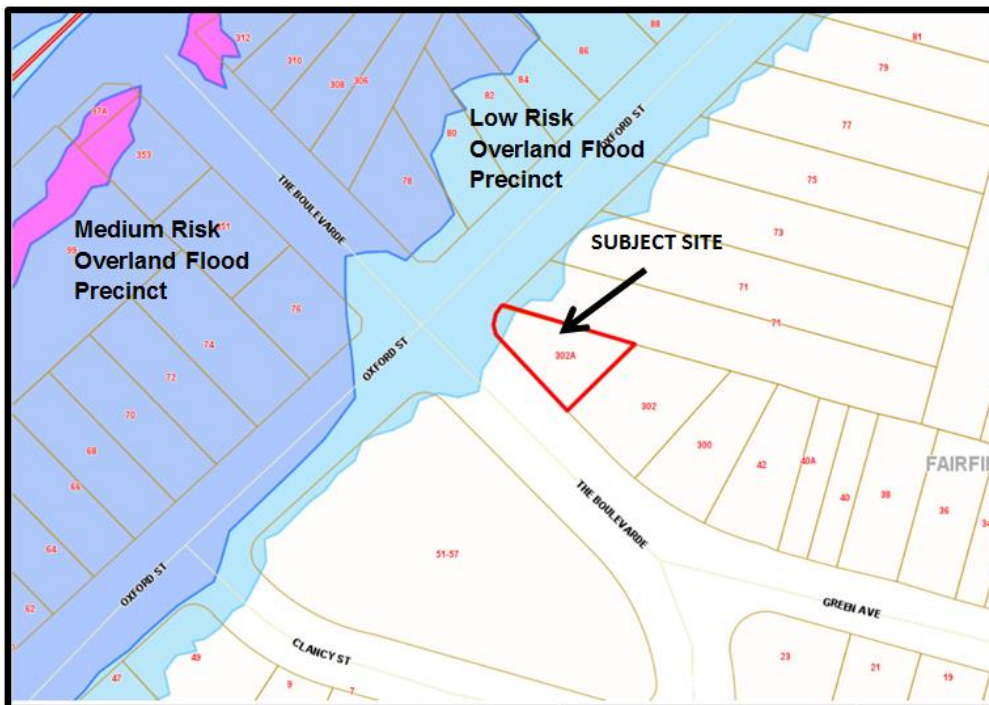


- 1) The following sites are not subject to land affection hazards as referenced in the land affectionation table and section 117 Direction Table in the body of the Planning Proposal.

House Keeping Issues not affected by land hazards
B.1 - Fairfield West, 84 Tasman Parade (Lot 0 SP 87321).
B.2 - Prairiewood, 512-520 Smithfield Road and 2 Myrtle Road (Lot 2 & 3 DP 310205 and Lot 105 & 106 DP 778580).
C.1.1 - Bonnyrigg, 51 Bonnyrigg Avenue (Lot 51 DP866490).

- 2) **A.1 – Smithfield 302A The Boulevard (Lot 1 DP 35591)** – Amending the Height of Building Map to apply a development standard of nine (9) metres. Amend the Floor Space Ratio Map to apply development standards of 0.45:1.



- 3) **A2 - Wetherill Park, 13 to 21 Rossetti Street (Lot 5 DP 714281)** - amending the Key Sites Map to make reference to the subject site as referred to in Clause 17A of Schedule 1 of the *Fairfield Local Environmental Plan 2013*.

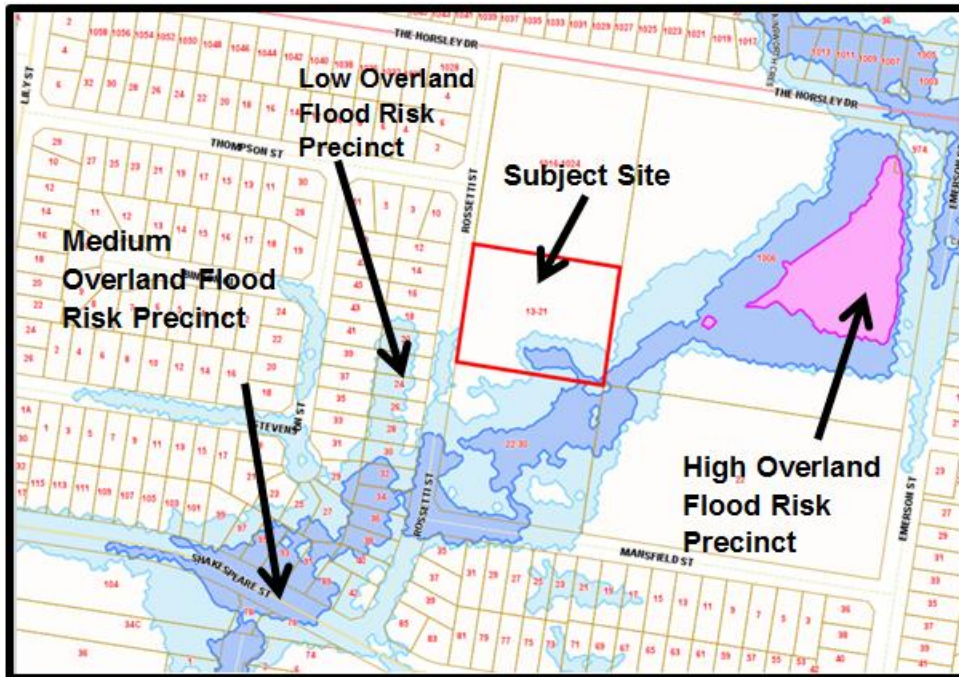


Figure 37 – Flood Risk Map – Low and Medium Flood Risk Precinct due to Overland flooding

- 4) **A3 – Wetherill Park, 117A Wetherill Street (Lot 15 DP 27962)** - by amending the Lot Size Map to apply a development standard of 450m². Amend the Lot Size for Dual Occupancy Map to apply a development standard of 900m² to the subject site.

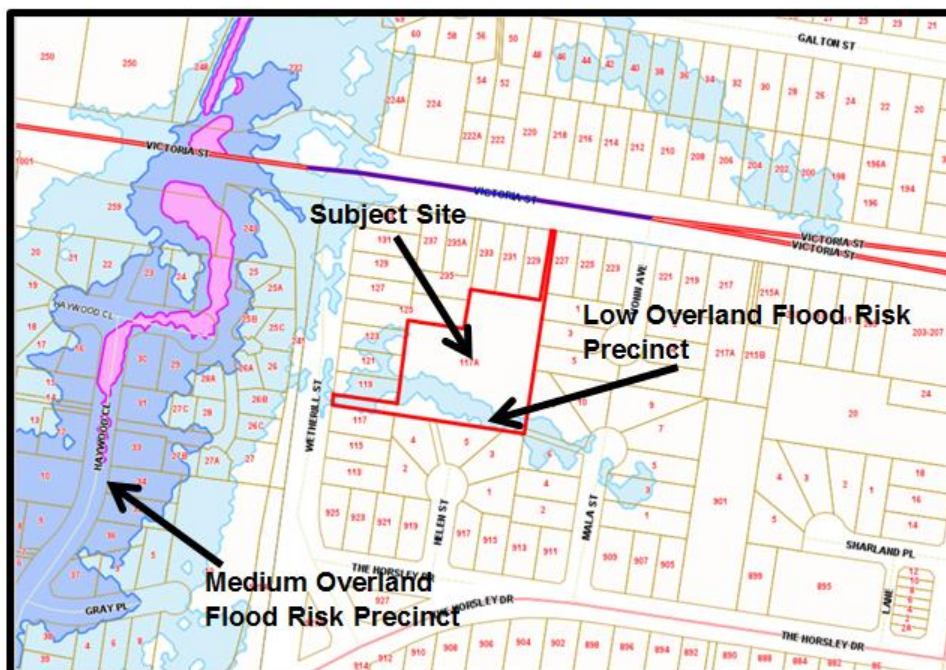


Figure 38 – Flood Risk Map – Low Flood Risk Precinct due to Overland flooding

- 5) **B.3 - Wetherill Park, 4 Kellaway Place (Lot 11 DP847242)** - by amending the Key Sites Map to make reference to sex services as an additional permitted use.

