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4 June 2013

Dr Sam Haddad
Director-General
NSW Department of Planning and Infrastructure
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Attention: Juliet Grant
Regional Director – Sydney Region East

Dear Sam

Submission of a Planning Proposal for Proposed Amendments to Exhibited Draft Leichhardt Local Environmental 2012

At the Council Meeting held on the 21st May 2013 Leichhardt Council resolved (C202/13) to advise the Department of Planning and Infrastructure of the changes required to the Draft Leichhardt Local Environmental Plan (LEP) 2012 and initiate the plan making process (Planning Proposal) for making the changes, namely:

- (i) Changes to Aims of Plan and Zone Objectives
- (ii) Amendments to Clause 4.3A Landscaped Area for residential development in Zone R1
- (iii) Inclusion of new subclause 4.4B Exceptions to maximum floor space ratio for non-residential development and subsequent amendments to Floor Space Ratio maps
- (iv) Amendments/additions Land Use Tables
- (v) Rezoning 55 Justin Street, Lilyfield from IN2 Light Industrial to B7 Business Park
- (vi) Inclusion of Complying Development Controls for the installation of photovoltaic panels

A separate Planning Proposal has been prepared for each item (outlined above) and is attached to this letter. Each Planning Proposal has been prepared in accordance with section 55 of the *Environmental Planning and Assessment Act 1979* and the Department's guides titled, "*A guide to preparing local environmental plans*" and "*A guide to preparing planning proposals*".

Leichhardt Council requests the Minister for Planning's Gateway Determination on the Planning Proposal in accordance with section 56 of the Act.

Leichhardt Council looks forward to working with the Department of Planning and Infrastructure to progress this Planning Proposal. Council is committed to ensuring that the proposed changes to the exhibited Draft Leichhardt LEP 2012 outlined in the Planning Proposals are made in a timely manner so that they are incorporated within the final plan.

Should you have any further questions regarding this matter, please contact Clare Harley Acting Manager, Environment and Urban Planning on 9367 9226, or by email at clareha@lmc.nsw.gov.au,

Yours sincerely



Peter Head
GENERAL MANAGER

Attachments Enclosed

	Planning Proposals for Proposed Amendments to exhibited Draft LEP 2012
Item 1	Aims and Objectives
Item 2	Clause 4.3A – Landscaped Area for Residential Development in Zone R1
Item 3	Floor Space Ratio controls for non-residential development
Item 4	Land use tables (permitted and prohibited development)
Item 5	Complying Development Controls for the installation of photovoltaic panels
Item 6	55 Justin Street, Lilyfield (Lot 59 Sec B DP 1474, Lot 60 Sec B DP 1474 and Lot 61 Sec B DP 1474)