



Andrew Pigott
8am to 5:30pm Mon - Thurs, 8am to 5pm Fri
Ph: (02) 9970 1163

25 October 2010

The Regional Director
Sydney East Region – North East
Department of Planning
GPO Box 39
SYDNEY NSW 2001



Dear Sir/Madam,

Re: R0001/09 Planning Proposal for the Rezoning of 17 & 25-27 Foamcrest Avenue, Newport

At its meeting of 18 October 2010, Council's Planning and Integrated Built Environment Committee considered a report in relation to the abovementioned site. Point 3 of the following Council resolution endorses the attached planning proposal prepared by SJB Planning.

Council's Committee resolved the following:

1. *That Council not proceed with the Planning Proposal lodged on behalf of Woolworths as the Proposal is inconsistent with the provisions of the Newport Village Commercial Centre Masterplan.*
2. *That Council reinforce that the Newport Village Commercial Centre Masterplan is the guiding document for future zoning and redevelopment of the subject land and 23 Foamcrest Avenue.*
3. *The Council refer the alternative Planning Proposal, as set out in Attachment 3, to facilitate the rezoning of Council owned land at 17 and 25-27 Foamcrest Avenue, Newport from 5(a) (Special Uses "A") to 3(a) (General Business "A"), to the Director General of Planning for a gateway determination.*
4. *That further community consultation be carried out in accordance with any gateway determination and that the outcome of the community consultation be reported to Council.*
5. *That Council note that endorsement of proceeding with the alternative Planning Proposal in no way fetters the statutory and regulatory responsibilities of the Council under the Environmental Planning & Assessment Act 1979 or Council's obligation to objectively consider the suitability of any future development application on this site, including but not limited to that for the purpose of a supermarket.*

6. *That all persons who have made a submission be formally advised of Council's decision.*

Please find enclosed the Planning Proposal for the subject site, including the report to Council and Council Minute.

I would appreciate if the Planning Proposal be referred to the LEP Review Panel for determination under the 'gateway process'.

If you have any questions in relation to this matter please contact me on ph: 9970 1163, or alternatively contact Council Strategic Planner Monique Tite on ph: 9970 1148.

Yours faithfully



Andrew Pigott
PRINCIPAL STRATEGIC PLANNER

Attachments: Report to Council, Planning Proposal and Minute, Economic Assessment & Peer Review, Traffic Report & Peer Review, Tree Assessment & Impact Report