

Rezoning Review Briefing Report – RR-2024-35

Springfield Road North Precinct, Catherine Field (2,000 homes and 254 jobs)

Element	Description										
Date of request	18 December 2024										
Department ref. no	RR-2024-35										
LGA	Camden										
LEP to be amended	Camden Local Environmental Plan 2010 <i>State Environmental Planning Policy (Precincts – Western Parkland City) 2021</i>										
Address	<p>The subject site (Figure 1) is legally comprised of 46 lots as follows:</p> <table><tr><th>Address</th><th>Lot / DP</th></tr><tr><td>809-895 Camden Valley Way, Catherine Field</td><td>Lot 100 DP1173578, Lots 1-8 DP203127, Lots 30-31 DP1175280, Lot 100 DP1149669, Lot 2 DP27602, Lot 20 DP1171869</td></tr><tr><td>33-113 Catherine Fields Road, Catherine Field</td><td>Lots 119-131 DP27602. Lots 1301-1302 DP736633</td></tr><tr><td>10-120 Springfield Road, Catherine Field</td><td>Lot 101 DP1173578, Lots 2-4 DP518472, Lots 301-302 DP709378, Lots 4001-4003 DP1121133, Lots 1-4 DP215520</td></tr><tr><td>19-66 Charlesworth Close, Catherine Field</td><td>Lot 101 DP547859, Lots 204-208 DP259147, Lot 302 DP716446</td></tr></table> <p>The above lots are based on the original Indicative Layout Plan (ILP) provided to Council (Figure 2) which is subject to this rezoning review. The proponent provided a revised “Option B” ILP (11 December 2024) (Figure 3) includes 3 additional landholdings:</p> <ul style="list-style-type: none">125-130 Springfield Road, Catherine Field (Lot 1 DP518472, and Lots 1341-1342 DP801720). <p>All ILPs provided by the proponent are discussed further below.</p>	Address	Lot / DP	809-895 Camden Valley Way, Catherine Field	Lot 100 DP1173578, Lots 1-8 DP203127, Lots 30-31 DP1175280, Lot 100 DP1149669, Lot 2 DP27602, Lot 20 DP1171869	33-113 Catherine Fields Road, Catherine Field	Lots 119-131 DP27602. Lots 1301-1302 DP736633	10-120 Springfield Road, Catherine Field	Lot 101 DP1173578, Lots 2-4 DP518472, Lots 301-302 DP709378, Lots 4001-4003 DP1121133, Lots 1-4 DP215520	19-66 Charlesworth Close, Catherine Field	Lot 101 DP547859, Lots 204-208 DP259147, Lot 302 DP716446
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Element	Description
Reason for review	<div><input type="checkbox"/> Council notified the proponent it will not support the proposed amendment</div> <div><input checked="" type="checkbox"/> Council failed to indicate support for the proposal within 115 days.</div>
Has council nominated PPA role	No, Council indicated it did not want to be the PPA for this proposal (Attachment C)
Consultation	<p>Agencies were consulted during Camden Council's preliminary consultation in October 2022 and on various other occasions during 2023-2025 to address specific planning issues. Key agencies include:</p> <ul style="list-style-type: none">• NSW State Emergency Service (SES);• NSW Rural Fire Service (RFS);• Sydney Water;• Transport for NSW (TfNSW);• Department of Climate Change, Energy, Environment and Water (DCCEEW);• Schools Infrastructure NSW (SINSW);• Heritage NSW; <p>A table outlining the dates of all agency advice provided is included in Attachment G and summarised and detailed as part of the Key Issues Section of this report.</p>
Brief overview of the timeframe/progress of the planning proposal	<p>19 July 2021 – A pre-lodgement meeting was held with Camden Council regarding a smaller portion of the subject site. (Springfield Road North planning proposal) to deliver 300-400 residential dwellings. Council recommended the site be extended. This additional land is now included in the extent of the subject site (Figure 1).</p> <p>20 August 2021 – Council provided pre-lodgement advice for the Springfield North planning proposal (Attachment B1).</p> <p>11 April 2022 – Springfield Road North planning proposal (PP-2022-1275) is lodged.</p> <p>October 2022 – Council requested preliminary comments from agencies on PP-2022-1275.</p> <p>14 April 2023 – Council officers raise multiple concerns relating to the proposal and request the proposal to be formally withdrawn (Attachment B1).</p> <p>December 2023 to October 2024 – Proponent continues to work with Sydney Water to identify an interim servicing strategy for delivering a first tranche of 400 dwellings as discussed in the Water and Wastewater Assessment undertaken by GHD in October 2024 (Attachment A14).</p> <p>17 December 2024 – Proponent submitted two updated ILPs: Option A (October 2024) (Attachment A17) and Option B (11 December 2024)</p>

