

Response given to the St George and Sutherland Shire Leader regarding Gerrale St, Cronulla

Response given on 27 July in response to an inquiry about why the Department allowed the planning proposal for 19-21 Gerrale St, Cronulla to proceed to public exhibition:

The Department's Gateway determination was that Sutherland Shire Council's planning proposal to increase the allowable height and density at 19-21 Gerrale St, Cronulla should be allowed to proceed to public exhibition.

This will allow feedback from the community and other interested parties on the proposal.

The Gateway panel's decision was based on the following factors:

- A number of nearby sites are already at 9 storeys (namely 1-5, 7-11, 12-15 and 31 Gerrale St);
- The planning proposal would provide additional residential capacity in a well suited location close to the existing train station and within an existing town centre containing shops and other services. This is consistent with the Metropolitan Plan and draft South subregional strategy;
- The proposal would enable a more diverse mix of housing in the area; and
- Concerns regarding overshadowing, design and amenity can be appropriately considered when assessing the associated development application for the site.

The Department has also required that Council exhibit the planning proposal concurrently with the associated development application to ensure that the community is aware of the potential development outcomes that may result.