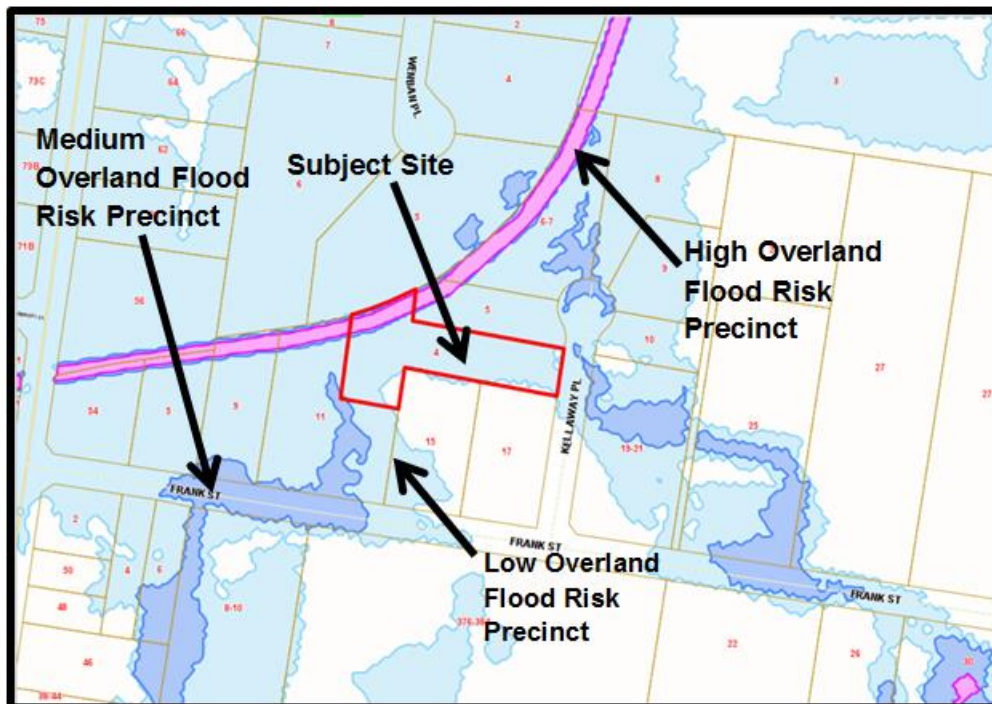


Figure 39 – Part High, Part medium and Part low risk flood risk precinct due to Overland flooding

- 6) **C.1.2 Bonnyrigg, 37 Bonnyrigg Avenue (Lot 438 DP 701592)** - by allowing 'Business premises' as additional permitted uses to the ground floor of the subject sites.

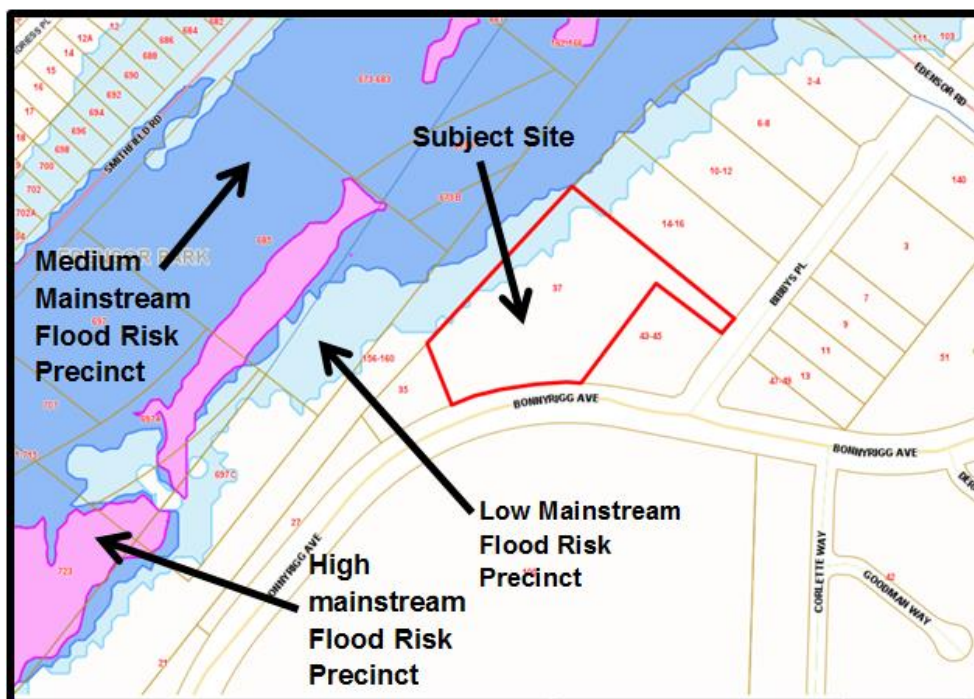


Figure 40 – Part low and no risk precinct due to mainstream flooding

Subject Site does not contain a heritage item nor is it within a heritage conservation area. Accordingly it is consistent with the relevant s117 Direction.

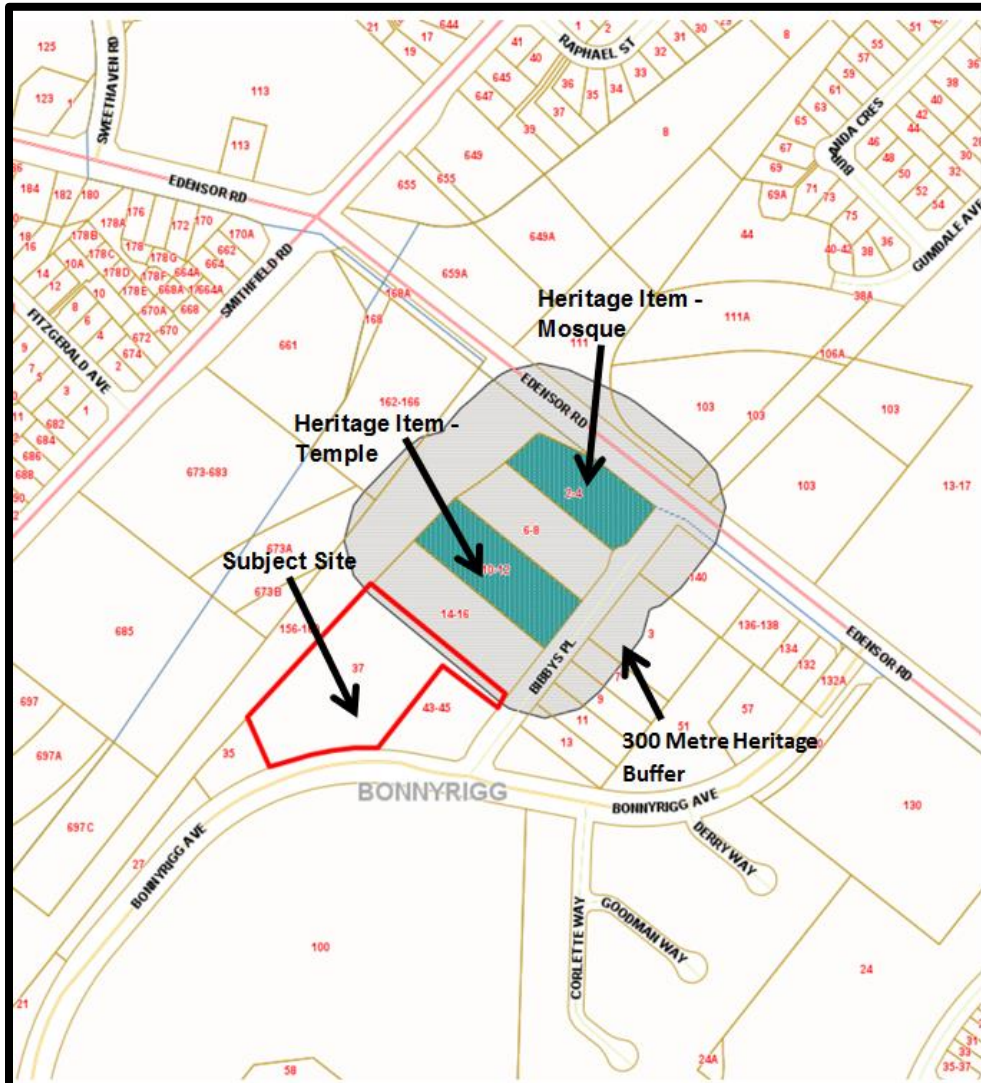


Figure 41 – Heritage 50m to 300m Buffer

- 7) **C.2 – Various sites Zoned B1 Neighbourhood Centre** - by amending the Height of Buildings Map to apply a development standard of 9 metres for sites currently with a maximum height of buildings below 9 metres.
- Fairfield, 181 Sackville Street – Lot: 62 Sec: 17 DP: 1059/Lot: 63 Sec: 17 DP: 1059/Lot: 64 Sec: 17 DP: 1059/Lot: 65 Sec: 17 DP: 1059

