

## Department of Planning, Housing and Infrastructure

Our ref: IRF24/2266

Meredith Wallace  
General Manager  
Bayside Council  
PO Box 21  
ROCKDALE NSW 2216

11 October 2024

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### Subject: Planning proposal PP-2024-1753 to amend Bayside Local Environmental Plan 2021

Dear Ms Wallace,

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) to amend the Bayside LEP 2021 to permit 'Restaurant or café' as an additional permitted use on land at 179-183 Russell Ave, Dolls Point.

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.

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 11 July 2025. Council should aim to commence the exhibition of the planning proposal as soon as possible. Should Council seek to make a proposed LEP, the request to draft the LEP should be made directly to Parliamentary Counsel's Office well in advance of the date the LEP is projected to be made. A copy of the request should be forwarded to the Department of Planning, Housing and Infrastructure.

Should you have any enquiries about this matter, I have arranged for Claire Ferguson to assist you. Ms Ferguson can be contacted on 02 9995 5844.

Yours sincerely,



**Jazmin van Veen**  
**Director, Local Planning (North, East and Central Coast)**  
**Local Planning and Council Support**