



28 February 2017

RJC: LL\13-058D

Department of Planning and Environment  
Level 22, 320 Pitt Street  
SYDNEY NSW 2000

Attention: Mr. Martin Cooper  
A/ Director, Sydney Region East

Dear Mr. Cooper,

**Re 17-35 Parramatta Road and 5 Powell Street, Homebush;  
Planning Proposal not determined after 90 days by Strathfield Council;  
Request for Review**

We write on behalf of our client, Al Maha Pty Ltd, in relation to a Planning Proposal that was submitted to Strathfield Council on 28<sup>th</sup> October 2016 for the above property in respect of which no determination (other than a deferral) has yet been made.

Our client seeks a Rezoning Review. In this regard, please see attached:-

- A completed application form, with cheque for \$20,000 attached;
- A copy of our client's request for Strathfield Council to prepare and submit a planning proposal for Gateway determination and all supporting material and information that was submitted to Council;
- All correspondence from the Council in relation to the Planning Proposal and our responses thereto;
- Council Officer's report in relation to the Planning Proposal prepared for the meeting of Strathfield Council on 21<sup>st</sup> February 2017; and
- Strathfield Council's resolution (made on 21<sup>st</sup> February 2017) to defer the Planning Proposal.

The justification for the Planning Proposal against the relevant Strategic and Site Specific Merit tests is dealt with in Section 10 of the Planning Proposal report dated October 2016, prepared by BBC Consulting Planners which is attached hereto.



Insofar that the above report (October 2016) pre-dates both the exhibition of the Draft District Plan for the Central District, and the publication of the Parramatta Road Urban Transformation Strategy, issues arising therefrom are relevantly addressed in our letter to Strathfield Council dated 17 February 2017.

Please let me know if any further information is required in this regard.

Yours faithfully  
**BBC Consulting Planners**

A handwritten signature in blue ink, consisting of a large, stylized loop followed by a long horizontal stroke extending to the right.

**Robert Chambers**  
**Director**  
**Email** [bob.chambers@bbcplanners.com.au](mailto:bob.chambers@bbcplanners.com.au)