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4 July 2013

NSW Department of Planning & Infrastructure  
GPO Box 39  
SYDNEY NSW 2001  
(via email: [community@planning.nsw.gov.au](mailto:community@planning.nsw.gov.au))

Dear Sir/Madam,

**Draft Broader Western Sydney Employment Area Structure Plan – Submission by CSR Limited: 327-335 Burley Road, Horsley Park, NSW, 2175**

Monier PGH Holdings Limited (a division of CSR Limited) owns the existing brickworks site at 327-335 Burley Road, Horsley Park. The site is legally defined as Lot 1 in DP 106143 and a site location plan is attached to this letter (see **Attachment A**) identifying the site.

The site is currently located within the site boundaries of the State Environmental Planning Policy (Western Sydney Employment Area) 2009 as indicated on **Attachment B**. In accordance with the 'Land Zoning Map' the site is predominantly zoned IN1 General Industrial and also part zoned E2 Environmental Conservation on its eastern property boundary.

Under the Draft Broader WSEA Structure Plan, we note that the site is not included within the study area boundaries (as shown in **Attachment C**).

Following recent discussions with Bruce Colman of the Department of Planning & Infrastructure we understand that the site was omitted from the Draft Broader WSEA Structure Plan in error (i.e. a graphical/mapping mistake) and that it should be included within the draft Structure Plan.

Therefore, this submission is to formally request the Department to update the Structure Plan to include 327-335 Burley Road, Horsley Park, NSW, 2175 within the study area boundaries.

We would appreciate a response in relation to this matter at the Department's earliest convenience.

Yours sincerely,



Andrew MacKenzie  
General Manager  
CSR LIMITED - Group Property



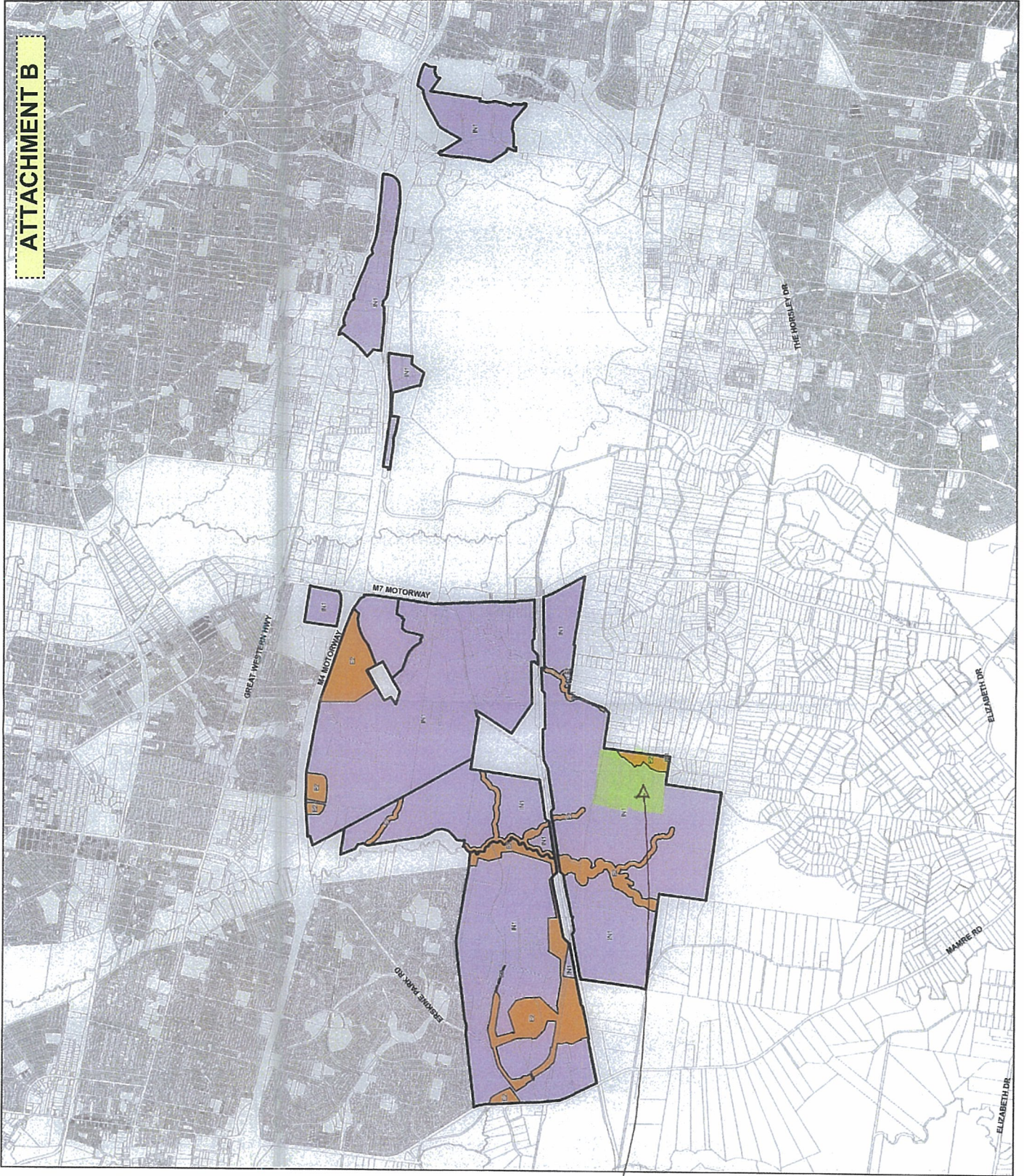


# ATTACHMENT A





# ATTACHMENT B



NSW GOVERNMENT  
Department of Planning

## State Environmental Planning Policy (Western Sydney Employment Area) 2009 Land Zoning Map

sheet LZN 001

- Zone**
- Subject Land
  - Environmental Conservation
  - General Industrial
  - Cadastre
- Cadastre 04/09/2009 © Dept of Lands

CSR site



Projection: MGA Zone 56  
Datum: GDA84

Map Identification Number  
SEPP\_WSEA\_LZN\_001\_2009005



csr site

# ATTACHMENT C

## BROADER WSEA DRAFT STRUCTURE PLAN

- Legend**
- Existing Zoned**
- General Industrial
  - Environmental Conservation
- Future Land Uses**
- Employment
  - Non Employment
- Centres**
- Major Centre
  - Town Centre
  - Local Centre
  - Potential Local Centre
  - Potential Specialised Centre
- Transport**
- Potential Outer Sydney
  - Orbital Multi Modal Corridor
  - Future Primary Road
  - Future Secondary Road
  - Potential Rail Corridor
  - Potential Freight Corridor
  - Potential Intermodal
  - Terminal
  - Interchange
- Other**
- Study Area Boundary
  - Proposed Boundary
  - Adjustment
  - Major Floodplain
  - Riparian Corridor
  - Commonwealth Land

