



## EXHIBITION OF STATE SIGNIFICANT DEVELOPMENT APPLICATION

# Mixed Use Development at Green Square Town Centre - Sites 7,17 and 18

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Application No	SSD-83899206
Location	960A Bourke Street, Zetland
Applicant	Mirvac Green Square Pty Ltd
Council Area	City of Sydney
Consent Authority	Minister for Planning and Public Spaces

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### Description of proposal

Site preparation works and construction of a three-building mixed use development including:

- 511 build-to-rent dwellings (including 60 affordable housing dwellings)
  - Non-residential floor space including retail premises and staff offices
  - Basement level for waste collection and servicing
  - Carparking and bicycle parking
  - Public domain, through-site links and landscaping works including tree removal
  - Utility and stormwater connections
  - Subdivision of land to be dedicated to Council
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### Description of concurrent rezoning proposal

Amendment to the *Sydney Local Environmental Plan (Green Square Town Centre) 2013*, specifically:

- Increase the permitted Height of Buildings from 50 – 75 RL to a maximum of 89 RL (Site 7), 50 – 62.5 RL to a maximum of 87 RL (Site 17) and 83 RL to a maximum of 86 RL (Site 18)
  - Increase the permitted Floor Space Ratio from 5.47:1 to a maximum of 7.63:1
  - Exclude the site from the application of cl. 6.5 Affordable housing
  - Exclude the site from the application of cl. 6.6 Active street frontages
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### About the exhibition

An exhibition process allows any individual or organisation to have their say about a proposed development.

The Department of Planning, Housing and Infrastructure (the Department) has received a State significant development (SSD) application for the abovementioned development which includes a concurrent rezoning proposal. Submissions from the public are now being sought on the matters. The application, environmental impact statement (EIS) and accompanying documents are on exhibition from **Thursday 26 February 2026** until **Wednesday 11 March 2026**. You can view these documents online at [www.planningportal.nsw.gov.au/major-projects](http://www.planningportal.nsw.gov.au/major-projects).

At the time of publishing this advertisement, the Minister for Planning and Public Spaces has not directed that a public hearing should be held.

### Have your say

To have your say on this project, you must lodge a submission online through the NSW Planning Portal before the close of the exhibition period.

To do this, search for this project at [www.planningportal.nsw.gov.au/major-projects](http://www.planningportal.nsw.gov.au/major-projects) and click on 'Make a submission'. You will need to log in or create a user account.

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## Department of Planning, Housing and Infrastructure

Resources to help you use the NSW Planning Portal are available at [www.planningportal.nsw.gov.au/major-projects/help](http://www.planningportal.nsw.gov.au/major-projects/help) including a step-by-step [guide](#) on how to make a submission. If you require assistance, please contact the Department's customer support team on 1300 305 695.

If you think you'll need help making a submission using the portal, it's a good idea to contact customer support sooner rather than later. Ensure you give yourself plenty of time to make a submission before the project's exhibition period end date.

You cannot upload a submission on behalf of another person.

**Before making your submission:** You should read the Department's:

- Disclaimer and declaration at [www.planningportal.nsw.gov.au/major-projects/help/disclaimer-and-declaration](http://www.planningportal.nsw.gov.au/major-projects/help/disclaimer-and-declaration), and
- Privacy statement at [www.planning.nsw.gov.au/privacy](http://www.planning.nsw.gov.au/privacy).

**When making a submission you will be required to include:**

- your name and address
- the name of the application and the application number
- a statement on whether you 'support' or 'object' to the proposal or if you are simply providing comment
- the reasons why you support or object to the proposal
- a declaration of any reportable political donations you have made in the last two years (visit [www.planning.nsw.gov.au/Assess-and-Regulate/Development-Assessment/Planning-Approval-Pathways/Donations-and-Gift-Disclosure](http://www.planning.nsw.gov.au/Assess-and-Regulate/Development-Assessment/Planning-Approval-Pathways/Donations-and-Gift-Disclosure) or phone 1300 305 695 to find out more)
- an acknowledgement that you accept the Department's [disclaimer and declaration](#), including confirmation that your submission does not contain offensive, threatening, defamatory or inappropriate content.

Your submission will be published on the NSW Planning Portal in accordance with the Department's privacy statement and disclaimer and declaration. You can elect to have your name withheld from the published list of submitters. If you choose this option, do not include personal information in the body of your submission or in any attachments as your submission will be published in full.

The Department may choose to withhold from publication any submission considered offensive, threatening, defamatory or inappropriate.

For more information, including the Department's submissions policy, please go to [www.planningportal.nsw.gov.au/major-projects/have-your-say](http://www.planningportal.nsw.gov.au/major-projects/have-your-say).

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For more information about the project: Contact Rosie Turner on (02) 4904 2737

If you require assistance to use the NSW Planning Portal or you are having difficulty making a submission online, please call the Department's customer support team on 1300 305 695.

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