

6 April 2018

Ms Rita Vella
Strategic Planning Manager
Strathfield Municipal Council
PO Box 120
STRATHFIELD NSW 2135

Dear Ms Vella

**55 – 67 PARRAMATTA ROAD, HOMEBUSH
PRELIMINARY PLANNING PROPOSAL**

Please find enclosed a revised Preliminary Planning Proposal for the site referred to above.

Walker Homebush Pty Ltd is committed to delivering a high quality project that will be an asset to the new Homebush Precinct community. Walker's objectives are to:

1. Deliver a primarily residential, mixed use project on a large, vacant, strategically located site where new residents, workers and visitors will benefit from access to existing and planned urban assets, while simultaneously supporting public and private investment in those assets.
2. Provide public domain improvements, a Plaza, a refurbished Homebush Theatre and other direct and indirect public benefits that will identify the Homebush Precinct as a distinct new urban place, and ultimately provide a civic, social and retail focus for its new community.

The following reports are enclosed to assist Council in its consideration of our request.

Preliminary Planning Proposal
Ethos Urban

Letter of Offer
Walker Homebush Pty Ltd

Urban Design Report
PTW Architects

Heritage Impact Statement *NBRS
Architecture Heritage*

Traffic Impact Assessment
Ason Group

Retail Strategy
Loop Creative

Yours sincerely



Sally Lewis
Principal Town Planner
Walker Corporation Pty Limited



GPO Box 4073
Sydney NSW 2001
Australia

Level 21 GMT
1 Farrer Place
Sydney NSW 2000
Australia

Telephone: +61 2 8273 9639
Mobile: +61 409 159 710
Email: sally.lewis@walkercorp.com.au