

Mr Peter Gainsford
General Manager
Inner West Council
PO Box 14 PETERSHAM NSW 2049

Attn: Daniel East (Manager, Strategic Planning)

30 November 2021

Dear Mr Gainsford

Request for a Rezoning Review – PP-2021-5718

I refer to the request for a Rezoning Review for a proposal at 122 – 130 Pymont Bridge Road and 206 Parramatta Road, Annandale to amend the Leichhardt Local Environmental Plan 2013 to rezone the site from IN2 Light Industrial to B5 Business Development;

- Apply a maximum height control of 35m / 8 storeys;
- Amend the floor space ratio control from 1:1 to 4:1; and
- Allow up to 1,000sqm of floor space for retail premises on the ground floor as an additional permitted use.

The Sydney Eastern City Planning Panel has recommended that the proposal should be submitted for a Gateway determination. In making this decision, the Planning Panel considered the request and advice provided by Council. A copy of the Panel's decision is attached.

Consequently, Council is invited to be the Planning Proposal Authority (PPA) for this proposal and to advise the Planning Panels Secretariat within 42 days of the date of this letter whether it will undertake the role of PPA for this proposal. Should Council agree to be the PPA, it will need to prepare a planning proposal under section 3.33 (formerly section 55) of the *Environmental Planning and Assessment Act 1979* and submit it for a Gateway determination within 42 days after accepting this role.

If Council does not wish to progress this matter, the panel will be appointed to prepare the planning proposal.

If you have any queries on this matter, please contact Stuart Withington, Manager, Planning Panels Secretariat on (02) 8217 2061 or via email to stuart.withington@planning.nsw.gov.au

Yours sincerely



Carl Scully
Chair, Sydney Eastern City Planning Panel
encl. Rezoning Review Record of Decision

Planning Panels Secretariat