

From: [Helen Wilkins](#)
To: [Jack Rixon](#)
Cc: [Paul Dewar](#)
Subject: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)
Date: Tuesday, 16 January 2024 11:23:44 AM
Attachments: [image820386.png](#)
[image238168.png](#)
[image961234.png](#)
[image581442.png](#)
[image133809.png](#)
[Planning proposal - 171-179 Great North Road & 1A-1B Henry Street Five Dock - acknowledgement letter.pdf](#)

You don't often get email from helen.wilkins@canadabay.nsw.gov.au. [Learn why this is important](#)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack

Please find attached Council's acknowledgement letter of receipt of the planning proposal.

If you have any questions, please don't hesitate to contact me.

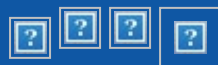
Regards

Helen

Helen Wilkins | Acting Co-ordinator Strategic Planning
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: [Anthony Wynen](#)
To: [Jack Rixon](#)
Cc: [Paul Dewar](#)
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock
Date: Thursday, 9 March 2023 11:33:17 AM
Attachments: [image001.jpg](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[image006.png](#)
[image007.png](#)
[image008.png](#)
[image010.png](#)
[image011.png](#)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack
Yes, there is a screen and it should only take a few minutes for us to connect you up on the day. Not a problem.
See you next week.
Anthony

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Thursday, 9 March 2023 10:11 AM
To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock
Hi Anthony,
Hope you are well.
In preparation for the meeting next week, I just wanted to confirm whether the Halliday Room would have laptop connection facilities for us to present to you and Paul.
Many thanks



Jack Rixon
Associate
Level 12, 179 Elizabeth St
Sydney NSW 2000
T: 02 8667 8668
M: 0431 332 495

Please consider the environment before printing this email and the attachments.

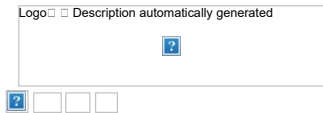
CONFIDENTIAL
This e-mail is confidential to the named recipient. If you have received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Sent: Monday, February 20, 2023 1:14 PM
To: Jack Rixon <jrixon@mecone.com.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack
No problem. You can reference the meeting room if you wish, it is up to you. The room that I have booked is called the Halliday Room.
Thanks
Anthony

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Monday, 20 February 2023 12:51 PM
To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock
Hi Anthony,
That's great, thanks for accommodating this.
For the location, shall I just amend to include Council address as **1A Marlborough Street, Drummoyne** or shall I reference a meeting room?
Thanks



Jack Rixon
Associate
Level 12, 179 Elizabeth St
Sydney NSW 2000
T: 02 8667 8668
M: 0431 332 495

Please consider the environment before printing this email and the attachments.

CONFIDENTIAL
This e-mail is confidential to the named recipient. If you have received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Sent: Monday, February 20, 2023 12:45 PM
To: Jack Rixon <jrixon@mecone.com.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack
I have booked one of our meeting rooms for the same time as your original meeting.
Can you please amend your invitation with the change of location.
Thanks

Anthony

From: Jack Rixon <jrixon@mecone.com.au>

Sent: Monday, 20 February 2023 10:41 AM

To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>

Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

Hi Anthony,

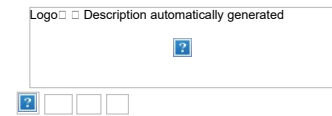
Just left you a voicemail on your mobile.

The client is hoping that we could arrange for the preliminary meeting to occur in person rather than on teams. Would this be possible?

We would be available to meet at Council's offices and will ensure to keep to agreed meeting timeframe.

Look forward to discussing with you soon.

Thanks



Jack Rixon
Associate
Level 12, 179 Elizabeth St
Sydney NSW 2000
T: 02 8667 8668
M: 0431 332 495

Please consider the environment before printing this email and the attachments.

CONFIDENTIAL

This e-mail is confidential to the named recipient. If you have received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>

Sent: Monday, February 13, 2023 11:55 AM

To: Jack Rixon <jrixon@mecone.com.au>

Cc: Ian Cady <icady@mecone.com.au>; Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>

Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack

Thank you for sending this through.

As previously discussed, we won't be able to talk about proposed amendments that we have made to our exhibition material until after it is reported to a Council meeting (possibly April 2023).

We understand that this will be an informal meeting with you which will likely lead to you lodging a scoping proposal with us for a more detailed review.

At this stage we have some availability to meet with you for around 45 minutes during the following times:

- Monday 13/03/23 – 9am – 12pm, 1pm – 3pm
- Wednesday 15/03/23 – 9am – 12pm
- Thursday 16/03/23 – 1pm – 3pm

If any of the above times suit you, please send a Teams invitation through to myself and my Manager, Paul Dewar (paul.dewar@canadabay.nsw.gov.au).

Thanks

Anthony

Anthony Wynen | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au

T: 02 9911 6453 | M: 0406 382 906 | Anthony.Wynen@canadabay.nsw.gov.au



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <http://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>

Sent: Friday, 10 February 2023 3:03 PM

To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>; The City of Canada Bay <council@canadabay.nsw.gov.au>

Cc: Ian Cady <icady@mecone.com.au>

Subject: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

You don't often get email from jrixon@mecone.com.au. [Learn why this is important](#)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. Please report all suspicious emails to helpdesk@canadabay.nsw.gov.au

Hi Anthony,

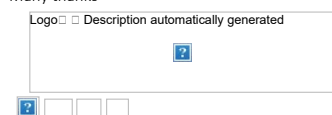
Thanks for your time on the phone earlier.