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Element	Description
	<p>to Council (Attachment A18). Option A shows the proponent's preferred alignment of the future Rickard Road extension while Option B shows the Rickard Road extension consistent with TfNSW's exhibited version.</p> <p>December 2024 – Council officers referred the updated ILPs to State Agencies and consulted with internal teams.</p> <p>18 December 2024 – Rezoning Review application submitted on NSW Planning Portal.</p> <p>26 February 2025 – Acknowledgement letters sent to proponent, Council, Sydney Water and Panel Chair. Rezoning Review (RR-2024-35) officially lodged with the Department. Council officers halted their assessment of the proposal and it was not reported to the Camden Local Planning Panel (CLPP) for review.</p> <p>March 2025 – Sydney Water comments (Attachment D) and Council comments (Attachment C) on the Rezoning Review are received. Their comments are summarised in the Key Issues Section of this report.</p> <p>A comprehensive timeline of events is detailed in Attachment H.</p>
Department contact:	Shruthi Sriram, Senior Planning Officer, Planning Proposal Authority – (02) 9228 6362

Planning Proposal

Table 1. Overview of planning proposal

Element	Description
Site Area	Approximately 104 hectares.
Site Description	<p>The subject site (Figure 1) is located within the Camden Local Government Area (LGA) and within the Catherine Field Precinct of the South West Growth Area (SWGA). The site is located approximately 45km south-west of the Parramatta CBD and 60km south-west of the Sydney CBD. The site is in proximity to the Western Sydney Aerotropolis.</p> <p>The site is bounded by Camden Valley Way to the east, Catherine Fields Road to the north and Springfield Road to the south. Charlesworth Close, a cul-de-sac, runs through the site.</p> <p>The site consists of 46 lots and is characterised by cleared grazing land, market gardens, rural lifestyle homes and farm dams.</p>
Proposal summary	The planning proposal seeks to amend the Camden LEP 2010 by removing controls under the LEP and introduce the site under the Western Parkland City SEPP to facilitate the development of approximately 2,000 dwellings by amending the controls as outlined in

Element	Description
	<p>Table 2. All current and proposed maps are provided in Attachment E.</p> <p><u>Indicative Layout Plan</u></p> <p>The original draft ILP (Figure 2) as submitted to Council, includes:</p> <ul style="list-style-type: none"> • approximately 2,080 low and medium density residential dwellings comprised of detached dwellings, townhouses, terrace houses and residential flat buildings (RFB); • district playing fields and local parks for future residents and community use; • preservation of a riparian corridor with existing native vegetation and creek that flows into Rileys Creek; and • future Rickard Road extension directly north-west of the site and not within site boundary. <p>The proponent has since provided two revised ILP options to Council: Option A (dated 30 October 2024) (Attachment A17) and Option B (11 December 2024) (Attachment A18) (Figure 3). The revised ILP options have been informed by agency submissions and provide for approximately 2,000 dwellings with the inclusion of a local centre and Primary School, and medium to high density residential dwellings.</p> <p><u>Option A</u></p> <p>The proponent's preferred option, with the future Rickard Road extension located directly north-west just outside of the site boundary.</p> <p><u>Option B</u></p> <p>Shows the Rickard Road extension running through the site, which is consistent with TfNSW's publicly exhibited Rickard Road Strategic Route Assessment Preferred Route Option Report. Option B also includes 3 additional landholdings in the northwest corner of the site to offset the land for the Rickard Road extension running through the site.</p> <p>Attachment A19 provides further information on the revised ILPs.</p> <p><u>Development Control Plan (DCP)</u></p> <p>The proponent has indicated that the Camden Growth Centre Precincts DCP is intended to be amended to include controls for the site within Schedule 4 – Catherine Field Part Precinct.</p>
<p>Relevant State and Local Planning Policies, Instruments</p>	<ul style="list-style-type: none"> • Relevant State and Local Plans include A Metropolis of Three Cities; Greater Sydney Region Plan; Western City District Plan; Camden Local Strategic Planning Statement 2020; Camden Local Housing Strategy 2021; Camden Centres and Employment Lands Strategy 2022; and A Guide to the South West Growth Area and Structure Plan 2022. • Relevant State Environmental Planning Policies include SEPP (Precincts – Western Parkland City) 2021; SEPP (Biodiversity

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Element	Description
	and Conservation) 2021; and SEPP (Resilience and Hazards) 2021.