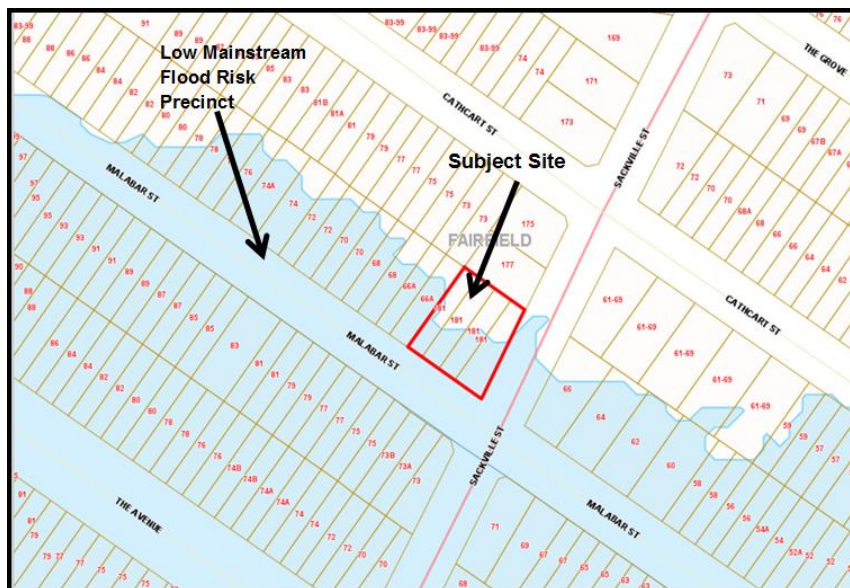


Figure 42 Medium and no Flood Risk Precinct Due to Mainstream Flooding

- Fairfield West, 97 Rawson Street (Corner Ainslie Street) - Lot: 110 DP: 836629

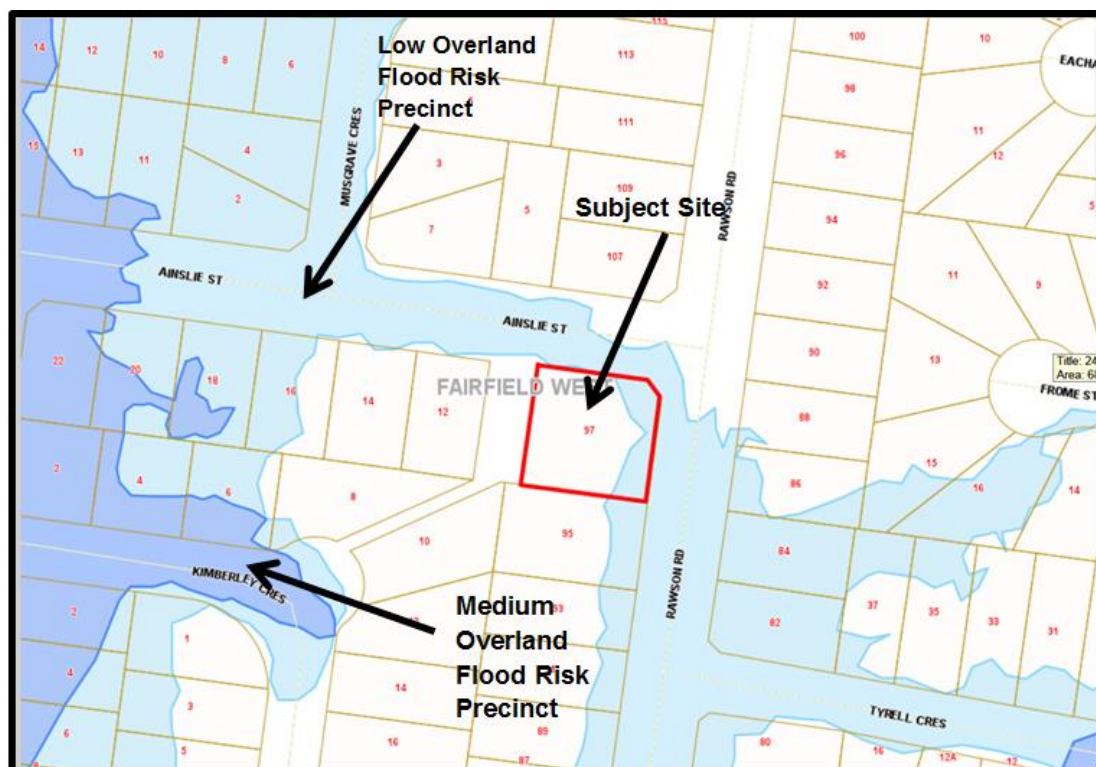


Figure 43 – Low flood risk precinct due to Overland Flooding

- Lansvale 139-141 Hollywood Drive (Corner Ferry Road) – Lot 2:DP 203389/Lot 10: DP 584660

