



Mr Matthew Stewart  
General Manager  
City of Canterbury Bankstown Council  
PO Box 8  
BANKSTOWN NSW 1885

Dear Mr Stewart

**Planning proposal PP\_2015\_CANTE\_007\_02**

I refer to your planning proposal PP\_2015\_CANTE\_007\_02 to amend height and floor space ratio controls to facilitate the development of the land at 5-9 Croydon Street, Lakemba.

I have considered Council's request that this matter be finalised in accordance with the amended planning proposal submitted. I have determined as the delegate of the Minister, in accordance with section 3.34(7) of the *Environmental Planning and Assessment Act 1979*, to alter the Gateway determination dated 22 October 2015 for PP\_2015\_CANTE\_007\_02 (since altered). The Alteration of Gateway determination is enclosed.

I note that Council has not yet amended the proposal to address conditions of the Gateway determination requiring consideration of the draft Sydenham to Bankstown Urban Renewal Corridor Strategy and inclusion of satisfactory arrangements provisions for contributions to State public infrastructure under this strategy.

The Department notes the revised height and reduced floor space ratio controls in the planning proposal as submitted for finalisation. No alteration to the Gateway determination is required to facilitate these changes.

If you have any questions in relation to this matter, I have arranged for Ms Teresa Gizzi to assist you. Ms Gizzi can be contacted on 02 8275 1124.

Yours sincerely

**Amanda Harvey**  
**Director, Sydney Region East**  
**Place, Design and Public Spaces**

Encl: Alteration of Gateway Determination