As discussed, we would like to set up a preliminary meeting with Council's strategic planning team to discuss future vision and planning proposal for the site directly north of the new metro station.

If we could please arrangement a meeting for week commencing 13/03/2023 that would be most appreciated.

Please advise whether you require any specific material for the meeting. Please note, we don't intend for this to be a formal pre lodgement meeting but a preliminary meeting to discuss potential for the site.

Many thanks



Jack Rixon
Associate
Level 12, 179 Elizabeth St
Sydney NSW 2000
T: 02 8667 8668
M: 0431 332 495

Please consider the environment before printing this email and the attachments.

CONFIDENTIAL

This e-mail is confidential to the named recipient. If you have received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: [Anthony Wynen](#)
To: [Jack Rixon](#)
Cc: [Paul Dewar](#); [Ian Cady](#)
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock
Date: Tuesday, 19 September 2023 4:52:48 PM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[image006.jpg](#)
[image007.png](#)
[image008.png](#)
[image009.png](#)
[image010.png](#)
[image011.png](#)
[image012.png](#)
[image013.png](#)
[image014.png](#)
[image015.png](#)
[image016.png](#)
[image068155.png](#)
[image855555.png](#)
[image803369.png](#)
[image017323.png](#)
[image194335.png](#)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack

Council is aiming to complete the draft masterplan by mid next year. Given the precinct wide nature of the masterplan, we will also need to prepare a range of supporting studies to inform a planning proposal. It is intended to seek a Gateway determination before the end of 2024.

Regards
Anthony

Anthony Wynen | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6453 | M: 0406 382 906 | Anthony.Wynen@canadabay.nsw.gov.au



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <http://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Monday, September 18, 2023 5:02 PM
To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>; Ian Cady <icady@mecone.com.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

Dear Mr Wynen,

Further to your email, we reiterate our request for a meeting to discuss the strategic development potential for the site at 175-185 Great North Road and 1A-1B Henry Street, Five Dock.

We have recently met with the Department of Planning and Environment who have instructed us to consult with Council further.

We note your advice that Council is currently developing a detailed master plan for the Five Dock Metro precinct and not willing to meet until the draft master plan is available, despite no uplift being identified for the site under the potential built form massings in the urban design framework.

Given Council's response, could you please advise of the intended timing of the master planning process and future planning proposal, including subsequent public consultation processes?

Regards

JACK RIXON
Associate

02 8667 8668 | 0431 332 495
Level 12, 179 Elizabeth St, Sydney NSW 2000
mecone.com.au



This e-mail is confidential to the named recipient. If you received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Sent: Tuesday, September 12, 2023 8:32 AM
To: Jack Rixon <jrixon@mecone.com.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>; Ian Cady <icady@mecone.com.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Good morning Jack

Sorry I missed your call yesterday.

On 16 May this year Council adopted the Sydney Metro West Station Precincts Local Planning Studies (<https://collaborate.canadabay.nsw.gov.au/metroprecincts>). As you are aware, the Planning Studies were prepared to identify opportunities to increase densities near proposed metro stations in a way that responds to the context of each location and consultation undertaken with the community.

We have now engaged a planning consultant to develop a detailed masterplan consistent with the Five Dock Planning Study and this work is currently underway. Once complete, the master plan will be used to inform a precinct wide planning proposal, consistent with the Canada Bay Local Strategic Planning Statement. At this stage, we are not considering any significant variations to the adopted Studies, however there will be opportunity to provide feedback and input into Council's plans when they are further developed.

Council will continue to monitor directions from the NSW Government as the project progresses.

Based on the above, a meeting is deemed to be premature at this time. We would welcome a meeting when we have draft documents that we are able to share.

Thanks

Anthony

Anthony Wynen | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6453 | M: 0406 382 906 | Anthony.Wynen@canadabay.nsw.gov.au



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <http://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Monday, September 11, 2023 11:22 AM
To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>; Ian Cady <icady@mecone.com.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

Hi Anthony,

Hope you are well.

You may recall we had a meeting in early March to discuss the strategic development potential for the site at 175-185 Great North Road and 1A-1B Henry Street, Five Dock.

I am reaching out again to organise a further meeting to discuss the development potential for the site, particularly in light the state government's renewed focus on housing and Transit Orientated Development which has come to light following our last meeting.

I have also left you a voicemail regarding this. It would be great if a meeting could be organised sometime during the first week of October.

When you have a moment, could you please contact me to discuss.

Many thanks

JACK RIXON
Associate

02 8667 8668 | 0431 332 495
Level 12, 179 Elizabeth St, Sydney NSW 2000
mecone.com.au



This e-mail is confidential to the named recipient. If you received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Sent: Thursday, March 9, 2023 11:33 AM
To: Jack Rixon <jrixon@mecone.com.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack

Yes, there is a screen and it should only take a few minutes for us to connect you up on the day. Not a problem.

See you next week.
Anthony

From: Jack Rixon <jrixon@mecone.com.au>

Sent: Thursday, 9 March 2023 10:11 AM
To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

Hi Anthony,

Hope you are well.