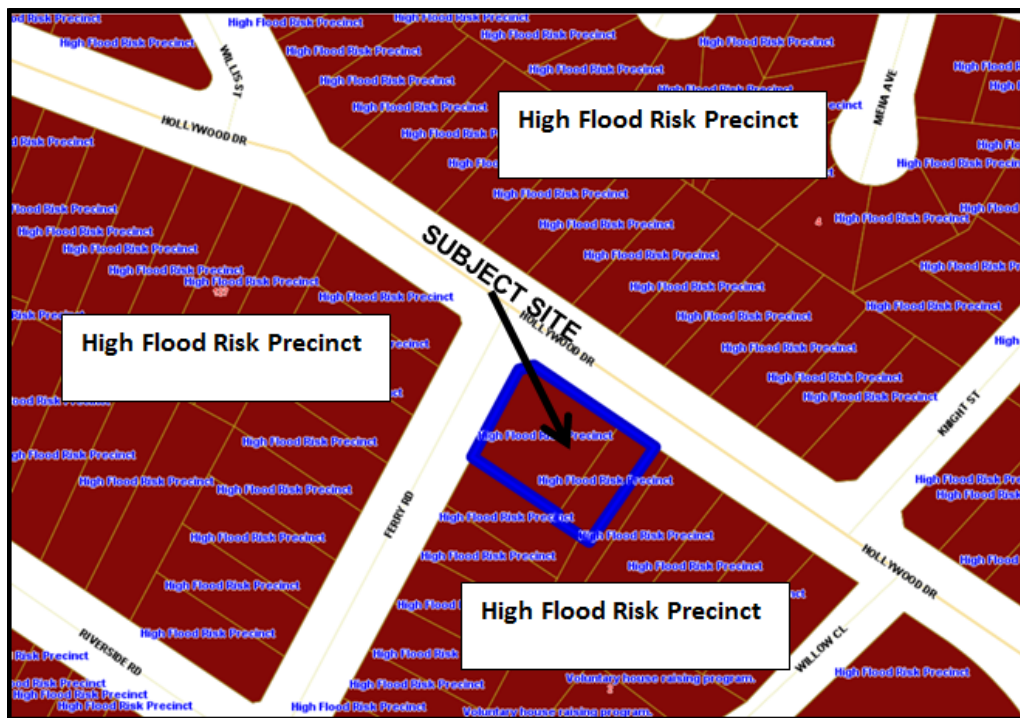


Figure – 44 High Flood Risk Precinct due to mainstream flooding

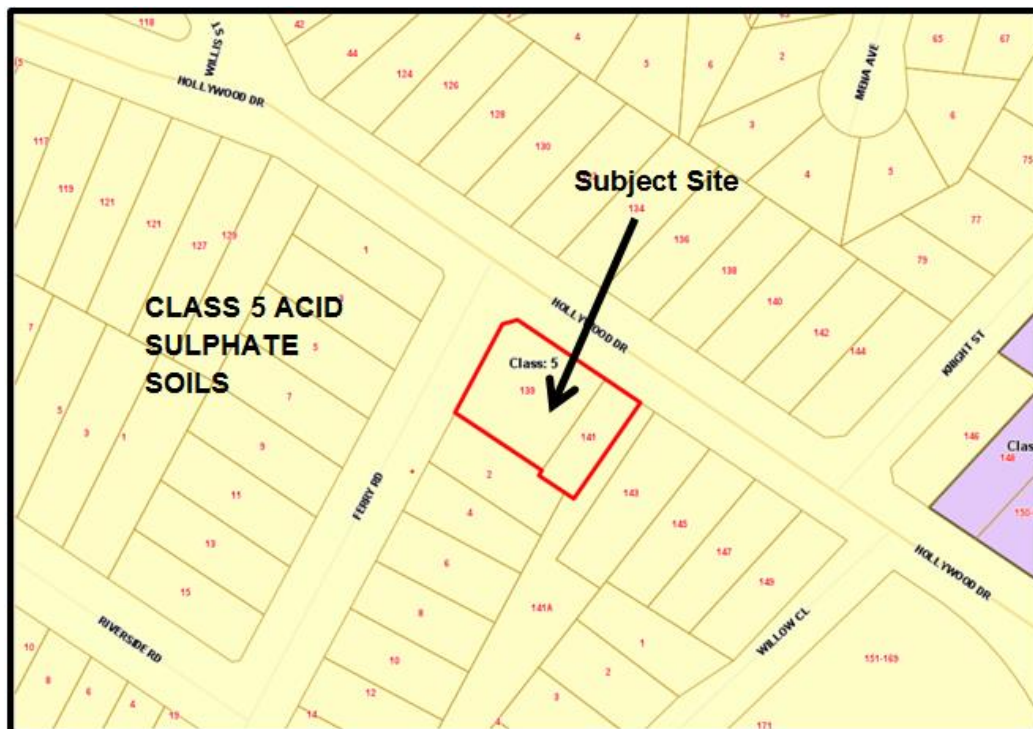


Figure 45 – Class 5 Acid Sulphate Soils

- Mt Pritchard, 170-178 Town View Road Lot 81 DP 216461/Lot 82 DP 216461/Lot 83 DP 216461/Lot 84 DP 216461/Lot 85 DP 216461/Lot 86 DP 216461

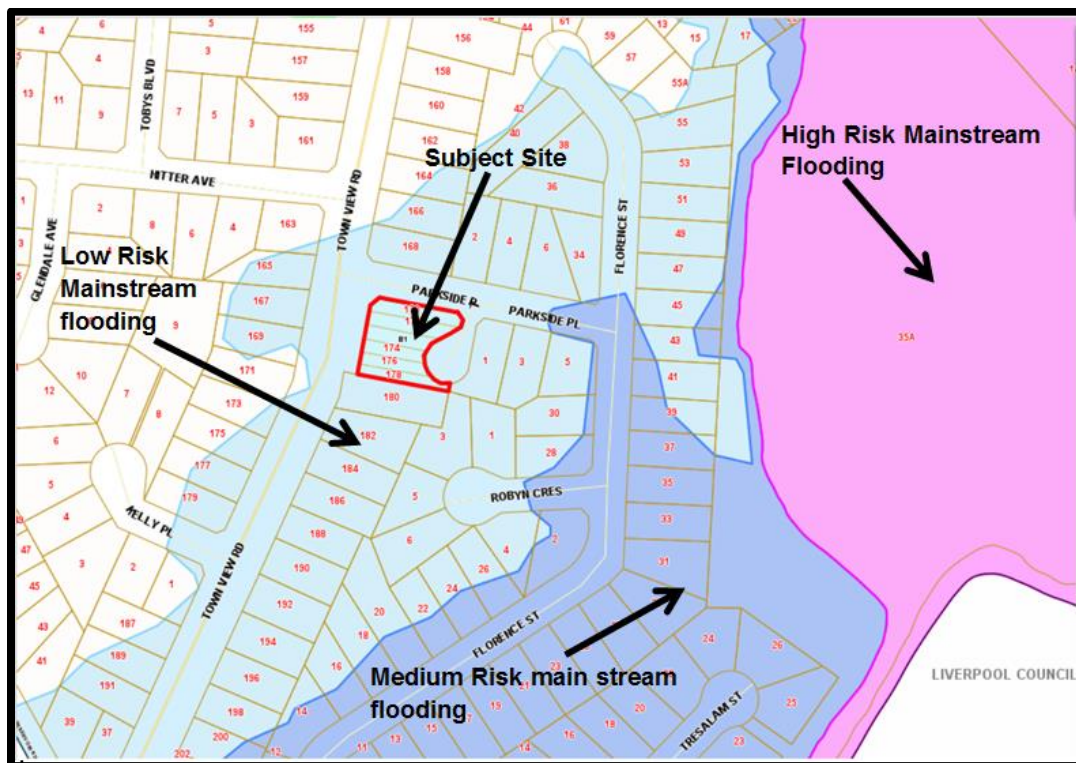


Figure 46 – Low Flood Risk Precinct due to Mainstream Flooding

- Mount Pritchard, 33 Hamel Road (Corner Horton Street) Lot: 4 DP: 231687/Lot: 5 DP: 231687/Lot: 6 DP: 231687/ Lot: 7 DP: 255234/Lot: 8 DP: 255234/Lot: 9 DP: 255234/Lot: 10 DP:255234/Lot: 11 DP:255234.