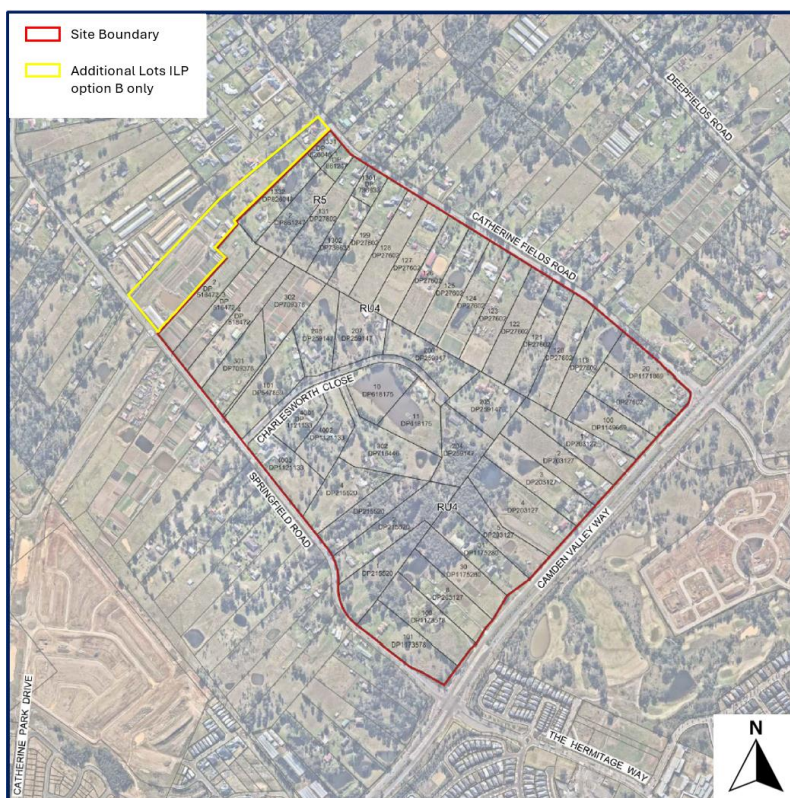


Figure 1. The site (source: planning proposal, 2022)

The planning proposal seeks to amend the Camden LEP 2010 per the changes below in **Table 2**.

Table 2. Current and proposed controls

Control	Current	Proposed (Western Parkland City SEPP)
Land Application	Camden LEP 2010	Amending Clause 1.3 of Appendix 5 and Land Application Map (LAP_009) to incorporate the site as part of Catherine Field Precinct. <i>NB: This mapping has not been provided.</i>
Zone	R5 Large Lot Residential RU4 Primary Production Small Lots	R2 Low Density Residential R3 Medium Density Residential RE1 Public Recreation SP2 Infrastructure – Local Drainage SP2 Infrastructure – Classified Road
Maximum height of the building	9.5m	9m 12m

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Control	Current	Proposed (Western Parkland City SEPP)
Residential Density	N/A	Dwelling Density (per hectare): <ul style="list-style-type: none"> • 20 (Q) • 25 (T)
Land Acquisition	No land has been currently identified for acquisition.	Identify land for public acquisition. Any land zoned: <ul style="list-style-type: none"> • RE1 Public Recreation; • SP2 Infrastructure – Local Drainage; and • SP2 Infrastructure – Classified Road
Riparian Protection Area	N/A	Include part of the site in the Riparian Protection Area Map (RPN_009).
Number of dwellings	Approximately 45	Approximately 2,000
Number of jobs	N/A	Temporary (construction): 418 jobs Ongoing: 254 jobs

The planning proposal contains an explanation of provisions that adequately explains how the objectives of the proposal will be achieved. The LEP/SEPP maps are included in **Attachment E**.

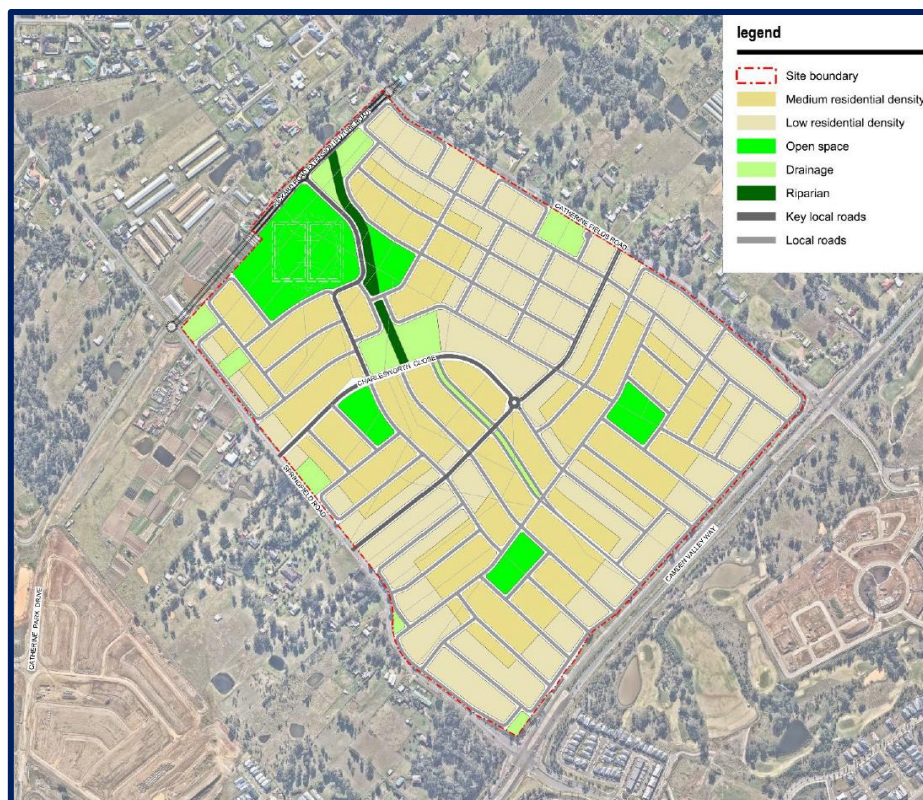


Figure 2. Original draft Indicative Layout Plan (Planning Proposal, 2022)

