Resolution of Central Sydney Planning Committee

23 April 2026

Item 5

Public Exhibition – Planning Proposal – 44-78 Rosehill Street, Redfern – Sydney Local Environmental Plan 2012 and Sydney Development Control Plan 2012 Amendment and Sydney Development Control Plan 2012 Amendment – Student Accommodation

Moved by the Chair (the Lord Mayor), seconded by Councillor Miller –

It is resolved that:

(A) the Central Sydney Planning Committee approve Planning Proposal - 44-78 Rosehill Street, Redfern, as shown at Attachment A to the subject report, to be submitted to the Minister for Planning and Public Spaces with a request for Gateway Determination;

(B) the Central Sydney Planning Committee approve Planning Proposal - 44-78 Rosehill Street, Redfern, as shown at Attachment A to the subject report, for public authority consultation and public exhibition in accordance with any conditions imposed under the Gateway Determination;

(C) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 20 April 2026 that Council seek authority from the Minister for Planning and Public Spaces to exercise the delegation of all the functions under section 3.36 of the Environmental Planning and Assessment Act 1979 to make the local environmental plan and to put into effect Planning Proposal - 44-78 Rosehill Street, Redfern;

(D) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 20 April 2026 that Council approve the Draft Sydney Development Control Plan 2012 - 44-78 Rosehill Street, Redfern, as shown at Attachment B to the subject report, for public authority consultation and public exhibition concurrent with the Planning Proposal;

(E) the Central Sydney Planning Committee note the recommendation to Council's Transport, Heritage and Planning Committee on 20 April 2026 that Council approve the Draft Sydney Development Control Plan 2012 - Student Accommodation, as shown at Attachment C to the subject report, for public exhibition;

(F) authority be delegated to the Chief Executive Officer to make any variations to Planning Proposal - 44-78 Rosehill Street, Redfern, to correct any drafting errors or to ensure consistency with the Gateway Determination;

(G) authority be delegated to the Chief Executive Officer to make any variations to Draft Sydney Development Control Plan 2012 - 44-78 Rosehill Street, Redfern and to Draft Sydney Development Control Plan 2012 - Student Accommodation, to correct any drafting errors or ensure it is consistent with the Planning Proposal following the Gateway Determination; and

(H) the Central Sydney Planning Committee note the Chief Executive Officer will prepare a draft planning agreement in accordance with the letter of offer dated 12 November 2025, shown at Attachment D to the subject report, and the requirements of the Environmental Planning and Assessment Act 1979, to be exhibited in accordance with the Act.

Carried unanimously.

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