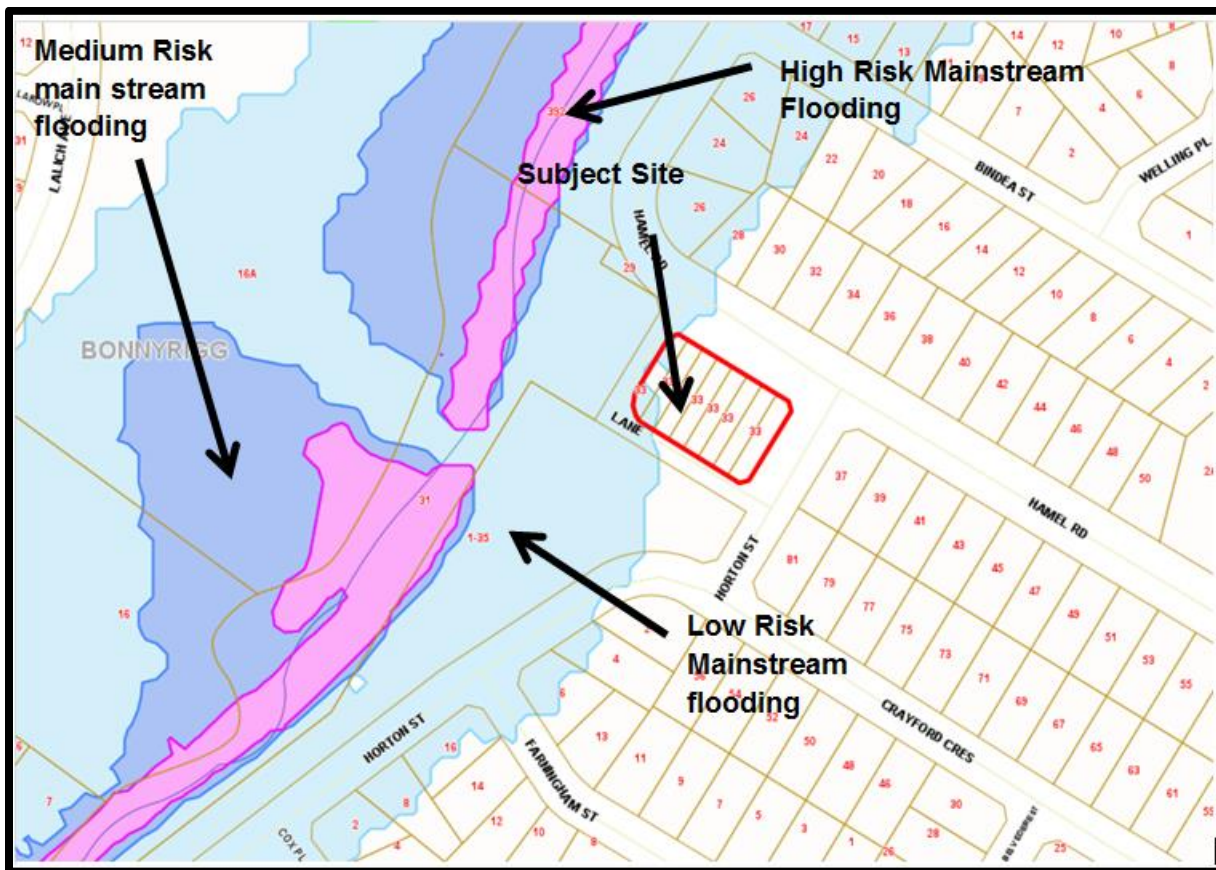


Figure 47 – Low Flood Risk Precinct due to mainstream flooding

- 105 Tangerine Street (Corner Hercules Street) Lot: 1 DP: 31634 /Lot: 2 DP: 31634 /Lot: 3 DP: 31634 /Lot: 4 DP: 31634 /Lot: 5 DP: 31634 /Lot: 6 DP: 31634.

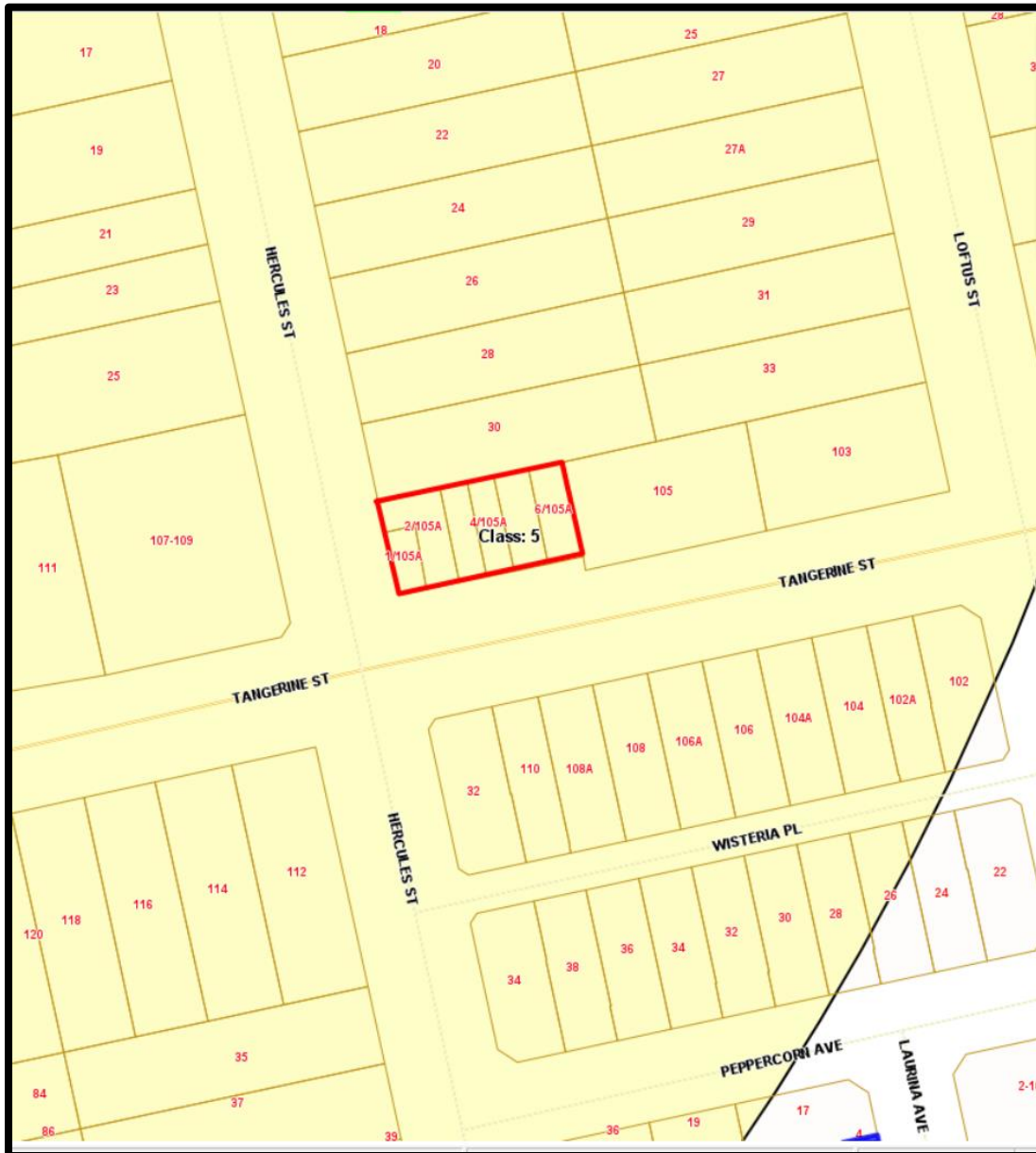


Figure 48 – Class 5 Acid Sulphate Soils

- Smithfield 48-66 Dublin Street (Between Jane Street and Brennan Street) Lot: 46 DP: 1014132 / Lot: 45 DP: 1014132 / Lot: 44 DP: 1014132 / Lot: 0 SP: 33740.