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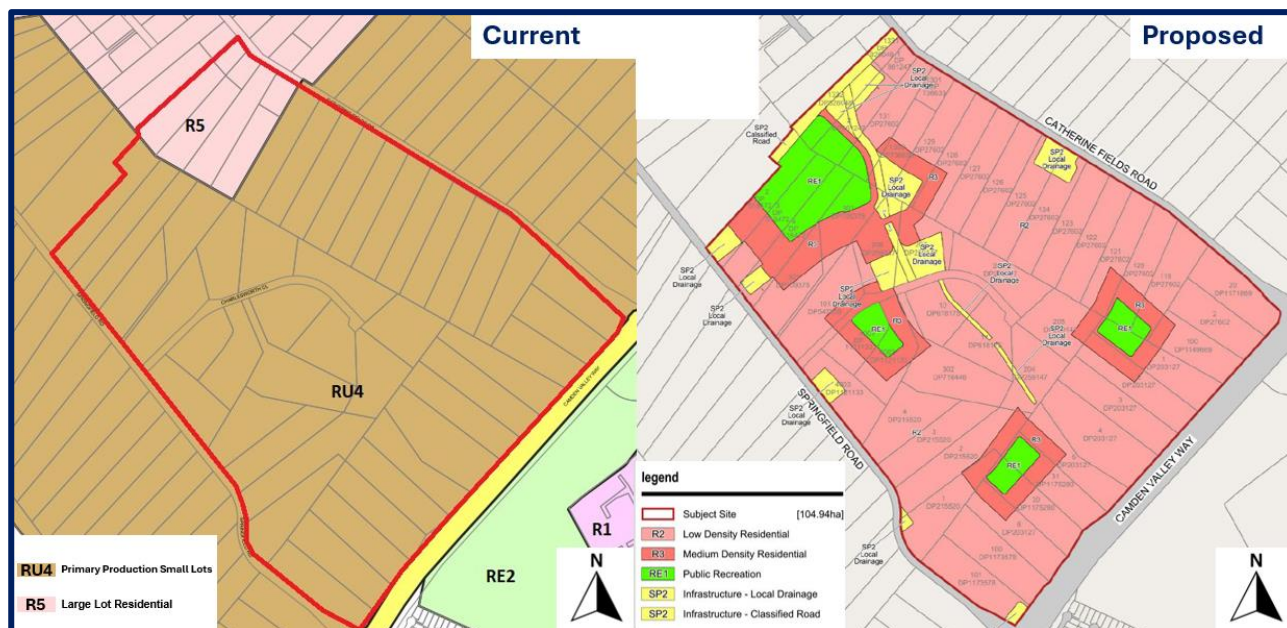


Figure 3. Current and proposed Land Zoning maps (source: Planning Proposal, 2022)