In preparation for the meeting next week, I just wanted to confirm whether the Halliday Room would have laptop connection facilities for us to present to you and Paul.

Many thanks



Jack Rixon
Associate
Level 12, 179 Elizabeth St
Sydney NSW 2000
T: 02 8667 8668
M: 0431 332 495

Please consider the environment before printing this email and the attachments.

CONFIDENTIAL

This e-mail is confidential to the named recipient. If you have received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Sent: Monday, February 20, 2023 1:14 PM
To: Jack Rixon <jrixon@mecone.com.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack

No problem. You can reference the meeting room if you wish, it is up to you. The room that I have booked is called the Halliday Room.

Thanks
Anthony

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Monday, 20 February 2023 12:51 PM
To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

Hi Anthony,

That's great, thanks for accommodating this.

For the location, shall I just amend to include Council address as **1A Marlborough Street, Drummoyne** or shall I reference a meeting room?

Thanks



Jack Rixon
Associate
Level 12, 179 Elizabeth St
Sydney NSW 2000
T: 02 8667 8668
M: 0431 332 495

Please consider the environment before printing this email and the attachments.

CONFIDENTIAL

This e-mail is confidential to the named recipient. If you have received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Sent: Monday, February 20, 2023 12:45 PM
To: Jack Rixon <jrixon@mecone.com.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack

I have booked one of our meeting rooms for the same time as your original meeting.

Can you please amend your invitation with the change of location.

Thanks
Anthony

From: Jack Rixon <jrixon@mecone.com.au>

Sent: Monday, 20 February 2023 10:41 AM
To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

Hi Anthony,

Just left you a voicemail on your mobile.

The client is hoping that we could arrange for the preliminary meeting to occur in person rather than on teams. Would this be possible?

We would be available to meet at Council's offices and will ensure to keep to agreed meeting timeframe.

Look forward to discussing with you soon.

Thanks



Jack Rixon
Associate
Level 12, 179 Elizabeth St
Sydney NSW 2000
T: 02 8667 8668
M: 0431 332 495

Please consider the environment before printing this email and the attachments.

CONFIDENTIAL

This e-mail is confidential to the named recipient. If you have received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>
Sent: Monday, February 13, 2023 11:55 AM
To: Jack Rixon <jrixon@mecone.com.au>
Cc: Ian Cady <icady@mecone.com.au>; Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack

Thank you for sending this through.

As previously discussed, we won't be able to talk about proposed amendments that we have made to our exhibition material until after it is reported to a Council meeting (possibly April 2023).

We understand that this will be an informal meeting with you which will likely lead to you lodging a scoping proposal with us for a more detailed review.

At this stage we have some availability to meet with you for around 45 minutes during the following times:

- Monday 13/03/23 – 9am – 12pm, 1pm – 3pm
- Wednesday 15/03/23 – 9am – 12pm
- Thursday 16/03/23 – 1pm – 3pm

If any of the above times suit you, please send a Teams invitation through to myself and my Manager, Paul Dewar (paul.dewar@canadabay.nsw.gov.au).

Thanks
Anthony

Anthony Wynen | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6453 | M: 0406 382 906 | Anthony.Wynen@canadabay.nsw.gov.au



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <http://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Friday, 10 February 2023 3:03 PM
To: Anthony Wynen <Anthony.Wynen@canadabay.nsw.gov.au>; The City of Canada Bay <council@canadabay.nsw.gov.au>
Cc: Ian Cady <icady@mecone.com.au>
Subject: Preliminary Meeting | Planning Proposal - 175-185 Greater North Road & 1A-1B Henry Street, Five Dock

You don't often get email from jrixon@mecone.com.au. [Learn why this is important](#)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. Please report all suspicious emails to helpdesk@canadabay.nsw.gov.au

Hi Anthony,

Thanks for your time on the phone earlier.

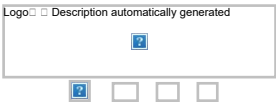
As discussed, we would like to set up a preliminary meeting with Council's strategic planning team to discuss future vision and planning proposal for the site directly north of the new metro station.

If we could please arrangement a meeting for week commencing 13/03/2023 that would be most appreciated.

Please advise whether you require any specific material for the meeting. Please note, we don't intend for this to be a formal pre lodgement meeting but a preliminary meeting to discuss

potential for the site.

Many thanks



Jack Rixon
Associate
Level 12, 179 Elizabeth St
Sydney NSW 2000
T: 02 8667 8668
M: 0431 332 495

Please consider the environment before printing this email and the attachments.

CONFIDENTIAL

This e-mail is confidential to the named recipient. If you have received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: [Helen Wilkins](#)
To: [Frank Xuereb](#)
Cc: [Jack Rixon](#); [Paul Dewar](#)
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)
Date: Tuesday, 12 March 2024 9:58:52 AM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[image006.png](#)
[image007.png](#)
[image008.png](#)
[image009.png](#)
[image010.png](#)
[image011.png](#)
[image012.png](#)
[image237491.png](#)
[image062501.png](#)
[image614634.png](#)
[image651477.png](#)
[image705215.png](#)

You don't often get email from helen.wilkins@canadabay.nsw.gov.au. [Learn why this is important](#)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Frank

Thanks for making contact. But no, all good.