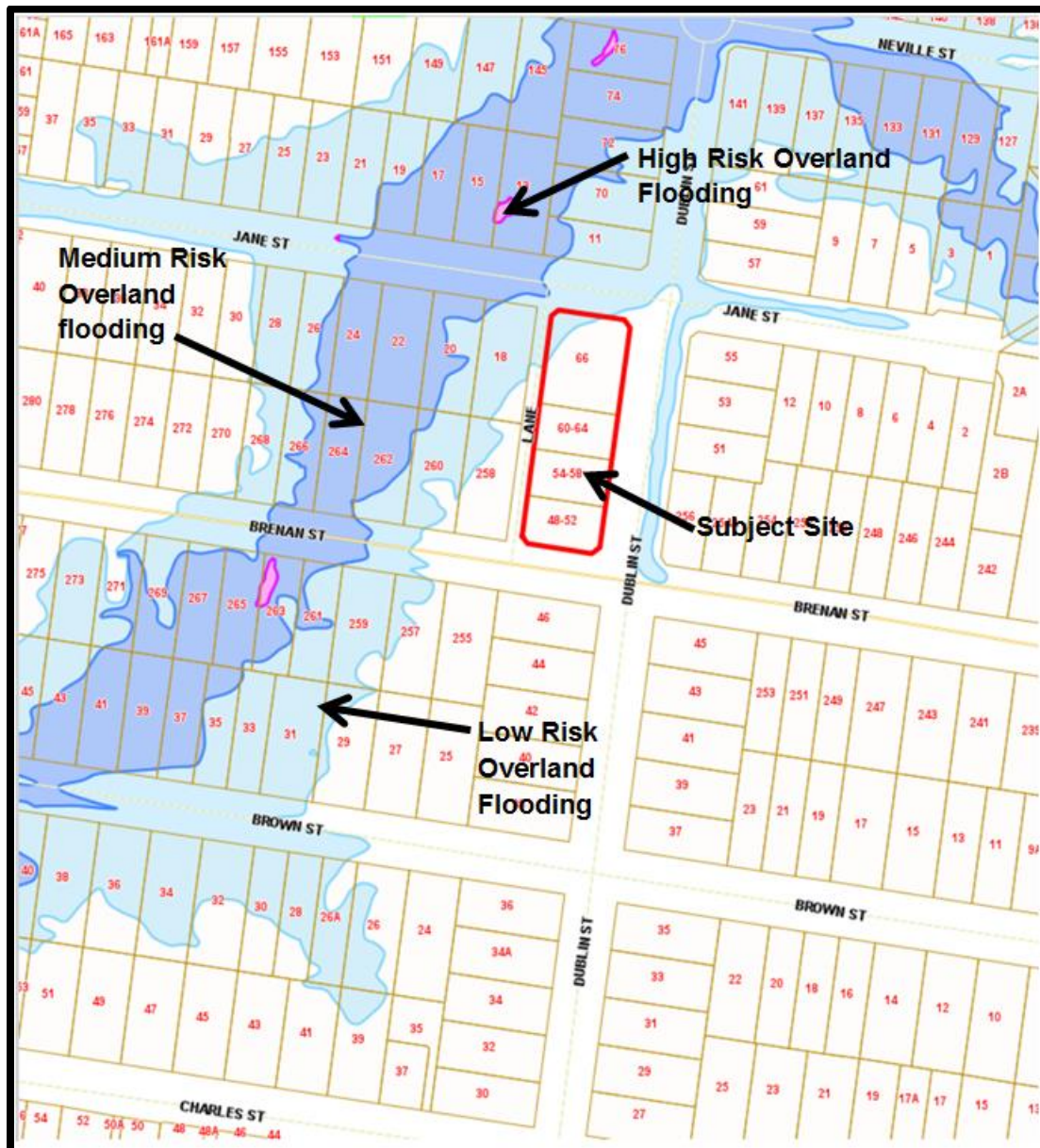


Figure 49 – Low Flood Risk Precinct due to Overland Flooding

- Smithfield, 107 Granville Street (Corner the Horsley Drive)/Lot: 1DP:794323

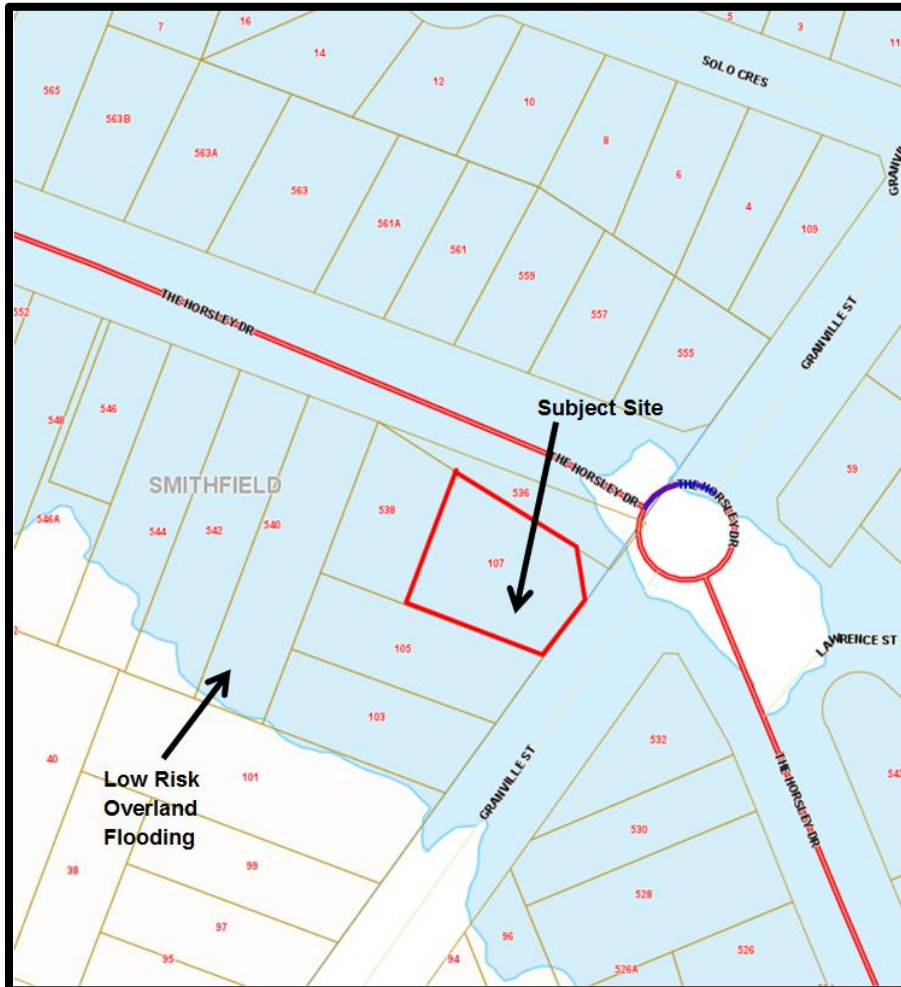


Figure 50 – Low Food Risk Precinct due to Overland Flooding

- Fairfield West, 72-80A Thorney Road - Lot 1 DP 1007226 / Lot 2 DP 1007226 / Lot 3 DP 1007226 / Lot 4 DP 1007226 / Lot 5 DP 1007226 / Lot 1 DP 235600 / Lot 11 DP 235600.

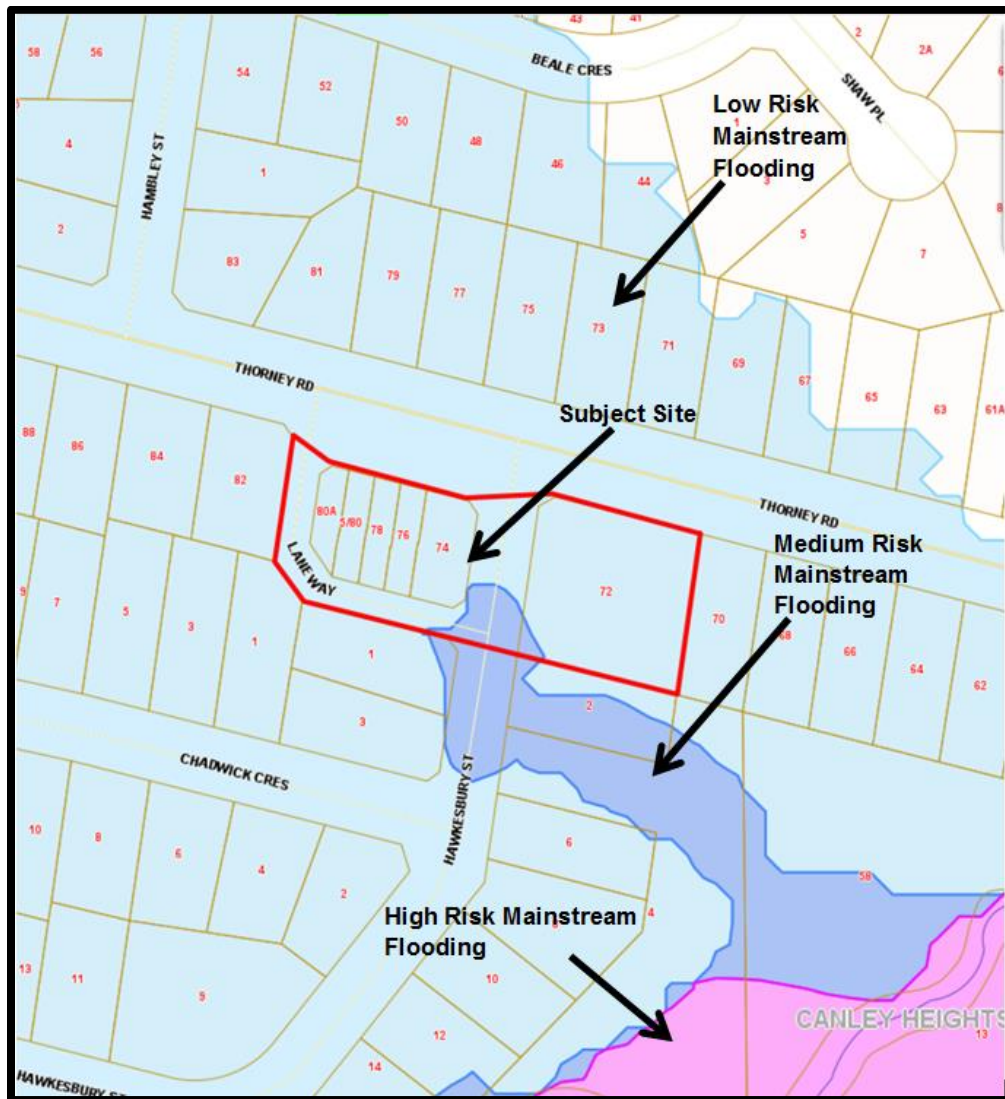


Figure 51 – Part medium and Part Low flood risk precinct due to mainstream flooding

- Fairfield East 137 – 143 & 150 – 160 Fairfield Street (intersection of Crown Street and Ellis Parade)
Lot 5 DP: 23035.