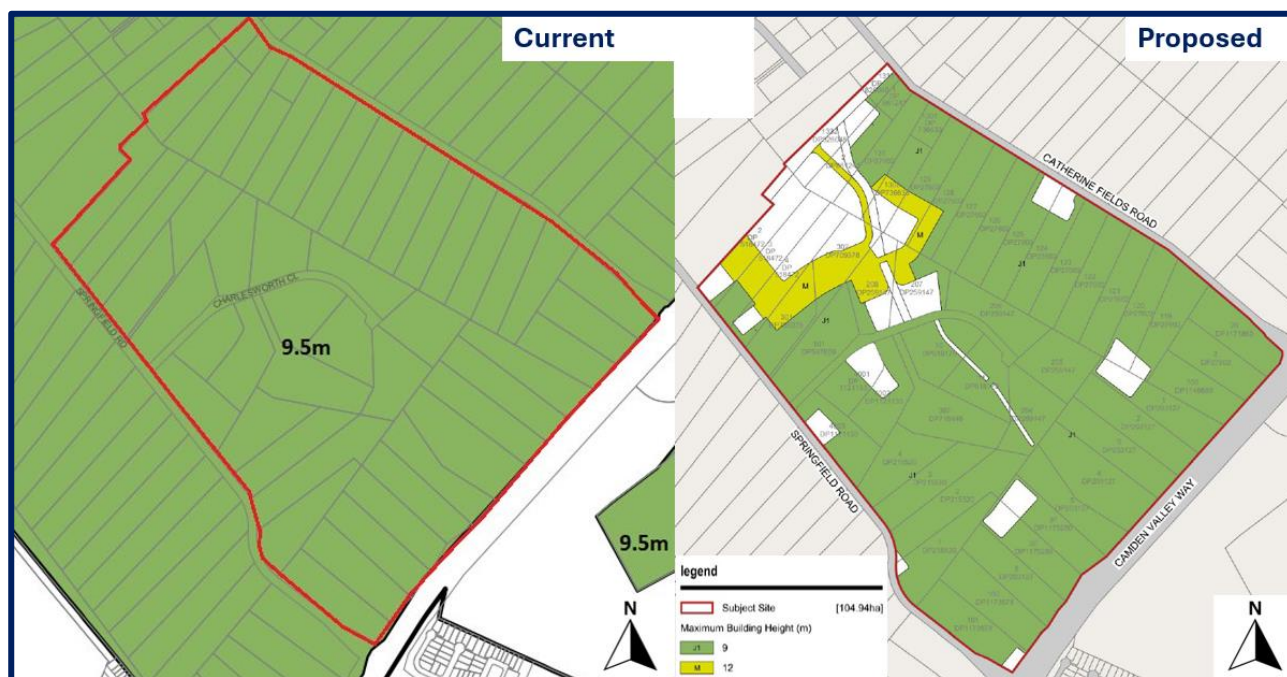


Figure 4. Current and proposed Height of Buildings maps (source: Planning Proposal, 2022)

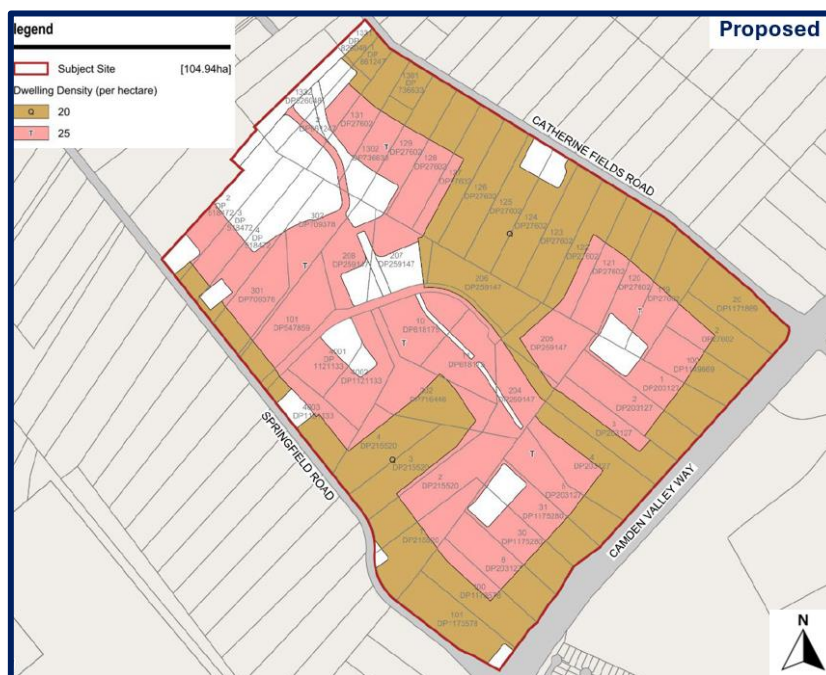


Figure 6. Proposed Residential Density Map (source: Planning Proposal, 2022)

Key Issues

The following section summarises the key issues, including those being drawn from the proponent's rezoning review request (**Attachments B-B3**), proponent's planning proposal as submitted to Council (**Attachments A-A19**) and Council's response to the rezoning review request (**Attachments C-C6**).

STRATEGIC MERIT

Issue – Inconsistency with Strategic Plans

Council's view

- The proposal is inconsistent with several Region, District and Local strategic planning objectives including:
- Inconsistency with the Camden Local Strategic Planning Statement (LSPS), Western City District Plan and Camden Local Housing Strategy due to inadequate infrastructure capacity, lack of current servicing capacity (as confirmed by Sydney Water), and lack of broader master planning has been undertaken for the Catherine Field Precinct.
- The draft ILPs do not meet the SWGA Structure Plan Guide Criteria as there is a shortfall of open space by approximately 9.18ha and presents a disconnect between the proposed open space and street network.
- An Employment Land and Retail Demand Analysis has not been submitted, despite a mixed-use corridor along Camden Valley Way being identified for the site on the SWGA Structure Plan, the District Plan and the Region Plan; and
- Inconsistencies exist with District Plan priorities W14 (Protecting and enhancing bushland and biodiversity) and W20 (Adapting to the impacts of urban and natural

hazards and climate change); and Ministerial Directions 4.1 Flooding and 4.3 Planning for Bushfire Protection (Discussed in further detail in Site Specific Issues).

Proponent view

- The site is within the unreleased area of the SWGA in the Catherine Field Precinct, identified in the SWGA Structure Plan for future urban development and seeks to contribute to the projected 5000 dwellings for the overall precinct.
- The proposal is supported by existing infrastructure delivered for the SWGA and the revised ILPs (**Attachment A19**) include a local centre, approximately 9 hectares of open space (including riparian land), provide local employment, a school, and recreation facilities;
- Assessed riparian corridors will be preserved and vegetated. On-site vegetation located outside the riparian protection area will be managed and resolved in accordance with the biodiversity certification applying to the SWGA;
- The site is not subject to flood impacts and a supporting Bushfire Assessment (**Attachment A4**) demonstrates that future housing can meet the requirements of Planning for Bushfire Protection; and
- The proposal is a direct response to the current housing crisis, thereby responding to a change in circumstances that has not yet been recognised by the existing strategic planning framework.

