

Alteration of Gateway Determination

Planning proposal (Department Ref: PP_2017_RANDW_001_00)

I, the Deputy Secretary, Planning Services at the Department of Planning and Environment, as delegate of the Minister for Planning, have determined under section 3.34(7) of the *Environmental Planning and Assessment Act 1979* to alter the Gateway determination dated 12 December 2017 for the proposed amendment to the Randwick Local Environmental Plan (LEP) 2012 as follows:

1. Delete:

“condition 1”

and replace with a new condition:

“1. Prior to community consultation, the planning proposal is to be amended to:

- (a) provide a revised statement of intent for the inclusion of a clause for community infrastructure which is to:
 - i. be limited to recreation areas, recreation facilities (indoor), recreation facilities (outdoor), public roads, drainage and/or community facilities; and
 - ii. clarify that this be linked only to the delivery of this infrastructure on the site to which the development relates;
- (b) include an updated infrastructure feasibility assessment for the community infrastructure clause;
- (c) remove the proposed clause in the planning proposal for affordable housing and instead provide a statement of intent for the inclusion of a clause in a draft LEP for affordable housing (Attachment A – draft Affordable Housing Clause); and
- (d) include in the statement of intent for affordable housing a reference to:
 - i. determining an appropriate figure (\$/m²) for the town centres, equivalent to the value of the properties; and
 - ii. providing more detail, including an example of how the contribution is calculated and future explanation of the ‘accountable total floor space’.”

2. Delete:

"condition 7"

and replace with a new condition:

- "7. The time frame for completing the LEP is to be 12 months from the week following the date of the Alteration of Gateway determination."

Dated 19th day of December 2018.



Marcus Ray
Deputy Secretary
Planning Services
Department of Planning and Environment

Delegate of the Minister for Planning