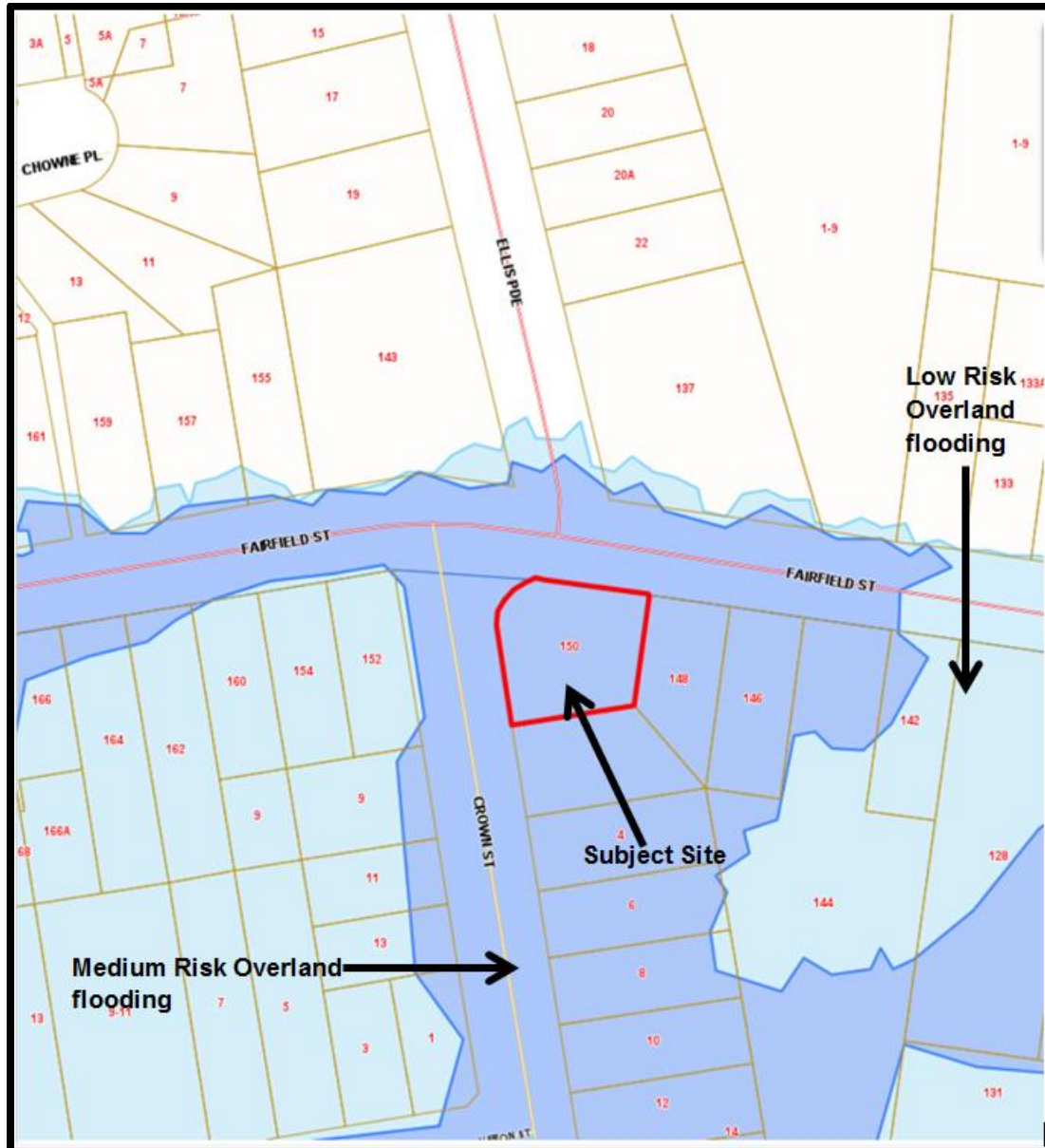


Figure 52 – Medium flood risk precinct due to Overland Flooding

- Old Guildford, 71-81 Broughton Street (Corner Whitaker Street), Lot: 1/DP: 27825 Lot: 2DP:27825 / Lot: 3DP:27825/ Lot: 4DP:2782/ Lot: 5DP:27825.

