

25 June 2013

Heather Warton  
Director, Metropolitan and Regional Projects North  
Department of Infrastructure and Planning  
23-33 Bridge Street  
Sydney NSW 2000

Dear Heather

**MP 11\_0010 Claymore Renewal Concept Plan Condition Modification Request**

We are seeking an amendment to the Claymore Renewal Concept Plan condition relating to Development Contributions (Schedule 4, Item 7). There is uncertainty regarding the development contributions based on the current wording of the condition and we seek to rectify the situation by providing greater certainty by lodging a modification to the Concept Plan so that it takes into account the following:

- NSW Land and Housing Corporation submits a letter of offer to enter into a VPA (Planning Agreement and Infrastructure Services Delivery Plan) with Campbelltown Council. The items of works to be delivered in the VPA are to be generally consistent with the Concept Plan Approval. It is to provide details in regards to the item of works to be provided, responsibilities and timing.
- The timeframe for execution of the VPA is to be deferred to Stage 3 DA approval (Stage 3 incorporates significant project items including Community Facilities and Retail. This will allow for the project to proceed whilst still ensuring the VPA is executed prior to Stage 3 when critical infrastructure works are required. The deferment of execution will not impede the delivery of any of the works as the development applications will still demonstrate consistency with the Concept Plan and the related letter of offer.
- Stages 1 & 2 VPA items of works are to be undertaken as part of the works associated with each development application. This will be confirmed as part of the Stage 1 works when the Development Application is lodged with Council and can be secured via a Works In Kind Agreement.

The strategy outlined above was discussed in a meeting held on 9 May 2013 between myself, Sean O'Toole (Managing Director, UrbanGrowth NSW), Paul Tosi (General Manager, Campbelltown City Council) and Jeff Lawrence (Planning and Environment Director, Campbelltown City Council) in relation to the Airs Bradbury Concept Plan Condition.

Council expressed support for this overall strategy relating to Airds Bradbury Renewal Area, including the need to amend the Concept Plan condition relating to development contributions. We now seek to amend the condition relating to Claymore to keep it consistent with the approval strategy taking place in the Airds Bradbury Renewal Area.

Should you require further information, please contact either myself or Paul Jones on 02 9841 8738.

Yours sincerely,

A handwritten signature in black ink, appearing to be 'P. Hourigan', with a long horizontal flourish extending to the right.

Paul Hourigan  
**Development Director – Campbelltown**  
02 9841 8760