



Planning & Environment

Contact: Casey Farrell
Phone: (02) 8575 4132
Fax: (02) 9228 6211
Email: casey.farrell@planning.nsw.gov.au
Postal: GPO Box 39
SYDNEY NSW 2001

Our ref: PP_2014_BURWO_002_00 (14/15888)
Your ref: TRIM 14/44058

Mr Michael G McMahon
Burwood Council
PO Box 240
BURWOOD NSW 1805

Dear Mr McMahon

Planning proposal to amend Burwood Local Environmental Plan 2012

I am writing in response to your Council's letter, dated 15 September 2014, requesting a Gateway determination under section 56 of the *Environmental Planning and Assessment Act 1979* ("EP&A Act") in respect of a planning proposal to list 18 Wyatt Avenue Burwood as a local heritage item under Schedule 5 of the Burwood Local Environmental Plan 2012.

As delegate of the Minister for Planning, I have now determined the planning proposal should proceed subject to the conditions in the attached Gateway determination.

Plan making powers were delegated to councils by the Minister in October 2012. It is noted that Council has requested to be issued with delegation for this planning proposal. I have considered the nature of Council's planning proposal and have decided to issue an authorisation for Council to exercise delegation to make this plan.

The amending Local Environmental Plan (LEP) is to be finalised within 6 months of the week following the date of the Gateway determination. Council should aim to commence the exhibition of the planning proposal as soon as possible. Council's request to draft and finalise the LEP should be made directly to Parliamentary Counsel's Office **6 weeks** prior to the projected publication date. A copy of the request should be forwarded to the Department of Planning and Environment for information purposes.

The State Government is committed to reducing the time taken to complete LEPs by tailoring the steps in the process to the complexity of the proposal, and by providing clear and publicly available justification for each plan at an early stage. In order to meet these commitments, the Minister may take action under section 54(2)(d) of the EP&A Act if the time frames outlined in this determination are not met.

Should you have any queries in regard to this matter, I have arranged for Ms Casey Farrell of the Department's Metropolitan Delivery (CBD) team to assist you. Ms Farrell can be contacted on (02) 8575 4132.

Yours sincerely,

Lee Mulvey
Director, Metropolitan Delivery (CBD)
Planning Services

Encl:
Gateway Determination
Written Authorisation to Exercise Delegation
Attachment 5 – Delegated Plan Making Reporting Template