We're working through the assessment with the view to it going to the Local Planning Panel on 10 April.
You'll be sent a formal invitation closer to the time.

And then Council meeting in May.
Again, you'll be notified.

Regards
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Frank Xuereb <frank.x@tradersinpurple.com>
Sent: Tuesday, March 12, 2024 9:42 AM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Jack Rixon <jrixon@mecone.com.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen

Hope you are well

Just following up to see how things are progressing on the Planning Proposal for 171-179 Great North Road & 1A-1B Henry Street, Five Dock and whether there is any additional information you require to assist council and/or Studio GL in assessing the Planning Proposal.

Regards



Frank Xuereb
Senior Development Manager



E frank.x@tradersinpurple.com New South Wales
T +61 400 770 970 Queensland
tradersinpurple.com Tasmania


From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Monday, January 29, 2024 11:21 AM
To: Frank Xuereb <frank.x@tradersinpurple.com>
Cc: Jack Rixon <jrixon@mecone.com.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Frank

Thanks so much for following this up.

And yes please to access to all buildings.

Many thanks
Helen

Helen Wilkins | Acting Co-ordinator Strategic Planning
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Frank Xuereb <frank.x@tradersinpurple.com>
Sent: Monday, January 29, 2024 10:29 AM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Jack Rixon <jrixon@mecone.com.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen

Hope you are well.

With the planned visit on the 9th Feb, there are some buildings that have tenants and hence the church would need to give the tenants notice for access.

This shouldn't be an issue however could you clarify if you require access to the following so that the church can make the necessary arrangements with the tenants:

- Ridley Hall
- 1a and 1b Henry St (two small cottages).
- Sunshine Early Learning (childcare centre). Part of this utilises a room which is a small section of the original large hall structure..
- 177 and 179 Great North Road (2 x shops).

Thankyou



Frank Xuereb
Senior Development Manager



E frank.x@tradersinpurple.com
T +61 400 770 970
tradersinpurple.com

New South Wales
Queensland
Tasmania



From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Wednesday, January 24, 2024 1:16 PM
To: Jack Rixon <jrixon@mecone.com.au>; Frank Xuereb <frank.x@tradersinpurple.com>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Many thanks Jack

And many thanks Frank.
I'll call you when we get there.

Best regards
Helen

Helen Wilkins | Acting Co-ordinator Strategic Planning
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>

Sent: Wednesday, January 24, 2024 1:01 PM

To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>

Cc: Frank Xuereb <frank.x@tradersinpurple.com>

Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen,

Hope you are well and thanks for reaching out.

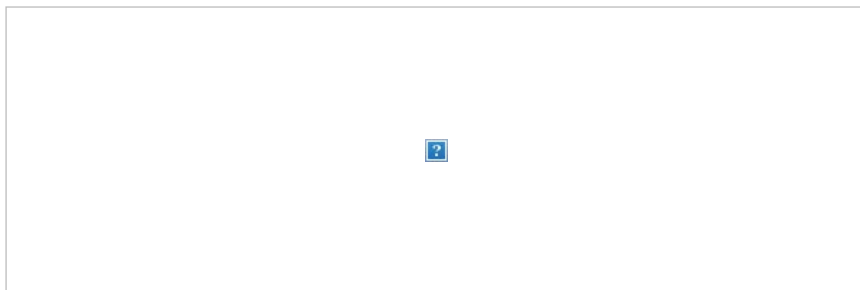
Frank from Traders In Purple (CC'd) has arranged access for the site visit on 9 February from 9am.

Please contact Frank via email or mobile on 0400 770 970 on the day or if you need to organise anything else ahead of the site visit.

Kind regards

JACK RIXON
Associate

02 8667 8668 | 0431 332 495
Level 12, 179 Elizabeth St, Sydney NSW 2000
mecone.com.au



This e-mail is confidential to the named recipient. If you received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>

Sent: Wednesday, January 24, 2024 9:21 AM

To: Jack Rixon <jrixon@mecone.com.au>

Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

You don't often get email from helen.wilkins@canadabay.nsw.gov.au. [Learn why this is important](#)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Good morning Jack

Council will be doing a site visit as part of our planning proposal assessment at 9am on Friday 9 February.

Are you able to please organise access for us to the inside of the various buildings, particularly the church hall.
Otherwise, could you please advise who I should contact.

Many thanks
Helen

Helen Wilkins | Acting Co-ordinator Strategic Planning
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Monday, January 15, 2024 4:43 PM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. Please report all suspicious emails to helpdesk@canadabay.nsw.gov.au