SITE SPECIFIC MERIT

Issue – Capacity for water and sewer servicing

Council view

- There is currently no capacity within the existing wastewater network to service the site. The catchment for drinking water is Leppington Elevated Water Supply Zone (EWSZ) and Lowes Creek Catchment for wastewater.
- Council notes Sydney Water's preliminary consultation comments included that there are constraints in the existing servicing networks and that the current position was not to support connections to these networks at this time.
- The draft proposal is not to be progressed until wastewater and drinking water servicing infrastructure can be confirmed for the entire site.

Proponent view

- In the interim, a temporary connection to the water main on Springfield Road and a temporary pumping station and rising main to an existing wastewater pump to transfer to the Camden West Water Recycling Resource Plant (WRPP) for wastewater, is proposed (**Attachment A14**). This would allow for the servicing (and delivery) of a preliminary 400 lots from 2027-2028 (**Attachment F**) but is subject to further hydraulic modelling and confirmation from Sydney Water if the existing water main and WRPP have capacity to support the temporary connection.
- In the longer term, the site is proposed to ultimately be serviced by Sydney Water's planned infrastructure upgrades to the Leppington Elevated WSZ for drinking water and

two gravity carriers in South Creek and Rileys Creek for wastewater are expected between 2029-2031.

Sydney Water Consultation

In response to the rezoning review request, the Department's PPA team has undertaken consultation with Sydney Water (**Attachment D**). In March 2025, Sydney Water's comments noted:

- Water servicing is anticipated to be available the site by 2031 and wastewater by 2030-2031; and
- Sydney Water will continue to support the developer should they wish to continue investigations to find solutions.

Further, the PPA team met with Sydney Water on 4 April 2025 to discuss the proponent's interim solution. Sydney Water noted:

- The proponent has not finished their modelling and assessment to confirm whether their proposed interim solutions are viable. Sydney Water have advised the proponent about what specific work is still yet to be completed; and
- Only once the proponent completes their studies, can Sydney Water then investigate accelerating servicing opportunities and confirm capacity for proposed interim solutions.

Issue – Rickard Road Alignment and Transport Modelling

Council view

- Both the Rickard Road extension and Springfield Road realignment are at early concept design stage and there is uncertainty about funding and delivery timeframes.
- Whilst the proponent has worked with TfNSW to resolve modelling methodology concerns, however, further updates to the modelling and supporting Transport Assessment Report (**Attachment A9**) are required to consider the two revised ILP options with the primary school, local centre, medium to high residential density development, and consideration of the future Rickard Road roundabout.
- Although the proponent's latest ILP (Option B) (**Attachment A18**) shows TfNSW's preferred Rickard Road alignment, TfNSW identified in February 2025 that further consideration and assessment of the road network, integration with future intersections, and consideration of bus operations are required.
- TfNSW's most recent comments have also raised concerns with the proposed location of the primary school in the latest ILP (Option B) as the school is adjacent to the Rickard Road corridor and poses safety, traffic, and health concerns.

Proponent view

- The Option B ILP has adopted the Rickard Road alignment corresponding with the dataset provided by Council after the meeting on 4 December 2024. This version of the ILP incorporates agency advice to provide a local centre in the area identified in the SWGA Structure Plan, a primary school, and broader housing typologies.
- TfNSW comments have been considered, and an updated modelling methodology report was provided in August 2024 (**Attachment A10**) to address concerns relating to traffic generation. Base year SIDRA modelling has been completed, with future year modelling

(2036 and 2046) proposed. The proponent's report also identifies that their Strategic Transport Forecasting Model (STFM) underestimated traffic volumes, which may require further refinement.

- While the Option B ILP adopts TfNSW's preferred Rickard Road alignment, Option A is more efficient as it allows for a smoother connection to Catherine Park Drive and reduces road bends that would decrease land use efficiency and ultimately lead to poor road design.

Issue – Design concerns with the ILP options

Council view

- Additional information on the proposed residential zoning, residential density bands and building heights are required to ensure the draft ILP options can support housing diversity, rather than just low density detached residential housing.
- There is a need to review proposed locations for medium to high residential density areas in the preferred draft ILP option and introduce mapped minimum lot sizes.
- There is a disconnect between open space, green links and the street network in the draft ILP options due to block length, street network design, and a lack of landscape and public domain master planning.
- There are pockets of land reaching as high as 20% slope. A Ridgeline Analysis, a Connecting with Country Framework and a Geotechnical Report are all required to support the draft proposal and the preferred draft ILP option.
- DCCEEW have highlighted the need to investigate opportunities to retain on-site existing native vegetation and provide on-site riparian corridor links and incorporate these elements into updates to the design of the preferred draft ILP option;
- Heritage NSW have advised that the site has not been thoroughly investigated, and that an Aboriginal Cultural Heritage Assessment Report (ACHAR), prepared in consultation with the Aboriginal community is required; and
- The site is near two operational poultry farms with a combined 11 sheds, and in proximity to key current and future road corridors including Camden Valley Way. The NSW EPA have advised that consideration of the impact of vehicle emissions also requires further investigation. An air quality and odour study and consultation with the farm operators is required.

