومات مهمة
إذا لم تفهما الرجاء الاتصال بخدمة الترجمة الهاتفية
واطلب منهم 131 450 على الرقم
أن يتصلوا ببلدية مدينة هوكسبري
02 4560 4444 على الرقم

Chinese

這份文件載有重要的資訊。如果你不了解它，
請致電 131 450，電話傳譯服務，
要求他們接線(02) 4560 4444
聯絡 Hawkesbury City Council 查詢。

Hindi

इन कागज़ों में आवश्यक जानकारी दी गई है।
यदि आप इसे समझ नहीं पायें तो कृपया दूरभाष
दुभाषिया सेवा से 131 450 पर सम्पर्क करें तथा
उनसे हाक्सबरी सिटी काउन्सिल से 02 4560 4444
पर मिलाने को कहिये।

Filipino- Tagalog

Ang dokumentong ito ay mayroong mahalagang impormasyon.
Kung hindi ninyo nauunawaan ito pakitawagan ang Telephone
Interpreting Service sa 131 450 at hilingin sa kanila na tawagan
ang Hawkesbury City Council sa 02 4560 4444.

Macedonian

Ovoj dokument sodr'i va`na informacija.
Ako ne go razbirate ve molime da se javite na slu`bata za
tolkuvawe preku telefon (Telephone Interpreting Service) na
131 450 i pobarajte da go kontaktiraat Hawkesbury City Council na
02 4560 4444



As per resolution item 5 Council requests a Written Authorisation to Exercise Delegation to make the Plan. Please find attached the completed Evaluation Criteria for the delegation of plan making functions.

Should you have any enquiries regarding this matter please contact Karu Wijayasinghe (02) 45604546.

Yours faithfully

Karu Wijayasinghe
Senior Strategic Land Use Planner
Direct Line: (02) 4560 4546

Attach 1: Planning Proposal
Attach 3: Notice of Motion and resolution 8 September 2015
Attach 2: Council Report and Resolution 12 May 2015
Attach 3: Completed Evaluation Criteria