

29 October 2014

Mr Bruce Colman
Planning Strategies, Housing & Infrastructure
GPO Box 39
Department of Planning and Environment
SYDNEY NSW 2001

Dear Mr Colman

Re: Revised Boundaries - Exhibition Structure Plan Western Sydney Employment Area

I refer to the recent public exhibition of the amended boundaries to the Western Sydney Employment Area (WSEA). In general, Council is supportive of the WSEA draft Structure Plan which provides for a possible 57,000 jobs for Western Sydney. The issues we raised (that are still relevant) in our original submission still stand.

This submission provides comments on the amendment to the WSEA boundaries, Badgerys Creek Airport and Staging.

Amended WSEA Boundaries

Council understands the reasons for the boundaries being amended and supports the Department in making these changes.

Badgerys Creek Airport Announcement

Since our previous submission (September 2013), the Federal Government has announced Sydney's second airport at Badgerys Creek. Since this time there has been interest from many land owners keen to rezone their properties. These enquiries have either been for land within the former WSEA boundary, the Growth Centres or the rural land not proposed for any rezoning in the longer term. It is vital for the future planning of the airport that certain land is reserved and not opportunistically rezoned prior to the planning of the airport (including the Rail Corridor Reservation and Outer Sydney Orbital).

It is recommended (through a separate process) that the Department of Planning and Environment prepare a land use study for the land surrounding the airport including WSEA land, the Growth Centre and rural lands to ensure future rezonings are not opportunistically rezoned.

Staging of Precincts and Development

Since the announcement of the airport, Council has seen a lot of interest in land surrounding the airport site; it is recommended that WSEA is broken into precincts similar to the South West Growth Centre to ensure the appropriate areas are released in regards to timing of airport development.

Final comments

Council is supportive of the WSEA draft Structure Plan which proposes the creation of 57,000 jobs for western Sydney. Council appreciates the opportunity to have input into this process and looks forward to working further with the Department to deliver growth and employment in south western Sydney.

Yours sincerely



Toni Averay
Director Planning and Growth