Proponent view

- The addition of the local centre has provided an opportunity to introduce higher residential densities and a broader range of housing options. Although the updated ILP options include the addition of around 5.5ha of non-residential uses, the dwelling yield remains around 2,000.
- Most of the site is less than 5% slope and almost the entire site has less than 10% slope. Ridgelines and high points are on the site boundary and will be considered as requirements for the building form and design.
- The draft ILP will deliver a significant portion of open space, a riparian protection area and drainage that will connect to the Riley Creek catchment land. These green spaces create

opportunities to connect active transport connections within the site and external riparian and bushland areas in the locality.

- The proposal adopts urban design strategies that will expand an urban tree canopy with green spaces and tree plantings to mitigate the urban heat island effect; and
- The site contains no items identified on the Aboriginal Heritage Information Management System (AHIMS) and that no further assessment of the site is required (**Attachment A1**).

Issue – Environmental constraints

Council view

Flooding

- The site is mapped as being within the 1% Annual Exceedance Probability (AEP) and the Probable Maximum Flood (PMF) (**Figure 7**).

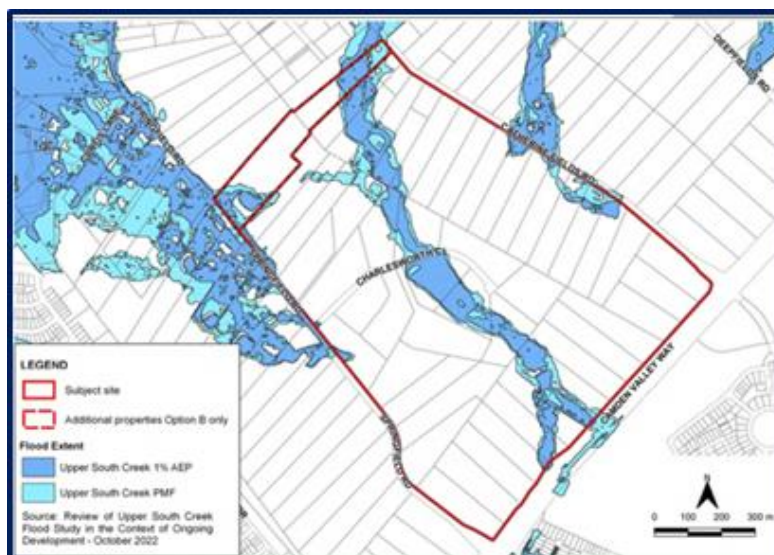


Figure 7. Flood affectation on the site based on original ILP (Source: Camden Council's Upper South Creek Flood Study)

- The NSW SES have reviewed both the original ILP and updated ILPs and have noted:
 - The original ILP raises concerns about the proposed detention basins' ability to accommodate for PMF flows, impacts to lots and roads affected by 5% AEP and PMF and that shelter-in-place is not supported; and
 - The revised ILPs have incorporated positive changes (from previous advice), however:
 - i. the medium to high density residential is located at the highest flood risk;
 - ii. sensitivity testing is needed for potential failure of the basins;
 - iii. green and spaces and riparian corridors should be appropriately sized to prevent dwellings from encroaching onto areas of high flood risk and;

- iv. the SES does not support any strategy which requires people or vehicles to enter flood water.

- Revisions to flood modelling and Water Cycle Management Strategy (**Attachment A6**) and a Flood Impact and Risk Assessment (FIRA) are required to ensure that the draft proposal and preferred draft ILP option can meet the requirements in Section 9.1 Direction 4.1 and address the comments from the SES.

Bushfire

- The site is mapped as being bushfire prone (**Figure 8**).

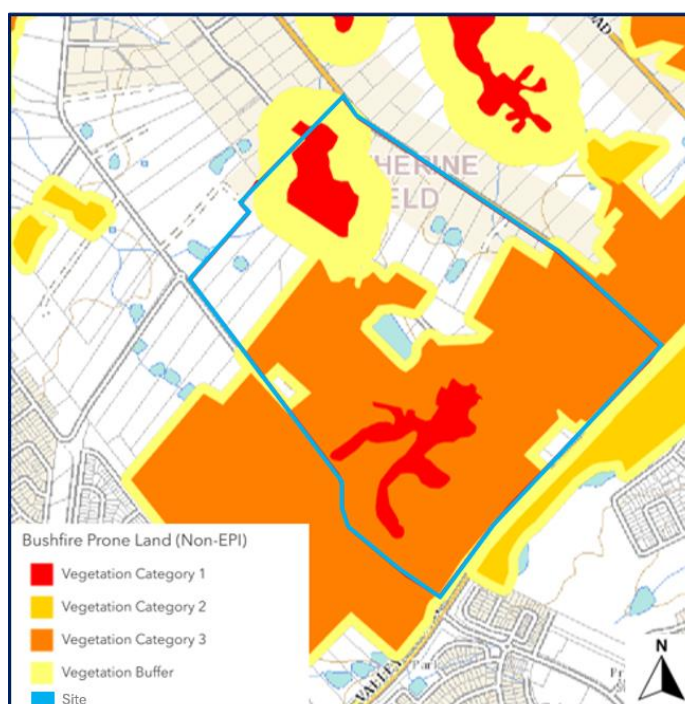


Figure 8. Bushfire affectionation on the site (Source: Spatial Viewer, 2025)

- The NSW RFS comments state The ILPs are generally in accordance with *Planning for Bush Fire Protection (PBP) 2019* (**Attachment A4**), however, a revised bushfire assessment is needed for the revised ILPs.

