

Ms Monica Barone
Chief Executive Officer
City of Sydney
GPO Box 1591
SYDNEY NSW 2000

16/13183

Dear Ms Barone

Re: Request for a Rezoning Review – PGR_2016_SYDNE_001_00

I am writing to notify Council that a request for a Rezoning Review, dated 5 October 2016, has been submitted for consideration by the Planning Assessment Commission (the Commission).

The Rezoning Review made by Fitzpatrick Investments Pty Ltd seeks to amend the Sydney Local Environmental Plan 2012 to increase the floor space ratio from 1:1 to 1.75:1 and increase the building height from 12m to a primary building height of 22m with a 12m building height fronting Junction Street with a depth of 7m for land at 2-32 Junction Street, Forest Lodge.

The proponent is seeking a Rezoning Review because the Council has failed to indicate its support for the proposal 90 days after the proponent submitted a request to prepare a planning proposal. A copy of all information that was submitted with the Rezoning Review request can be accessed from the Department's Tracking System, at <http://pgrtracking.planning.nsw.gov.au/>

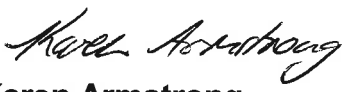
Council is invited to comment on the proposal and/or provide a response detailing why the original request to Council was not progressed. It would be appreciated if Council could confirm that the proposal which has been submitted for a Rezoning Review is the same proposal that was considered by Council. Council's comments will be taken into consideration by the Commission when making a decision on whether the proposal should proceed to Gateway.

A response must be submitted to the Department of Planning and Environment, marked to my attention, within 21 days from the date of this letter. Council's response may be made publically available on the Department's website.

As part of the assessment process, the Commission may contact you for further information. You will be advised of the Commission's decision once its assessment has been completed.

Should you have any further enquiries about this matter, I have arranged for Ms Coby Tomlins of the Department of Planning and Environment to assist you. Ms Tomlins can be contacted on (02) 9274 6438.

Yours sincerely

 5/10/16
Karen Armstrong
Director, Sydney Region East