

Meredith Wallace
General Manager
Bayside Council
PO Box 21
Rockdale NSW 2216

Our ref: IRF23/1154

Dear Meredith Wallace

Planning proposal PP 2023-733 to amend Bayside Local Environmental Plan 2021

I am writing in response to the planning proposal you have forwarded to the Minister under section 3.34(1) of the *Environmental Planning and Assessment Act 1979* (the Act) and additional information received on 6 April 2023 in respect of the planning proposal to create Heritage Conservation Areas (HCAs) in the suburbs of Banksia, Bardwell Valley, Bexley and Brighton Le Sands.

As delegate of the Minister for Planning and Public Spaces, I have determined that the planning proposal should proceed subject to the conditions in the enclosed gateway determination.

It is noted that Council has requested to be authorised as the local plan-making authority. Considering the nature of the planning proposal I have determined that Council may exercise local plan-making authority functions in relation to the planning proposal.

The Department's categorisation of planning proposals in the Local Environmental Plan Making Guideline (Department of Planning and Environment, 2022) is supported by category specific timeframes for satisfaction of conditions and authority and Government agency referrals, consultation, and responses. Compliance with milestones will be monitored by the Department to ensure planning proposals are progressing as required.

Council should consider any feedback from submissions prior to making its final decision about whether to make the LEP.

Should you have any enquiries about this matter, I have arranged for William Pruss to assist you. Mr Pruss can be contacted on 8229 2978.

Yours sincerely



28 July 2023

Laura Locke
Director
Eastern and South Districts

Encl: Gateway determination