

# **Attachment D**

**Gateway determination dated 23 February  
2024**



Department of Planning, Housing and Infrastructure

Monica Barone  
Chief Executive Officer  
City of Sydney Council  
GPO Box 1591  
Sydney NSW 2000

Our ref: IRF24/391

Dear Ms Barone

**Policy and Housekeeping planning proposal (PP-2023-2785)**

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) in respect of the planning proposal to make policy and housekeeping amendments to Sydney Local Environmental Plan 2005, Sydney Local Environmental Plan 2012, Sydney Local Environmental Plan (Green Square Town Centre) 2013, Sydney Local Environmental Plan (Green Square Town Centre—Stage 2) 2013 and repeal Sydney Local Environmental Plan (Harold Park) 2011, Sydney Local Environmental Plan (Glebe Affordable Housing Project) 2011 and South Sydney Local Environmental Plan 1998.

As delegate of the Minister for Planning and Public Spaces, I have determined that the planning proposal should be revised in accordance with the conditions of the enclosed Gateway determination and resubmitted. The revised planning proposal is to be resubmitted within one (1) month of the Gateway determination.

Should you have any enquiries about this matter, I have arranged for Tom Atkinson (acting Manager, City of Sydney and Eastern District) to assist you. He can be contacted on 9373 2816.

Yours sincerely

A handwritten signature in black ink that reads 'Emma Hitchens'.

**Emma Hitchens**  
**Acting Director, City of Sydney and Eastern District**  
**Planning, Land Use Strategy and Housing**  
**Department of Planning**

**23 February 2024**

Encl: Gateway determination

## Gateway Determination

**Planning proposal (Department Ref: PP-2023-2785):** to make policy and housekeeping amendments to Sydney Local Environmental Plan 2005, Sydney Local Environmental Plan 2012, Sydney Local Environmental Plan (Green Square Town Centre) 2013, Sydney Local Environmental Plan (Green Square Town Centre—Stage 2) 2013 and repeal Sydney Local Environmental Plan (Harold Park) 2011, Sydney Local Environmental Plan (Glebe Affordable Housing Project) 2011 and South Sydney Local Environmental Plan 1998.

I, the acting Director, City of Sydney and Eastern District, at the Department of Planning, Housing and Infrastructure, as delegate of the Minister for Planning and Public Spaces, have determined under section 3.34(2) of the *Environmental Planning and Assessment Act 1979* (the Act) that the above planning proposal should be resubmitted.

### Gateway Conditions

1. The planning proposal is to be revised to remove the proposed amendments to the planning controls for build-to-rent and co-living housing.
2. The revised planning proposal is to be resubmitted no later than 1 month from the date of the Gateway determination.
3. The proposed amendments to the planning controls for build-to-rent and co-living housing are to be included in a separate planning proposal.

Dated 23 February 2024



**Emma Hitchens**  
**Acting Director, City of Sydney and**  
**Eastern District**  
**Planning, Land Use Strategy and**  
**Housing**  
**Department of Planning, Housing and**  
**Infrastructure**

**Delegate of the Minister for Planning and**  
**Public Spaces**