



Ms Anna Summerhayes
A/Executive Director
Independent Planning Commission
Level 3, 201 Elizabeth Street
SYDNEY NSW 2000

Dear Ms Summerhayes

Re: St Leonards South Residential Precinct planning proposal

Thank you for your letter dated 16 May 2019 requesting additional information to assist the Commission in relation to the above matter.

The Department will provide the Commission with access to a digital overshadowing model for the St Leonards and Crows Nest investigation area prior to the public meeting on 20 May 2019. For licensing reasons, the digital model cannot be shared with third parties. However, I have enclosed images of overshadowing testing for St Leonards South Residential Precinct planning proposal which can be made available on the Commission's website.

The Department will arrange for the 3D physical model of the investigation area to be available at the public meeting on Monday 20 May 2019.

A factual comparison of the objectives of Lane Cove Council's planning proposal for St Leonards South with the Draft 2036 Plan for St Leonards and Crows Nest is enclosed.

A copy of the speaking notes used by Acting Deputy Secretary Brett Whitworth at the Department's briefing to the Commission on Friday 10 May 2019 is also enclosed.

I wish to clarify that an Alteration to Condition 6 of the Gateway Determination for the St Leonards South Residential Precinct planning proposal was issued on 26 April 2019 granting an extension for completing the Local Environmental Plan until 2 December 2019.

If you have any more questions, please contact Ms Elvie Magallanes, Senior Planner, Urban Renewal, at the Department of Planning and Environment on [REDACTED] or at Elvie.Magallanes@planning.nsw.gov.au.

Yours sincerely

Mark Schofield
A/Executive Director, Housing and Urban Renewal

Enclosed:

- Images of overshadowing testing for St Leonards South Planning Proposal.
- Factual comparison of the objectives of Council's planning proposal with the Draft 2036 Plan.
- Department's speaking notes from briefing to the Commission on 10 May 2019.
- Alteration of Gateway Determination issued on 26 April 2019.