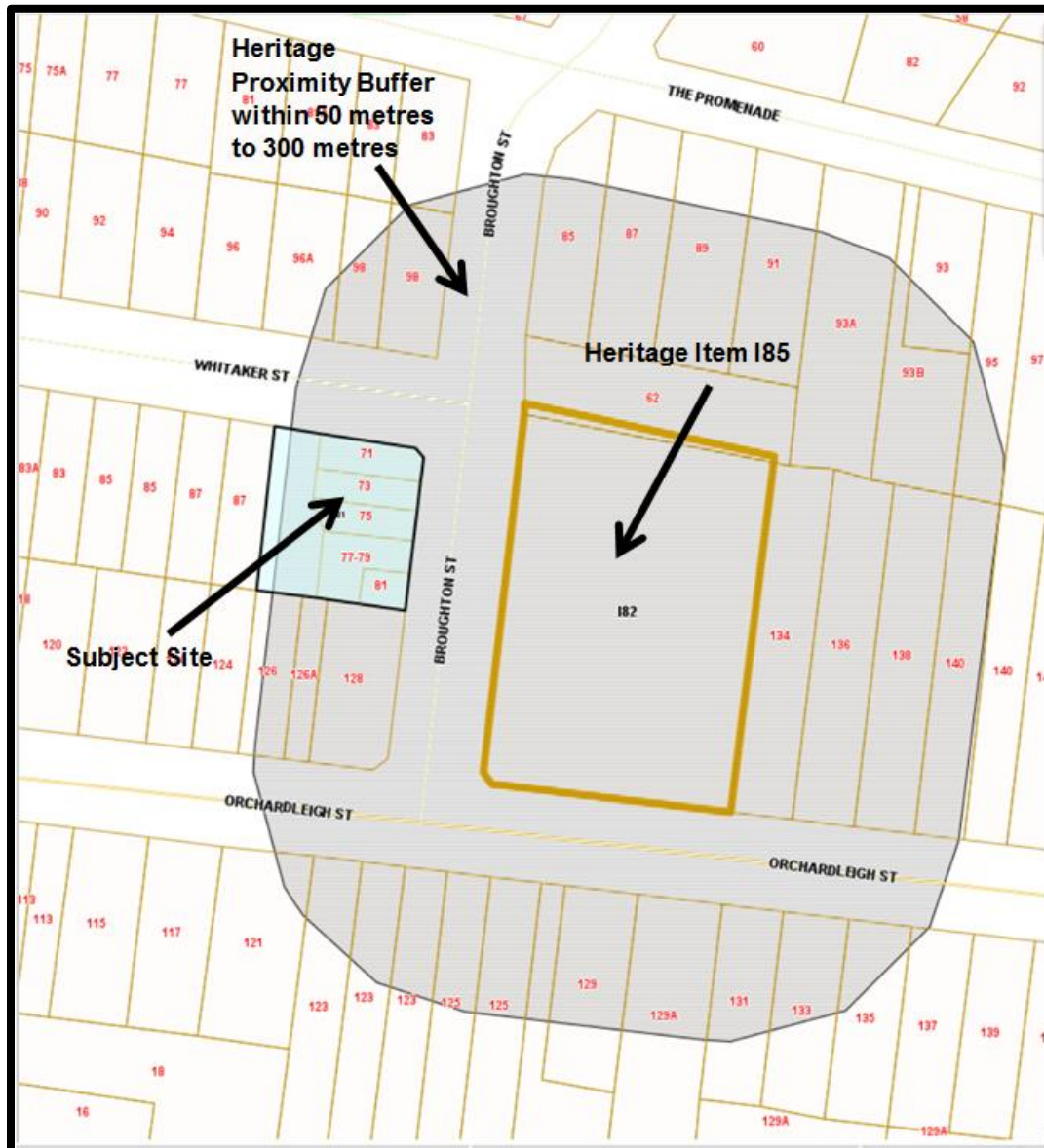


Figure 53 – Heritage Items within 300 metres of subject site

- Smithfield, 107 Granville Street (Corner The Horsley Drive) Lot: 1DP:794323

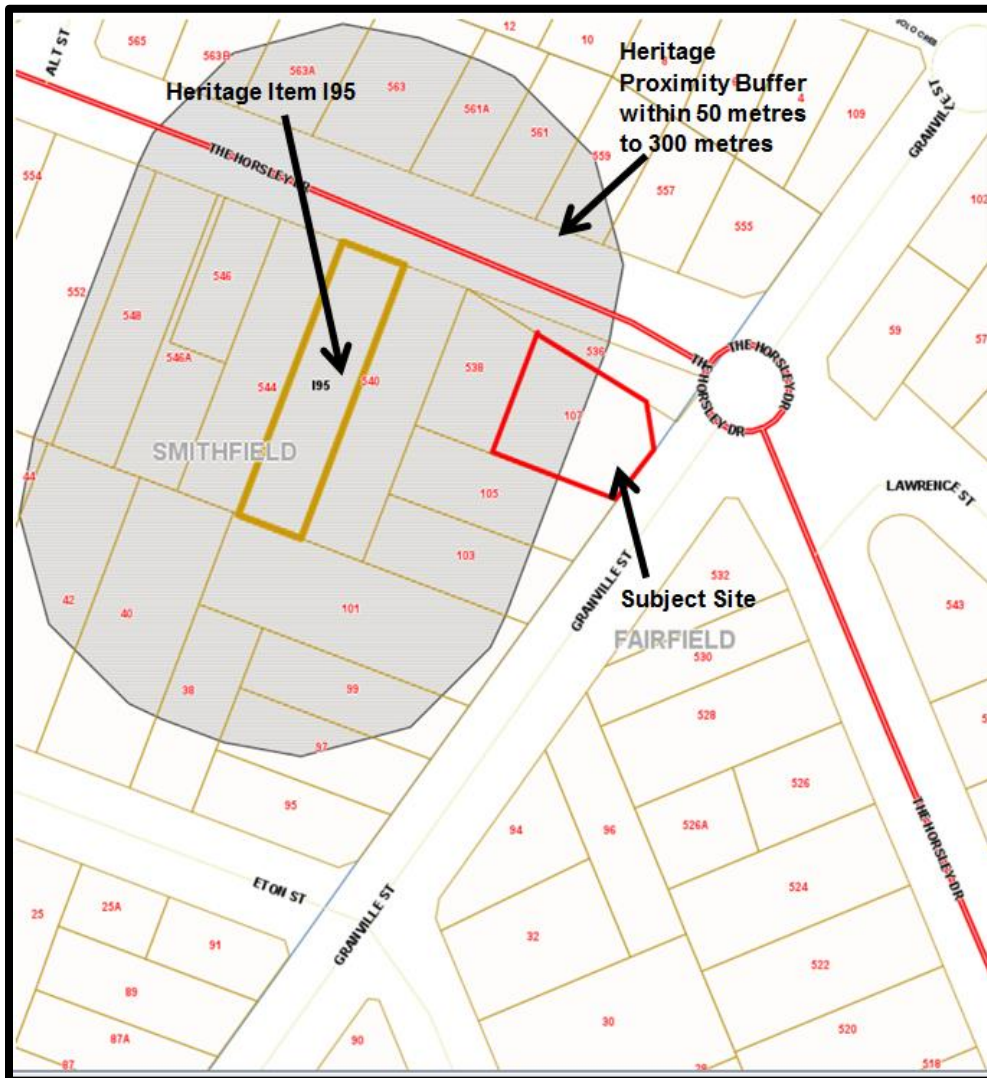


Figure 54 - Heritage Items within 300 metres of subject site

- 8) **D.1 Fairfield Showground (Lot 11 DP 1101430, Lot 11 DP 620965, Lot 25 & 26 DP 262525)** by amending the current Heritage Map applying to the 'Showground site' to remove the existing timber grandstand as a heritage listed item. To expand the Local Heritage item 185 Indigenous Flora Park to ensure that the entire Indigenous Flora Park is addressed by one heritage listing.

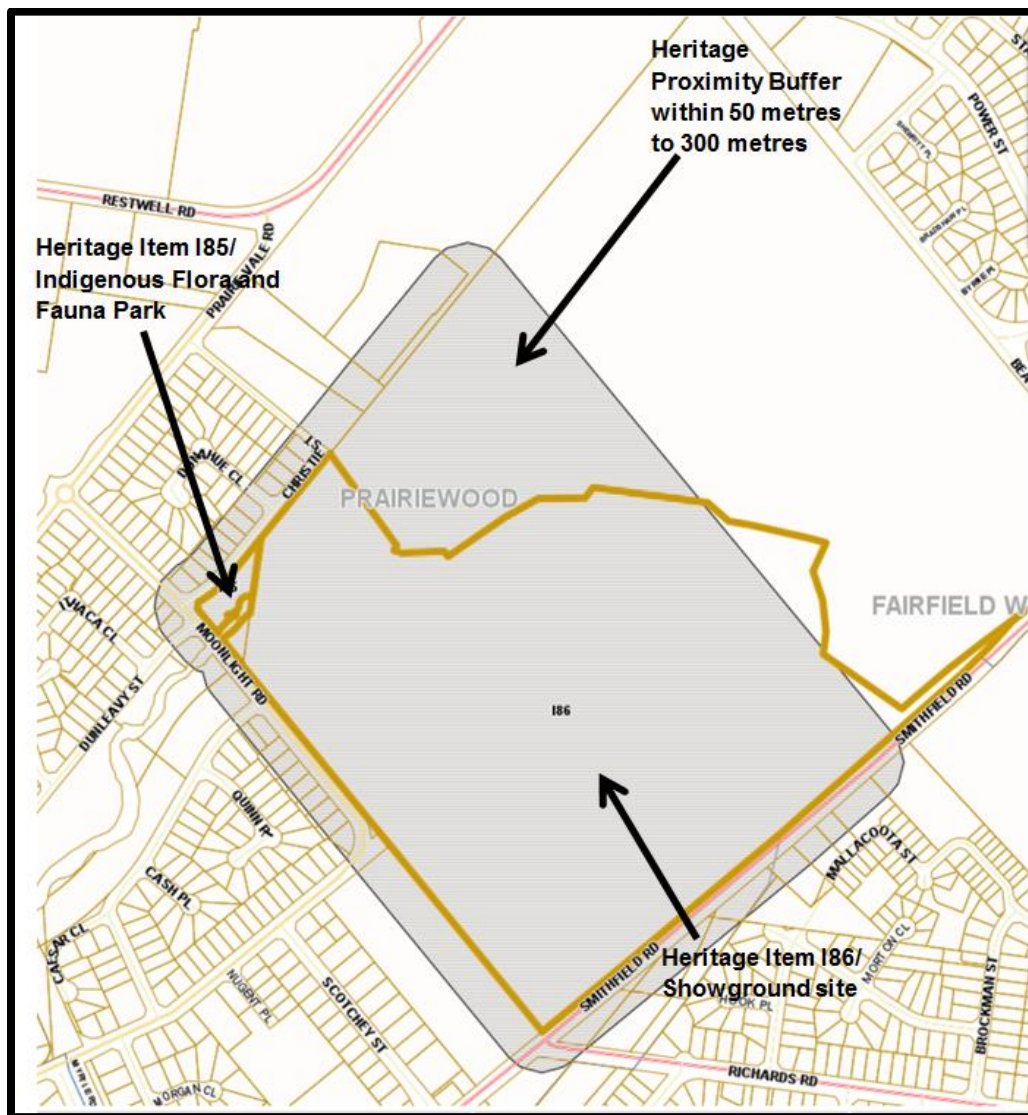


Figure 55 - Heritage Items within 300 metres of subject site