Biodiversity

- After reviewing the proponent's Biodiversity Certification Assessment Report (15 March 2022) and the Riparian Assessment Report (31 May 2022), there are additional areas of vegetation for retention and riparian corridor extension east of Charlesworth Close which are to be retained, as well as areas for revegetation and riparian extension.
- The Biodiversity Assessment (**Attachment A2**) and Riparian Lands Assessment (**Attachment A3**) should be updated to ground truth the whole site and identify further opportunities to retain native vegetation within a linking riparian corridor.
- DCCEEW have also supported the view that while the site is entirely biodiversity certified, further opportunities for retaining existing vegetation and to create a green grid between

the subject site and the Springfield Road South proposal site (directly to the south) should be explored.

Proponent view

Flooding

- The site falls under the 1% and 5% AEP and PMF flood events. All flood events mapped can be contained within the proposed drainage corridors and network of detention basins and bioretention basins.
- Parts of the site at the southern boundary may experience minor flood spillover in the 1% AEP event, which will be addressed at the Development Application (DA) stage along with refinements to the design of the basins.

Bushfire

- The site is mapped as bushfire prone land, with areas identified as Vegetation Category 1 (**Figure 8**). APZs will need to be provided between the assessed riparian protection area and residential development adjacent to the riparian corridor. APZs have been mapped in the supporting Bushfire Assessment (**Attachment A4**).
- Bushfire threat has been assessed, and it is concluded that the original draft ILP can meet the objectives of *Planning for Bushfire Protection 2019*.

Biodiversity

- The site includes Critically Endangered Ecological Communities (CEEC) such as Cumberland Shale Plains and Cumberland Hills Woodland. On-site vegetation is highly fragmented and biodiversity certified, therefore not requiring further assessment under the *Biodiversity Conservation Act 2016*.
- Key riparian corridors are proposed to be retained and rehabilitated (**Attachment E**), with a Vegetation Management Plan (VMP) to be prepared in the future.
- Other on-site vegetation is not proposed to be retained as it possesses low ecological value.

Attachments

Attachment A – Planning proposal (April 2022)

Attachment A1 – Aboriginal Cultural Heritage Due Diligence Assessment

Attachment A2 – Biodiversity Certification Assessment Report

Attachment A3 – Riparian Assessment Report

Attachment A4 – Bushfire Threat Assessment

Attachment A5 – Preliminary Historical Heritage Assessment

Attachment A6 – Water Cycle Management Strategy Report

Attachment A7 – Preliminary Site Investigation (Contamination)

Attachment A8 – Preliminary Salinity Investigation and Salinity Management Plan

Attachment A9 – Traffic Report (March 2022)

Attachment A10 – Traffic Modelling Methodology Report (August 2024)
Attachment A11 – Acoustic Assessment
Attachment A12 – Social Infrastructure Assessment
Attachment A13 – Servicing and Infrastructure Report
Attachment A14 – Water and Wastewater Assessment (GHD, October 2024)
Attachment A15 – Land Application Map
Attachment A16 – Original Indicative Layout Plan – February 2022
Attachment A17 – Indicative Layout Plan (Option A) – 30 October 2024
Attachment A18 – Indicative Layout Plan (Option B) – 11 December 2024
Attachment A19 – Additional information on revised ILPs – 17 December 2024
Attachment B – Rezoning Review Cover letter
Attachment B1 – Rezoning Review report
Attachment B2 – Letter to Council regarding planning proposal – 4 May 2023
Attachment B3 – Letter to Council regarding Sydney Water comments (February 2025)
Attachment C – Council Comments on Rezoning Review (26 March 2025)
Attachment C1 – Draft Proposal – Documentation Check
Attachment C2 – Planning Proposal Assessment Summary
Attachment C3 – Site Constraints Summary
Attachment C4 – Strategic Merit Assessment
Attachment C5 – Technical Studies Summary Table
Attachment C6 – Preliminary Public Agency Consultation Summary Table
Attachment D – Sydney Water comments on Rezoning Review – 14 March 2025
Attachment E – Current and proposed LEP/SEPP maps
Attachment F – Water/Wastewater Interim Servicing Strategy affected lots
Attachment G – Table Summary of Agency Advice Provided
Attachment H – Proposal Background and Timeline



10/4/2025

Murray Jay

Manager, Planning Proposal Authority



16/4/25

Louise McMahon

Director, Planning Proposal Authority

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Assessment officer

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