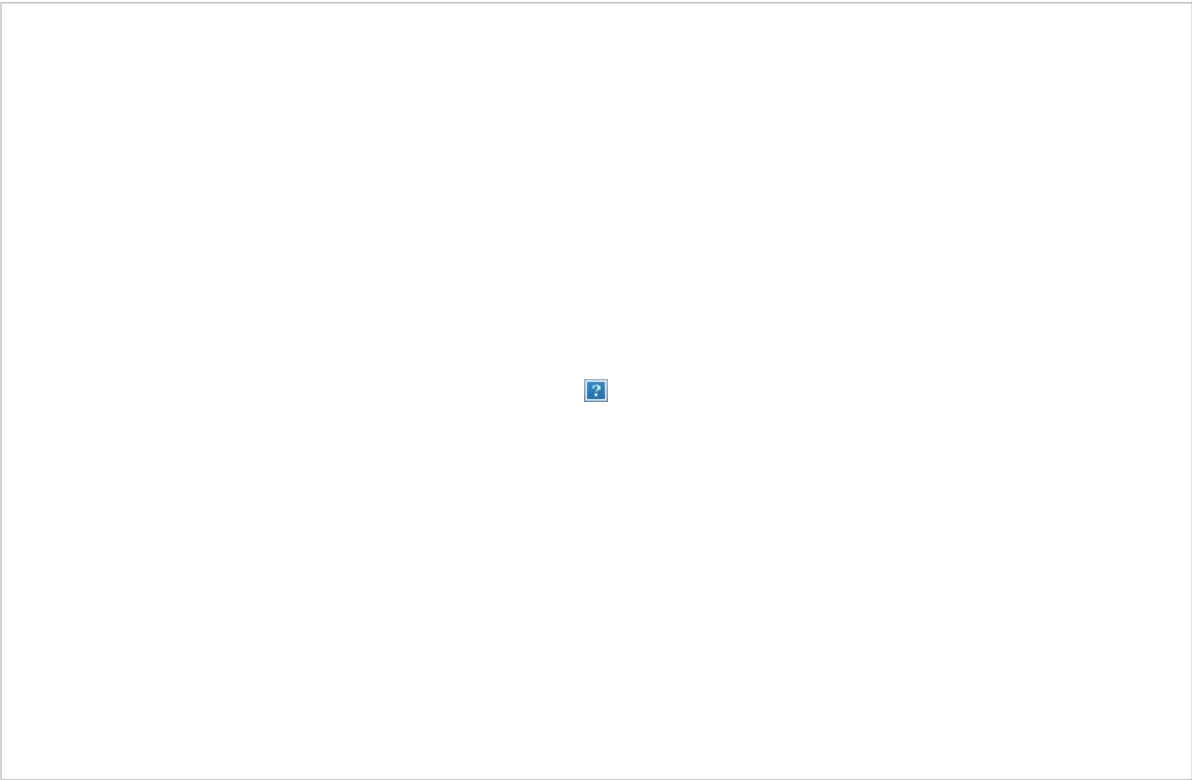
Hi Helen,

Thank you for emailing me on this.

Please find remittance below confirming payment.

Kind regards

Jack



JACK RIXON
Associate

02 8667 8668 | 0431 332 495
Level 12, 179 Elizabeth St,Sydney NSW 2000
mecone.com.au



This e-mail is confidential to the named recipient. If you received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone., nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>

Sent: Monday, January 15, 2024 9:20 AM

To: Jack Rixon <jrixon@mecone.com.au>

Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>

Subject: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

You don't often get email from helen.wilkins@canadabay.nsw.gov.au. [Learn why this is important](#)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Dear Mr Rixon

I'm emailing you regarding Planning Proposal for 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889).

The LEP Making Guideline states that "Once a proponent-initiated planning proposal is formally lodged (i.e. lodged on the Planning Portal **and fees paid**) the council undertakes an initial evaluation".

I note that the fees have not yet been paid. Could you please advise when you anticipate the fees being paid.

If, however, they have been paid, please let me know urgently and how they were paid.

Many thanks

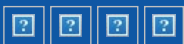
Helen

Helen Wilkins | Acting Co-ordinator Strategic Planning
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au

T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: [Helen Wilkins](#)
To: [Jack Rixon](#)
Cc: [Frank Xuereb](#); [Paul Dewar](#)
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)
Date: Monday, 22 April 2024 4:36:15 PM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)
[image005.png](#)
[image006.png](#)
[image007.png](#)
[image008.png](#)
[image009.png](#)
[image010.png](#)
[image011.png](#)
[image012.png](#)
[image013.png](#)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi Jack

As the LPP provide advice to Council, Council staff do not have authority to provide that advice prior to it going to Council, or to discuss it.

You will however, be given a copy of the report to Council a week or so prior to the Council meeting.

You may also want to address the Council meeting – date is 21 May.

Best regards
Helen

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Monday, April 22, 2024 2:09 PM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Frank Xuereb <frank.x@tradersinpurple.com>; Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen

Hope you are well.

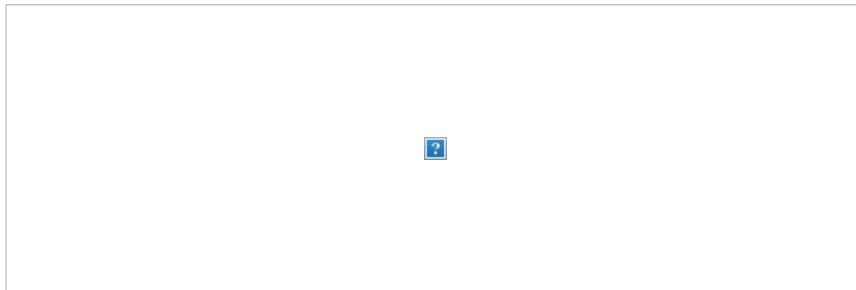
I would assume by now that Council have received the recommendations of the LPP regarding the Planning Proposal for the St Albans site. If so, is it possible for this to be shared with Frank and I?

