

Gateway Determination

Planning proposal (Department Ref: PP_2018_WOOLL_003_00): to list a new heritage item at 2A Cooper Street, Double Bay (also known as 24-26 Bay Street, Double Bay).

I, the Executive Director, Regions at the Department of Planning and Environment, as delegate of the Minister of Planning, have determined under section 3.34(2) of the *Environmental Planning and Assessment Act 1979* (the Act) that an amendment to the Woollahra Local Environmental Plan (LEP) 2014 to list a new heritage item at 2A Cooper Street, Double Bay (also known as 24-26 Bay Street, Double Bay) should proceed subject to the following conditions:

1. Prior to community consultation, the planning proposal is to be amended to:
 - (a) update the project timeline; and
 - (b) clearly reference that state heritage listing is separate to this LEP amendment.
2. Public exhibition is required under section 3.34(2)(c) and schedule 1 clause 4 of the Act as follows:
 - (a) the planning proposal must be made publicly available for a minimum of **28 days**; and
 - (b) the planning proposal authority must comply with the notice requirements for public exhibition of planning proposals and the specifications for material that must be made publicly available along with planning proposals as identified in section 5.5.2 of *A guide to preparing local environmental plans* (Department of Planning and Environment 2016).
3. Consultation is required with the Office of Environment and Heritage (OEH) under section 3.34(2)(d) of the Act. OEH is to be provided with a copy of the planning proposal and any relevant supporting material and given at least 21 days to comment on the proposal.
4. A public hearing is not required to be held into the matter by any person or body under section 3.34(2)(e) of the Act. This does not discharge Council from any obligation it may otherwise have to conduct a public hearing (for example, in response to a submission or if reclassifying land).

5. The time frame for completing the LEP is to be **nine months** following the date of the Gateway determination.

Dated *11th* day of *February* 2019.


Stephen Murray
Executive Director, Regions
Planning Services
Department of Planning and Environment

Delegate of the Minister of Planning