



Mr John McKee
General Manager
Ku-ring-gai Council
Locked Bag 1006
GORDON NSW 2073

Attention: Craig Wyse, Team Leader Urban Planning

Dear Mr McKee

Planning proposal [PP-2021-2321] to amend Ku-ring-gai Local Environmental Plan 2015

I am writing in response to Council's request for a Gateway determination under section 3.34(1) of the *Environmental Planning and Assessment Act 1979* (the Act) received on 2 March 2021, in respect of the planning proposal to list "Lavery House" 207 Eastern Road, Wahroonga, as an item of local heritage significance.

As delegate of the Minister for Planning and Public Spaces, I have now determined that the planning proposal should proceed subject to the conditions in the enclosed Gateway determination.

It is noted that Council has requested to be authorised as the local plan-making authority. I have considered the nature of Council's planning proposal and have conditioned the Gateway for Council to be authorised as the local plan-making authority.

The Department also notes that copies of all heritage reports on behalf of Council and the proponent should be made available as part of the exhibition package.

The amending local environmental plan (LEP) is to be finalised within six months of the date of the Gateway determination. Council should aim to commence the exhibition of the planning proposal as soon as possible. Council's request to draft and finalise the LEP should be made directly to Parliamentary Counsel's Office six weeks prior to the projected publication date. A copy of the request should be forwarded to the Department of Planning, Industry and Environment.

The state government is committed to reducing the time taken to complete LEPs by tailoring the steps in the process to the complexity of the proposal, and by providing clear and publicly available justification for each plan at an early stage. In order to meet these commitments, the Minister may take action under section 3.32(2)(d) of the Act if the time frames outlined in this determination are not met.

Should you have any enquiries about this matter, I have arranged for Geoff Kwok to assist you. Mr Kwok can be contacted on 8275 1472 or geoff.kwok@planning.nsw.gov.au

Yours sincerely

A handwritten signature in blue ink, reading "Brendan Metcalfe".

30 March 2021
Brendan Metcalfe
Director, North District
Eastern Harbour City
Greater Sydney, Place and Infrastructure

Encl: Gateway determination