

Response to Gateway Determination Conditions

Planning Proposal P5/23 – 115-125 Holt Avenue, Cremorne (DPE ref: PP-2023-1627)

This document represents North Sydney Council's response to the conditions set out in the Department of Planning and Environment's Gateway Determination for the above Planning Proposal, dated 5 September 2023.

Condition 1

Prior to undertaking public exhibition, the Planning Proposal was amended to replace the existing and proposed Sheet 3 to the Heritage Map, to reflect the identification of 15 Alister Street, Cremorne as a heritage item (pursuant to NSLEP 2013 Amendment No.37) in accordance with the condition.

Some other additional minor amendments were also made to improve clarity around the history as it related to the Interim Heritage Orders imposed over part of the subject lands.

Condition 2

The Planning Proposal will be on public exhibition from 19 September 2023 to 17 October 2023 inclusive, which results in the Planning Proposal being exhibited for a minimum of 29 calendar days or 21 working days in accordance with this condition.

The Planning Proposal has been placed on public exhibition within 3 weeks of the issue of the Gateway Determination in accordance with this condition.

Condition 3

Council notes that no consultation is required with any public authorities or government agencies under this condition.

Despite this, the Planning Proposal was referred to the NSW Heritage Council for their comment.

Condition 4

The condition is noted.

Condition 5

The condition is noted. It is anticipated that the LEP could be completed within this timeframe.