As discussed in the meeting, we would appreciate the opportunity to discuss and work through the matters raised in Council's report further prior to being tabled at the upcoming Council meeting if this can be accommodated.

Kind regards

JACK RIXON
Associate

[02 8667 8668](tel:0286678668) | 0431 332 495
Level 12, 179 Elizabeth St, Sydney NSW 2000
mecone.com.au



This e-mail is confidential to the named recipient. If you received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone., nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Tuesday, April 9, 2024 3:34 PM
To: Jack Rixon <jrixon@mecone.com.au>
Cc: Frank Xuereb <frank.x@tradersinpurple.com>

Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Thanks Jack

I'll have it ready for you to present.

Cheers
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Tuesday, April 9, 2024 3:31 PM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Frank Xuereb <frank.x@tradersinpurple.com>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen

We appreciate that we may not be able to go through every slide in detail but hope to be able to refer back to particular slides where needed during question time.

Please see link below to PowerPoint version.

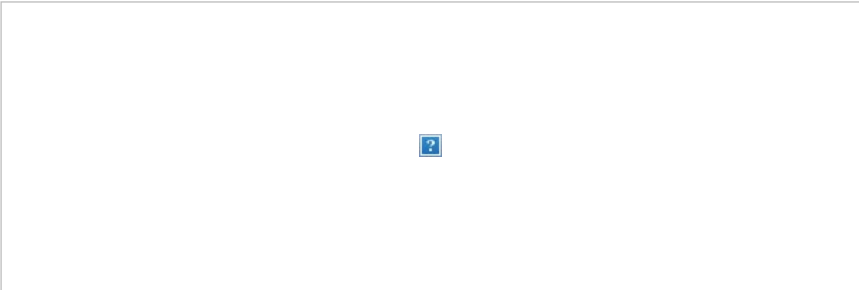
I will ensure to bring some printed versions as well.

 [LPP meeting presentation - St Albans Five Dock.pptx](#)

Thanks

JACK RIXON
Associate

02 8667 8668 | 0431 332 495
Level 12, 179 Elizabeth St,Sydney NSW 2000
mecone.com.au



This e-mail is confidential to the named recipient. If you received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone., nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Tuesday, April 9, 2024 3:11 PM
To: Jack Rixon <jrixon@mecone.com.au>
Cc: Frank Xuereb <frank.x@tradersinpurple.com>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hi again Jack

I've just looked through the slides and wanted to check that you're confident of getting through all 30 pages and still leave generous amount of time for the Panel to ask questions?

You can assume they will be across the contents of the proposal, as they have had it for the last 2 weeks to read through it.

Cheers

Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>

Sent: Tuesday, April 9, 2024 3:00 PM

To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>

Cc: Frank Xuereb <frank.x@tradersinpurple.com>

Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

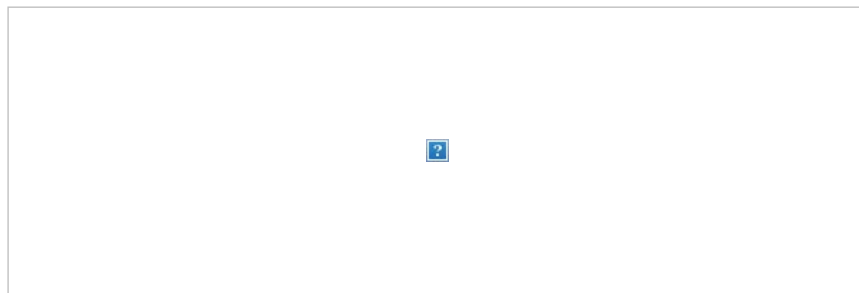
Hi Helen

Please see attached presentation slides for tomorrow's LPP meeting.

Kind regards

JACK RIXON
Associate

02 8667 8668 | 0431 332 495
Level 12, 179 Elizabeth St, Sydney NSW 2000
mecone.com.au



This e-mail is confidential to the named recipient. If you received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>

Sent: Monday, April 8, 2024 8:57 AM

To: Frank Xuereb <frank.x@tradersinpurple.com>

Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>; Dimity Maike <Dimity.Maike@canadabay.nsw.gov.au>

Subject: FW: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi again Frank

I've just been told that your 45 minutes also needs to include time for the panel to ask questions.

Given that the Panel has all the material and will be familiar with the proposal, you do not need to present the proposal. The questions are the panel's opportunity to discuss any issues they may have.

So please allow a good chunk of time for questions/discussion.

Cheers
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>

Sent: Monday, April 8, 2024 8:48 AM

To: Frank Xuereb <frank.x@tradersinpurple.com>

Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>; Dimity Maike <Dimity.Maike@canadabay.nsw.gov.au>

Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Frank

The only Agenda there is is the timeslots for the site visit (11-12pm), lunch for the panel, proponent presentation (1.30-2.15pm) and panel deliberation (confidential).

It's up to you how you manage your 45 minutes (and your team).
And you will need to stay within the timeframe.

If you have a powerpoint could you please send it to me 3pm tomorrow latest, so I can have it ready on the system.

Cheers
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Frank Xuereb <frank.x@tradersinpurple.com>

Sent: Friday, April 5, 2024 8:49 AM

To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>

Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen

Hope you are well

Just checking to see if there is an agenda for the panel meeting next week.

We have quite a bit to cover off in our presentation so would like to understand the max time we have available to present.

