



Council Reference: 53177E (D16/284290)

Ms Linda Davis - Acting General Manager
Department of Planning & Environment - Southern Region
By email only: wollongong@planning.nsw.gov.au

Dear Linda

Lots 1, 29 & 30 DP 25114 Albatross Rd & Kinghorne St (PP019) - Planning Proposal for Gateway Determination under Section 56 of the Environmental Planning and Assessment Act 1979

I am writing to submit a Planning Proposal (PP) for Lots 1, 29 & 30 DP 25114 Albatross Rd & Kinghorne St for Gateway determination under Section 56 of the *Environmental Planning and Assessment Act 1979* (EP&A Act). The PP has been prepared in accordance with Section 55 of the EP&A Act and sets out the objectives, intended outcomes and justification for the proposal.

The PP is based on a proposal submitted by Lee Carmichael Town Planning on behalf of property owner Mr Bill Zervos. Council resolved on 18 July 2016 to support the proposal and submit a PP to the NSW Department of Planning & Environment for Gateway determination. A copy of Council's resolution dated 18 July 2016 and supporting report is attached along with other relevant documentation.

The PP is minor in nature in that it seeks to rezone the land from B5 Business Development to B4 Mixed Use with a corresponding amendment to the Height of Building Map to increase the height from 11 metres up to a height of 15 metres. As such, Council is seeking delegation to make the plan.

If you need further information about this matter, please contact Anne McDonald, Planning & Development Services Group on (02) 4429 3511. Please quote Council's reference 53177E (D16/284290).

Yours faithfully

Gordon Clark
Strategic Planning Manager
08/09/2016

