



INNER WEST COUNCIL

23 September 2019

Mr Vincenzo Pizzata
P & C Consultin Pty Ltd
60 Tillock Street
Haberfield 2045

Dear Vincenzo,

Acknowledgement Letter - Planning Proposal for 245 Marion Street, Leichhardt

Your planning proposal for 245 Marion Street, Leichhardt was received by Council on **18 September 2019** and is under assessment by Council's Strategic Planning and Policy team.

As described to you prior to lodgement, Council offers a pre-planning proposal application service which is generally used at the beginning of the process to ensure all potential issues are addressed prior to lodgement of a planning proposal. It is noted that the pre planning proposal service has not been used.

What happens next?

Council officers will assess the planning proposal and prepare a recommendation to Inner West Local Planning Panel and Council for consideration. Council will then resolve whether to support or not support the planning proposal for a Gateway Determination. You will be formally notified of Council's decision.

Department of Planning Infrastructure and Environment's (DPIE) '*A guide to preparing local environmental plans*' and '*A guide to preparing planning proposals*' set out information in relation to the process of a rezoning review. If the Council notifies the proponent that the planning proposal is not supported, or if you are dissatisfied with Council's decision, you can lodge a rezoning review with the Department of Planning Infrastructure and Environment.

Fees and Charges

In accordance with Council's *Fees and Charges FY2019/20*, for all LEP and DCP amendments any additional costs and expenses incurred by Council in undertaking studies, peer reviews, referral to panels (Inner West Planning Panel and Architectural Excellence Panel) and other matters are to be paid at cost. Unfortunately due to time constraints, Council is unable to provide a cost breakdown prior to engagement of consultants that are used to undertake any peer reviews.

Should you have any enquiries in relation to the planning proposal, I have arranged the following officers to assist you:

- **Alan Chen**
Ph: 9392 5265
E: alan.qi.chen@innerwest.nsw.gov.au

- **Aleksandar Kresovic**
Ph: 9392 5689.
E: aleksandar.kresovic@innerwest.nsw.gov.au

Yours sincerely,

Daniel East
Manager– Strategic Planning and Policy

P.O. Box 14 Petersham 2049 | P (02) 9392 5000 | E council@innerwest.nsw.gov.au

Customer Service Centres | **Petersham** 2-14 Fisher Street | **Leichhardt** 7-15 Wetherill Street | **Ashfield** 260 Liverpool Road



INNER WEST COUNCIL

19 December 2019

Mr Vincenzo Pizzata
P&C Consulting Pty Ltd
60 Tillock Street
Haberfield NSW 2045

Dear Vincenzo,

RE: Decision not to proceed with the Planning Proposal for 245 Marion Street, Leichhardt

On 10 December 2019, Council considered a report assessing the merits of the planning proposal and recommending refusal. Council resolved (**C1219(1) Item 5**) the following:

THAT Council:

- 1. Not support the Planning Proposal for 245 Marion Street, Leichhardt for the reasons recommended in the Council officers' assessment report (Attachment 1); and***
- 2. Should the Proponent request a Rezoning Review by the NSW Department of Planning, Industry and Environment (DPIE), delegation is given to the Senior Manager Planning to lodge a submission in accordance with this report.***

Department of Planning, Industry and Environment's (DPIE) 'A guide to preparing local environmental plans' and 'A guide to preparing planning proposals' sets out information to seek a 'rezoning review' if the council has notified the proponent that the request to prepare a planning proposal is not supported. If you are dissatisfied with Council's decision, you can lodge a rezoning review with the DPIE in pursuant to Section 3.34 of the *Environmental Planning and Assessment Act 1979*.

Should you have any enquiries regarding this matter, please contact **Alan Chen** on 9392 5265.

Yours sincerely,

Daniel East
Acting Manager Strategic Planning & Policy