Also do you know who from the local panel will be attending, if so do you mind sharing the names with me as they don't appear on the invite that was sent out.

Thankyou

Frank Xuereb
Senior Development Manager



E frank.x@tradersinpurple.com
T +61 400 770 970
tradersinpurple.com

New South Wales
Queensland
Tasmania



From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Wednesday, March 27, 2024 2:16 PM
To: Frank Xuereb <frank.x@tradersinpurple.com>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

That's great. Thanks so much frank.

Best regards
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Frank Xuereb <frank.x@tradersinpurple.com>
Sent: Wednesday, March 27, 2024 10:54 AM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen

Confirming I will be attending on the 10th at 11am onsite as requested.

Access is being organised now but shouldn't be an issue.

Regards



Frank Xuereb
Senior Development Manager



E frank.x@tradersinpurple.com
T +61 400 770 970
tradersinpurple.com

New South Wales
Queensland
Tasmania



From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Wednesday, March 27, 2024 8:47 AM
To: Frank Xuereb <frank.x@tradersinpurple.com>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Thanks you so much Frank

That's much appreciated.

Cheers
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people,

as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Frank Xuereb <frank.x@tradersinpurple.com>
Sent: Tuesday, March 26, 2024 5:15 PM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen

I am sure I can arrange something however will confirm tomorrow if that’s OK as I have meetings with Homes NSW at that time so will see if I can rearrange things with them, if not I will have to organise someone else to attend the site meeting.

Regards



Frank Xuereb
Senior Development Manager



E frank.x@tradersinpurple.com New South Wales
T +61 400 770 970 Queensland
tradersinpurple.com Tasmania



From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Tuesday, March 26, 2024 3:42 PM
To: Frank Xuereb <frank.x@tradersinpurple.com>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Frank

The LPP meeting on the 10 April commences with the Panel visiting the site at 11am.

Are you able to please be on site at that time to give the Panel members access to the buildings?

And it’s only you who is needed, as it’s literally just a site visit.
The timeslot for the proponent’s presentation is later in the day. Dimity will be in touch with you about the time.

Many thanks
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Tuesday, March 12, 2024 11:09 AM
To: Frank Xuereb <frank.x@tradersinpurple.com>
Cc: Jack Rixon <jrixon@mecone.com.au>; Dimity Maike <Dimity.Maike@canadabay.nsw.gov.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Frank

Further to my earlier email, could you please provide all of the email addresses for those you would like to be formally invited to the LPP. Dimity Maike, LPP coordinator, will then email them.

Please email them to Dimity.Maike@canadabay.nsw.gov.au

Thanks
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Tuesday, March 12, 2024 11:00 AM
To: Frank Xuereb <frank.x@tradersinpurple.com>
Cc: Jack Rixon <jrixon@mecone.com.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Frank

I've been advised that the LPP meeting on 10 April includes a tentative time slot for a proponent presentation at 1.45pm to 2.30pm. You'll receive a formal notification around 27/28 April.

Cheers
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Frank Xuereb <frank.x@tradersinpurple.com>
Sent: Tuesday, March 12, 2024 10:06 AM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Jack Rixon <jrixon@mecone.com.au>; Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Thankyou for the response, Helen

Do you know what time the panel meetings are usually on so that I can line up our consultants to be available for the meeting.

Regards



Frank Xuereb
Senior Development Manager



E frank.x@tradersinpurple.com New South Wales
T +61 400 770 970 Queensland
tradersinpurple.com Tasmania

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Tuesday, March 12, 2024 9:58 AM
To: Frank Xuereb <frank.x@tradersinpurple.com>
Cc: Jack Rixon <jrixon@mecone.com.au>; Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Frank

Thanks for making contact. But no, all good.

We're working through the assessment with the view to it going to the Local Planning Panel on 10 April.
You'll be sent a formal invitation closer to the time.

And then Council meeting in May.
Again, you'll be notified.

Regards
Helen

Helen Wilkins | Senior Strategic Planner
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Frank Xuereb <frank.x@tradersinpurple.com>
Sent: Tuesday, March 12, 2024 9:42 AM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Jack Rixon <jrixon@mecone.com.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen

Hope you are well

Just following up to see how things are progressing on the Planning Proposal for 171-179 Great North Road & 1A-1B Henry Street, Five Dock and whether there is any additional information you require to assist council and/or Studio GL in assessing the Planning Proposal.

Regards



Frank Xuereb
Senior Development Manager



E frank.x@tradersinpurple.com
T +61 400 770 970
tradersinpurple.com

New South Wales
Queensland
Tasmania



From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Monday, January 29, 2024 11:21 AM
To: Frank Xuereb <frank.x@tradersinpurple.com>
Cc: Jack Rixon <jrixon@mecone.com.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Frank

Thanks so much for following this up.

And yes please to access to all buildings.

Many thanks
Helen

Helen Wilkins | Acting Co-ordinator Strategic Planning
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Frank Xuereb <frank.x@tradersinpurple.com>
Sent: Monday, January 29, 2024 10:29 AM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Jack Rixon <jrixon@mecone.com.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen

Hope you are well.

With the planned visit on the 9th Feb, there are some buildings that have tenants and hence the church would need to give the tenants notice for access.

