

15 February 2019

Jason Wasiak
JW Planning Pty Ltd
Level 1 Suite 13/478, The Esplanade
Warners Bay NSW 2282

ATT: Jason Wasiak

RE: **Planning Proposal 2018/10**
3 Ellis Street, Chatswood

Dear Mr Wasiak,

I am writing to advise that at its meeting of 11 February 2019, Council passed a resolution with regard to Planning Proposal 2018/10 for 3 Ellis Street, Chatswood:

That Council:

- 1) **Not forward the Planning Proposal to the Department of Planning and Environment seeking a Gateway Determination under Section 3.34 of the Environmental Planning and Assessment Act 1979, as the Planning Proposal:**
 - i. **Is a departure from the current planning controls on the site which limits height to 34 metres and the floor space ratio to 1.7:1.**
 - ii. **Is inconsistent with the Council endorsed Chatswood CBD Planning and Urban Design Strategy regarding the proposed land use, height, floor space ratio, minimum lot size, street frontage height and setbacks, ground floor use and street activation.**
 - iii. **Is inconsistent with the strategic objectives of the Greater Sydney Region Plan and the North District Plan which encourages employment within the Chatswood CBD.**
- 2) **Notify the applicant of Council's decision.**

Should you have any queries regarding this matter please contact Craig O'Brien, Strategic Planner on Ph 9777 7647.

Yours faithfully



Norma Shankie-Williams
Strategic Planning Team Leader