



The Honourable Rob Stokes MP
Minister for Planning and Public Spaces

Ms Lucy Turnbull AO
Chief Commissioner
Greater Sydney Commission
GPO Box 257
PARRAMATTA NSW 2124

Dear Ms Turnbull *Lucy,*

I am writing in relation to the future of the western gateway to the Sydney CBD, namely the Western Harbour precinct and Pyrmont peninsula.

Public commentary in recent weeks has questioned whether the existing planning framework for this area remains fit for purpose and will deliver good planning outcomes consistent with the desired future character of this important part of our city. I am also aware that *Sydney Regional Environmental Plan No 26 – City West* (SREP No 26 – City West) is currently being reviewed to take into account the significant infrastructure investment in the area.

For these reasons, I write to ask the Greater Sydney Commission (the Commission) to conduct an independent review of the planning framework for the Western Harbour precinct, including the Pyrmont peninsula, and to prepare a report on the outcomes of your review in accordance with section 10(1)(f1) of the Greater Sydney Commission Act 2015 (NSW).

Given the opportunity to provide input into the review of SREP No 26 – City West, it is important that this review takes place immediately. I therefore ask that you furnish your report to both the Premier and myself no later than 30 September 2019.

I expect the report to outline your assessment of the efficacy of current development controls, and any recommendation the Commission might make to ensure good planning outcomes for the Western Harbour precinct.

Specifically, the report should provide advice and recommendations on:

- the appropriateness of existing development standards to deliver the Government's vision for a vibrant mixed use precinct given its proximity to global Sydney's CBD;
- the capacity of existing infrastructure to accommodate new residents, tourists and workers within the precinct;
- the integration of significant projects planned and underway within the precinct; and
- any other relevant matters, including the *Eastern City District Plan*.

The Commission's review will provide an important opportunity for stakeholder views to be heard on the future development of area.

If you require additional information or wish to discuss this matter further, please do not hesitate to contact [REDACTED]

Yours sincerely

Rob Stokes MP
Minister for Planning and Public Spaces