



Ms Simone Plummer
A/Director Shire Planning
Sutherland Shire Council
Locked Bag 17
SUTHERLAND NSW 1499

Dear Ms Plummer

Determination of application for a site compatibility certificate for 1 Panorama Avenue, Woollooware – State Environmental Planning Policy (Affordable Rental Housing) 2009

I refer to the application, submitted by Pacific Planning Pty Ltd, for a site compatibility certificate with a development concept for a residential flat building at 1 Panorama Avenue, Woollooware under State Environmental Planning Policy (Affordable Rental Housing) 2009 (Affordable Rental Housing SEPP).

As the Executive Director, Eastern Harbour City, I have determined the application under clause 37(5) of the Affordable Rental Housing SEPP by issuing a site compatibility certificate subject to the satisfaction of certain requirements specified in the certificate (clause 37(7)). I have enclosed the certificate.

In determining the application, I have considered Council's comments. In regard to registration of Pacific Community Housing Pty Ltd, the proponent has provided further information to satisfy the Department that appropriate steps are being taken to list Pacific Community Housing on the Registrar of Community Housing.

The development is still subject to the development application process and the satisfaction of the consent authority. It is considered that Council's concerns about traffic and parking, bulk and scale and other design related matters can be addressed at the development application stage. This is acknowledged in Schedule 2 of the certificate as requirements of the determination.

If you have any questions in relation to this matter, please contact Derryn John, Principal Planning Officer in the Department's Eastern and South Districts team on 9274 6160.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'M. McDonald'.

8 October 2020

Malcolm McDonald
Executive Director, Eastern Harbour City
Greater Sydney, Place and Infrastructure

Encl: Site compatibility certificate