



Mr John McKee  
General Manager  
Ku-ring-gai Council  
Locked Bag 1056  
Pymble NSW 2073

Our ref: PP\_2017\_KURIN\_002\_00 (17/04727)  
Your ref: S11437

Dear Mr McKee

**Planning proposal to amend Ku-ring-gai Local Environmental Plan (2015) and Ku-ring-gai Local Environmental Plan (Local Centres) (2012).**

I am writing in response to your Council's letter dated 20 March 2017 requesting a Gateway determination under section 56 of the *Environmental Planning and Assessment Act 1979* (the Act) in respect of the planning proposal to include additional heritage conservation areas in Pymble, Turramurra and Wahroonga.

As delegate of the Greater Sydney Commission, I have now determined the planning proposal should proceed subject to the conditions in the attached Gateway determination.

Council may still need to obtain the agreement of the Secretary to comply with the requirements of S117D direction 4.4 Planning for Bushfire Protection. Council should ensure this occurs prior to the plan being made.

Plan making powers were delegated to councils 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 Plans (LEPs) are to be finalised within 12 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 LEPs should be made directly to Parliamentary Counsel's Office 8 weeks prior to the projected publication date. A copy of the request should be forwarded to the Department of Planning and Environment for administrative 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 Department may take action under section 54(2)(d) of the 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 Mr Mark Dennett of the Department to assist you. Mr Dennett can be contacted on 02 9860 1534.

Yours sincerely

 2 May 2017  
**Stephen Murray**  
**Executive Director, Regions**  
**Planning Services**

**Delegate of the Greater Sydney Commission**

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