



20 April 2012

Our Ref: 11084

The General Manager
Wollongong City Council
Locked Bag 8821
Wollongong DC NSW 2500

Attention: Edith Barnes

Dear Edith,

re: 47- 49 Boronia Avenue, Windang: request to prepare a planning proposal

We write with reference to a meeting which was held at Windang Bowling Club on the 17 April 2012 with the local community. The meeting was held to discuss the request to prepare a Planning Proposal that was on Public Exhibition and to determine how the community felt about the details of the request.

The meeting was organised by our client, Dean-Willcocks Shepard (DWS) Recovery & Strategy who are the liquidators of the site. Councillor Vicki Curran attended the meeting and acted as chair of the meeting.

At the meeting it was explained that the request to prepare a planning proposal, currently before Council, sought the following:-

- To rezone the subject site from RE2 Private Recreation (part of the site was already zoned R2 Residential) to R2 Low Density Residential;
- To increase the FSR of the site (which is currently 0.5:1 and uncoloured) to 0.75:1;
- To increase the maximum building height permissible on the site to be 12m (currently the maximum is 9m); and
- A minimum lot size for the entire site to be F (449m²).

Based on the feedback received at the meeting, our client would like to amend their request to prepare a planning proposal. They would now like to seek the preparation of a planning proposal:-

- To rezone the subject site from RE2 Private Recreation (part of the site was already zoned R2 Residential) to R2 Low Density Residential;
- To permit a maximum FSR on the site (which is currently part 0.5:1 and uncoloured) of 0.5:1;



- No change to the maximum building height on the site (which is currently 9m); and
- A minimum lot size for the entire site to be F (449m²).

In this regard, could you please advise as to what information will be required from Council to amend the request to prepare a planning proposal, to seek the above changes.

Yours faithfully,
BBC Consulting Planners

A handwritten signature in blue ink, consisting of a stylized, cursive 'R' followed by a long horizontal line that tapers to a point on the right.

Robert Chambers
Director

Email bob.chambers@bbcplanners.com.au