

Ms Monica Barone
General Manager
City of Sydney Council
GPO Box 1591
SYDNEY NSW 2001

Our ref: IRF23/1594

Dear Ms Barone

Planning proposal (PP-2023-784) to amend Sydney Local Environmental Plan 2012

I am writing in response to the planning proposal you have forwarded to the Minister under section 3.34(1) of the *Environmental Planning and Assessment Act 1979* (the Act) and additional information received on 2 June 2023 in respect of the planning proposal to amend the land use zones for 2, 2A, 4, 6 and 8 Arundel Street and 6, 8, 10 and 12 Parramatta Road, Forest Lodge.

As delegate of the Minister for Planning and Public Spaces, I have determined that the planning proposal should proceed subject to the conditions in the enclosed Gateway determination.

Council may still need to obtain the agreement of the Secretary to comply with the requirements of Direction 4.4 Remediation of Contaminated Land of the Minister under section 9.1 of the EP&A Act. Council should ensure this occurs prior to the LEP being made.

Considering the nature of the planning proposal I have determined that Council may exercise local plan-making authority functions in relation to the planning proposal.

The proposed Local Environmental Plan (LEP) is to be finalised on or before 23 January 2024. Council should aim to commence the exhibition of the planning proposal as soon as possible.

Parliamentary Counsel's Office is not responsible for the drafting of map-only amendments to LEPs. Requests for legal drafting for map-only amendments must instead be sent to mapinstrument.drafting@dpie.nsw.gov.au. The relevant Department of Planning and Environment team contact should be copied into the request. The request must include the drafting instruction template, planning proposal and Gateway determination.

The NSW Government has committed to reduce the time taken to complete LEPs. To meet these commitments, the Minister may appoint an alternate planning proposal authority if Council does not meet the timeframes outlined in the Gateway determination.

The Department's categorisation of planning proposals in the *Local Environmental Plan Making Guideline* (Department of Planning and Environment, 2022) is supported by category specific timeframes for satisfaction of conditions and authority and Government agency referrals, consultation, and responses. Compliance with milestones will be monitored by the Department to ensure planning proposals are progressing as required.

Should you have any enquiries about this matter, I have arranged for Lawren Drummond to assist you. Ms Drummond can be contacted on 9274 6185.

Yours sincerely

A handwritten signature in black ink, appearing to be 'Katie Joyner', written on a light blue background.

23 June 2023

Katie Joyner
Director, City of Sydney and Eastern Districts
Metro East and South

Encl: Gateway determination