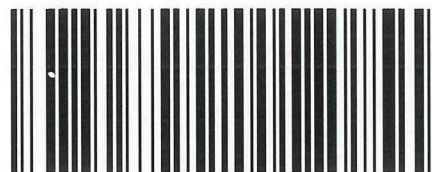


Contact: Emma-Jayne Leckie
Our Reference: REZ/0001/1617



PWG002979

9 June 2017

Ms Karen Armstrong
Director Southern Region
NSW Department of Planning & Environment
PO Box 5475
WOLLONGONG NSW 2500

Dear Madam

Subject: Planning Proposal - 150 and 170 Lansdowne Street, Goulburn

Council has initiated a planning proposal to rezone land at 150 and 170 Lansdowne Street, Goulburn to part R5 Large lot residential and part E3 Environmental Management consistent with the recommendation in the Goulburn Mulwaree Employment Lands Strategy 2016.

At its meeting on 20 December 2016 Council resolved (extract) that:

1. *The Planning Proposal - to alter the zone, minimum lot size and floor space ratio controls for land at 150 and 170 Lansdowne Street, Goulburn (Lots 1 and 2 DP 1018281) be submitted to the Minister of NSW Planning & Environment for a Gateway Determination in accordance Section 55 of the Environmental Planning and Assessment Act, 1979.*

In accordance with Section 55 of the *Environmental Planning and Assessment Act 1979*, Council submits the enclosed planning proposal to alter the zone, minimum lot size and floor space ratio controls for land at 150 and 170 Lansdowne Street, Goulburn (Lots 1 and 2 DP 1018281) for a Gateway determination.

In accordance with Section 117(2) of the *Environmental Planning and Assessment Act 1979*, Direction 5.2, Council has commenced consultation with Water NSW and a copy of their advice is enclosed.

A 14 day exhibition period is appropriate given the nature of the proposal. It is estimated that the LEP amendment could be finalised within approximately 6 months (commencing the week following the date of a gateway determination).

Should you have any queries regarding this matter, please contact the undersigned on (02) 4823 4535 or at emma-jayne.leckie@goulburn.nsw.gov.au.

Yours sincerely



Emma-Jayne Leckie
Business Manager Planning & Strategic Outcomes

Encl. Water NSW advice (#896252)
Planning Proposal (#871124)

Department of Planning
& Environment
RECEIVED

13 JUN 2017

Southern Region-Wollongong