This shouldn't be an issue however could you clarify if you require access to the following so that the church can make the necessary arrangements with the tenants:

- Ridley Hall
- 1a and 1b Henry St (two small cottages).
- Sunshine Early Learning (childcare centre). Part of this utilises a room which is a small section of the original large hall structure..
- 177 and 179 Great North Road (2 x shops).

Thankyou



Frank Xuereb
Senior Development Manager



E frank.x@tradersinpurple.com
T +61 400 770 970
tradersinpurple.com



New South Wales
Queensland
Tasmania

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Wednesday, January 24, 2024 1:16 PM
To: Jack Rixon <jrixon@mecone.com.au>; Frank Xuereb <frank.x@tradersinpurple.com>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Many thanks Jack

And many thanks Frank.
I'll call you when we get there.

Best regards
Helen

Helen Wilkins | Acting Co-ordinator Strategic Planning
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Wednesday, January 24, 2024 1:01 PM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Frank Xuereb <frank.x@tradersinpurple.com>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

Hi Helen,

Hope you are well and thanks for reaching out.

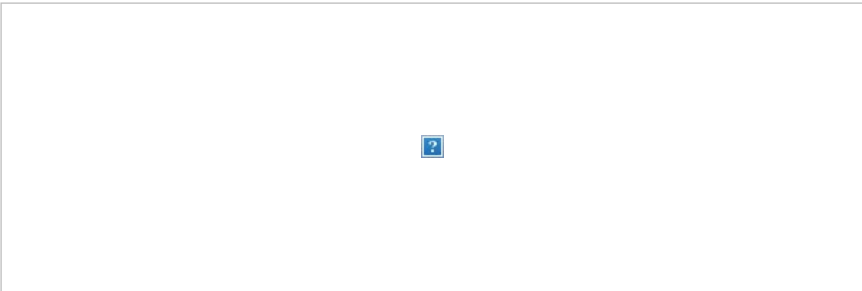
Frank from Traders In Purple (CC'd) has arranged access for the site visit on 9 February from 9am.

Please contact Frank via email or mobile on 0400 770 970 on the day or if you need to organise anything else ahead of the site visit.

Kind regards

JACK RIXON
Associate

02 8667 8668 | 0431 332 495
Level 12, 179 Elizabeth St,Sydney NSW 2000
mecone.com.au



This e-mail is confidential to the named recipient. If you received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone., nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Sent: Wednesday, January 24, 2024 9:21 AM
To: Jack Rixon <jrixon@mecone.com.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

You don't often get email from helen.wilkins@canadabay.nsw.gov.au. [Learn why this is important](#)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Good morning Jack

Council will be doing a site visit as part of our planning proposal assessment at 9am on Friday 9 February.

Are you able to please organise access for us to the inside of the various buildings, particularly the church hall.
Otherwise, could you please advise who I should contact.

Many thanks
Helen

Helen Wilkins | Acting Co-ordinator Strategic Planning
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>

From: Jack Rixon <jrixon@mecone.com.au>
Sent: Monday, January 15, 2024 4:43 PM
To: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>
Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>
Subject: RE: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. Please report all suspicious emails to helpdesk@canadabay.nsw.gov.au

Hi Helen,

Thank you for emailing me on this.

Please find remittance below confirming payment.

Kind regards

Jack



JACK RIXON
Associate

02 8667 8668 | 0431 332 495
Level 12, 179 Elizabeth St, Sydney NSW 2000
mecone.com.au



This e-mail is confidential to the named recipient. If you received a copy in error, please destroy it. You may not use or disclose the contents of this e-mail to anyone, nor take copies of it. The only copies permitted are (1) by the named recipient and (2) for the purposes of completing successful electronic transmission to the named recipient and then only on the condition that these copies, with this notice attached, are kept confidential until destruction.

From: Helen Wilkins <Helen.Wilkins@canadabay.nsw.gov.au>

Sent: Monday, January 15, 2024 9:20 AM

To: Jack Rixon <jrixon@mecone.com.au>

Cc: Paul Dewar <Paul.Dewar@canadabay.nsw.gov.au>

Subject: Planning Proposal - 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889)

You don't often get email from helen.wilkins@canadabay.nsw.gov.au. [Learn why this is important](#)

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Dear Mr Rixon

I'm emailing you regarding Planning Proposal for 171-179 Great North Road & 1A-1B Henry Street, Five Dock (PP-2023-2889).

The LEP Making Guideline states that "Once a proponent-initiated planning proposal is formally lodged (i.e. lodged on the Planning Portal **and fees paid**) the council undertakes an initial evaluation".

I note that the fees have not yet been paid. Could you please advise when you anticipate the fees being paid.

If, however, they have been paid, please let me know urgently and how they were paid.

Many thanks

Helen

Helen Wilkins | Acting Co-ordinator Strategic Planning
City of Canada Bay

1a Marlborough St Drummoyne NSW 2047 | www.canadabay.nsw.gov.au
T: 02 9911 6292 | Helen.Wilkins@canadabay.nsw.gov.au

We acknowledge the Aboriginal and Torres Strait Islander peoples, in particular the Wangal people, as the first inhabitants and traditional custodians of the lands where we live, learn and work.



Any information transmitted in this message and its attachments is intended only for the person or entity to which it is addressed. The above email correspondence should be read in conjunction with our standard disclaimer/terms which can be found at <https://www.canadabay.nsw.gov.au/email-disclaimer>