

Ms Lindy Deitz
General Manager
Campbelltown City Council
PO Box 57
CAMPBELLTOWN NSW 2560

Dear Ms Deitz

Planning Proposal PP-2022-2889 to amend Campbelltown Local Environmental Plan 2015

I am writing in response to Council's request for a Gateway Determination under section 3.34 of the *Environmental Planning and Assessment Act 1979* (the Act) in respect of the planning proposal which seeks to amend the Campbelltown Local Environmental Plan 2015 by rezoning and amending planning controls applying to the site at Macarthur Grange Golf Course to provide 53 rural residential allotments.

As delegate of the Minister for Planning under section 3.34(2)(b) of the Act, I have determined that the planning proposal should be resubmitted following:

- completion of the further visual analysis recommended by the Council, of more distant views associated with the East Edge Scenic Protection Lands and the potential impact on those views as a consequence of the proposed rezoning of the 'Southern Point' land of the subject site;
- consultation with the Greater Cities Commission (GCC) to confirm the future strategic direction of the Scenic Hills and Metropolitan Rural Area and obtain their support for the proposal being resubmitted for a Gateway determination;
- further justification to demonstrate alignment with the intent/objectives of Councils Local Strategic Planning Statement, Local Housing Strategy and relevant Ministerial Directions;
- consultation with relevant utility providers such as Sydney Water, to confirm that the anticipated development can be adequately serviced; and
- the proposal being updated as necessary in consideration of the above.

Please note that this 'resubmit' determination means the assessment of the current proposal will not progress at this stage, the additional information and outcome of consultation noted above will need to be provided to the Department in the form of a resubmitted planning proposal.

Should you have any enquiries, I have arranged for Ms Naomi Moss to assist you. Ms Moss can be contacted on 9274 6351.

Yours sincerely



28 November 2022

Adrian Hohenzollern
Director, Western District
Metro West