



Reference: MC/15/56098
Enquiries: Nayeem Islam

Ms. Carolyn McNally - Secretary
NSW Planning and Environment
GPO Box 39
Sydney NSW 2001

Attention: Lee Mulvey, Director Metropolitan Region (East)

Dear Ms McNally,

Re: Planning Proposal to amend the Manly Local Environmental Plan 2013 to rezone Manly Industrial Estate, Balgowlah, from Zone IN2 Light Industrial, to Zone B6 Enterprise Corridor.

Manly Council resolved at its Ordinary Meeting of 20th April 2015 to submit a Planning Proposal to the Department of Planning and Environment's Gateway Determination Panel to amend the Manly Local Environmental Plan 2013 (MLEP).

The full resolution of Council is as follows:

Council prepare to make a Planning Proposal to amend the Manly LEP 2013 to rezone land from Zone IN2 Light Industrial to Zone B6 Enterprise Corridor at the Manly Industrial Estate, Balgowlah.

The Planning Proposal seeks to amend the MLEP by rezoning all land zoned IN2 Light Industrial, to B6 Enterprise Corridor. The existing IN2 zoned land is bounded by Roseberry Street to the west, Kenneth Road to the north, Balgowlah Road to the south and Manly West Park and Quirk Road to the east.

Council submits the following Planning Proposal and supporting documents to the Gateway Determination Panel for a Gateway Determination to amend the MLEP in this respect. Council seeks delegation for making of this amendment to its LEP, as detailed in the Planning Proposal.

It is anticipated that further studies will be required to be conducted as part of any Gateway Determination, supporting the principle objectives of the Planning Proposal.

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MANLY COUNCIL

Should you require any further information about this Planning Proposal, please contact Nayeem Islam, Manager Land Use Planning, on 9976 1582 or nayeem.islam@manly.nsw.gov.au.

Yours faithfully,



Stephen Clements
Deputy General Manager, Land Use and Sustainability
Manly Council

Date:.....

List of Attachments:

1. Planning Proposal to amend the Manly Local Environmental Plan 2013 to rezone Manly Industrial Estate, Balgowlah, from Zone IN2 Light Industrial, to Zone B6 Enterprise Corridor.
2. Manly Industrial Zone Masterplan 2011.
3. Site Survey and study of all existing businesses and land uses on the site.
4. Comparative Zone Analysis including existing land uses on Zone IN2 Light Industrial Land.
5. Current and Proposed Land Use Zoning Maps of the Subject Area.
6. Aerial View of Subject Area (2013).
7. Council Ordinary Meeting Report and Resolution, 20th April 2015.
8. Department's Information Checklist.
9. Department's Evaluation criteria for the delegation of plan making functions.