

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

Our ref: PP_2017_KURIN_003_00 (17/09292)
Your ref: S11437

Attention: Craig Wyse

Dear Mr McKee

RE: Planning proposal to amend Ku-ring-gai Local Environmental Plan (Local Centres) (2012) to reclassify council land at 176 Mona Vale Road St Ives.

I am writing in response to your Council's correspondence dated 26 June 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 reclassify council land at 176 Mona Vale Road, St Ives.

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

Council is reminded of its obligation for undertaking a public hearing in relation to the proposed reclassification of land in accordance with the Department Practice Note PN 09-003, classification and reclassification of public land through a local environmental plan.

Council may still need to obtain the agreement of the Department's Secretary to comply with the requirement of S117 Direction 6.2 Reserving Land for Public Purposes. Consultation with relevant agencies regarding interests on site should be undertaken to ensure consistency with this direction. 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 authorisation to exercise the delegation for this planning proposal. I have considered the nature of Council's planning proposal and, in this instance, I have decided not to issue an authorisation for Council to exercise delegation to make this plan.

The amending LEP is to be finalised within 12 months of the week following the date of the Gateway determination. 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. To meet these

commitments, the Greater Sydney Commission 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 regarding this matter, I have arranged for Mr Philip Adams of the Department to assist you. Mr Adams can be contacted on 02 8289 6224.

Yours sincerely



18/07/17

Catherine Van Laeren
Director Sydney Region West
Planning Services

Delegate of the Greater Sydney Commission