



11 April 2014

Chair of Sydney East Region Joint Regional Planning Panel
JRPP Panel Secretariat
23-33 Bridge Street
SYDNEY NSW 2000

via email: jrppenquiry@jrpp.nsw.gov.au

**155, 157 AND 159-163 KINGSROVE ROAD, AND 30, 34, 36 AND 38
RICHLAND STREET, KINGSGROVE
JOINT REGIONAL PLANNING PANEL NO. 2013SYE100
PROPOSED BUNNINGS DEVELOPMENT (COUNCIL REF. DA 506/2013))
APPLICANT REQUEST FOR AMENDMENT TO DRAFT CONDITIONS**

Dear Mr Roseth,

I refer to the draft conditions of consent issued for the above JRPP matter scheduled for the Sydney East Region JRPP Meeting scheduled for 16 April 2014.

We are pleased that the development has been recommended for approval, however believe that the proposed conditions include several which we would like to propose amendment or correction to facilitate smoother delivery, less PCA and builder uncertainty, remove unreasonable requirements which are beyond the impacts of the development. This attention is aimed to minimize the need for future section 96 modification applications.

The attached summary of changes sought include objection to certain conditions, amendment of other draft conditions, and making a number of simple procedural amendments, and the outcomes that Bunnings' is proposing. Reasons for seeking changes have been included.

I have deliberately copied relevant Council officers into this correspondence to ensure they are aware of our requests and build upon recent discussions with those officers.

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I will be seeking to present at the meeting on Wednesday 16th April, but am available to meet or explain further the amendments sought at any time prior. Please feel free to contact me on 9846 7334 or 0413 098 609 if you wish to discuss any matter raised in this submission.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'P. Drew', with a stylized flourish at the end.

Philip Drew
Development Approvals Manager
Bunnings Properties Pty Ltd

cc. Mr Andrew Ison, Senior Development Planner, Canterbury City Council