



Council Ref: SC5926 / 20/236703

21 December 2020

Jim Betts
Secretary
Department of Planning, Industry and Environment
GPO Box 39
Sydney NSW 2001

Attention: Laura Locke, Director Eastern Harbour City

Dear Mr Betts

Planning proposal – Double Bay Bowling Club, 18 Kiaora Road, Double Bay

The planning proposal (attached) relates to land known as the Double Bay Bowling Club, including the bowling greens and clubhouse, located at 18 Kiaora Road, Double Bay (Lot 101 in DP 614016). The objective of the planning proposal is to ensure that the site is retained for private recreational use. This will be achieved by amending the *Woollahra Local Environmental Plan 2014* to:

- rezone the site from Zone R3 Medium Density Residential to Zone RE2 Private Recreation so that the zone is consistent with the current use and the future intended use of the site, and
- increase the minimum lot size from 700m² to 8800m² to ensure that the site is retained as a single consolidated lot and not subdivided into smaller lots which would compromise the ongoing and future use of the site for private recreation and open space purposes.

The planning proposal is submitted for a gateway determination under section 3.34 of the *Environmental Planning and Assessment Act 1979* (the Act). Council also requests delegation of the plan-making steps under section 3.36 of the Act, as this matter is of local significance. This delegation will be to the position of General Manager, and sub-delegated to the Director - Planning and Development as set out in the Council's resolution of 26 November 2012.

The following documents are attached:

- Information checklist (section 3.33(2)(a)-(e)).
- Department's checklist titled 'Evaluation criteria for the delegation of plan making functions'.
- Planning proposal.
- Supplementary information (annexures removed):
 - Woollahra Local Planning Panel agenda 19 November 2020
 - Environmental Planning Committee agenda 30 November 2020
 - Council resolution 14 December 2020.

If you require any further information please contact Kelly McKellar, Team Leader – Strategic Planning, on 02 9391 7140 or kelly.mckellar@woollahra.nsw.gov.au.

Yours sincerely

Anne White
Manager - Strategic Planning