

Mr Peter Debnam
Chair
Sydney North Planning Panel
Locked Bag 5022
PARRAMATTA NSW 2124

Dear Mr Debnam

North Sydney Local Environmental Plan 2013 (Map Amendment No 6)

I refer to the planning proposal to amend North Sydney Local Environmental Plan 2013 for land at 391-423 Pacific Highway, 3-15 Falcon Street and 8 Alexander Street known as the Five Ways Triangle site, Crows Nest.

As noted prior to finalisation, the Department has considered the proposal at finalisation and has made a post-exhibition change. The change responds to North Sydney Council and public feedback and reduces the maximum building height from 62.5m to 58.5m, with an additional 2m for lift overrun, rooftop plant or associated rooftop equipment bringing the total maximum height to 60.5m.

I am writing to advise that as the delegate for the Minister for Planning and Public Spaces, I have made the plan including the above change under section 3.36(2)(a) of the *Environmental Planning and Assessment Act 1979*, and under section 3.24(5) it will take effect when published on the NSW Legislation website on Friday.

Should you have any enquiries about this matter, I have arranged for Mr Matthew Rothwell, Planning Officer, Metro North at the Department of Planning and Environment to assist you. Mr Rothwell can be contacted on 8275 1066.

Yours sincerely



6 December 2023
Brendan Metcalfe
Director, Metro North