

SITE DESCRIPTION

The site is known as St Thomas' Anglican Church, located at 34 McLaren Street, North Sydney and comprises of 7 allotments of land legally defined as follows:

- Lot 1, DP 1033999,
- Lots 1-4, DP 1042467, and
- Lots 1-2, DP 62370.

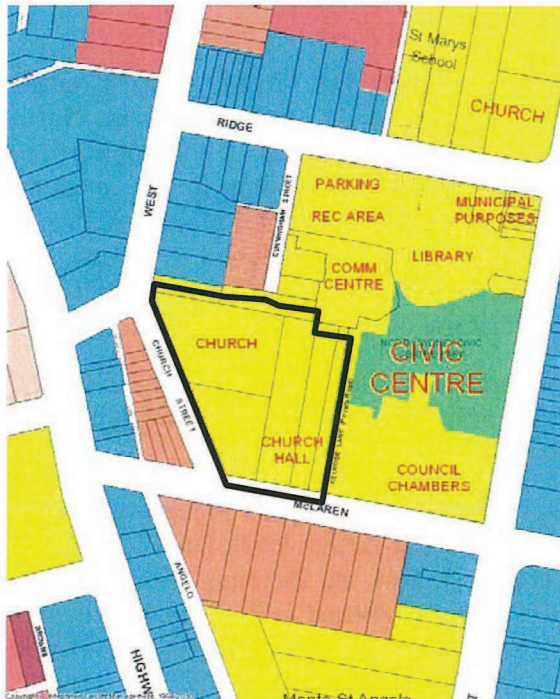


Figure 2: Subject Site – NSLEP 2001

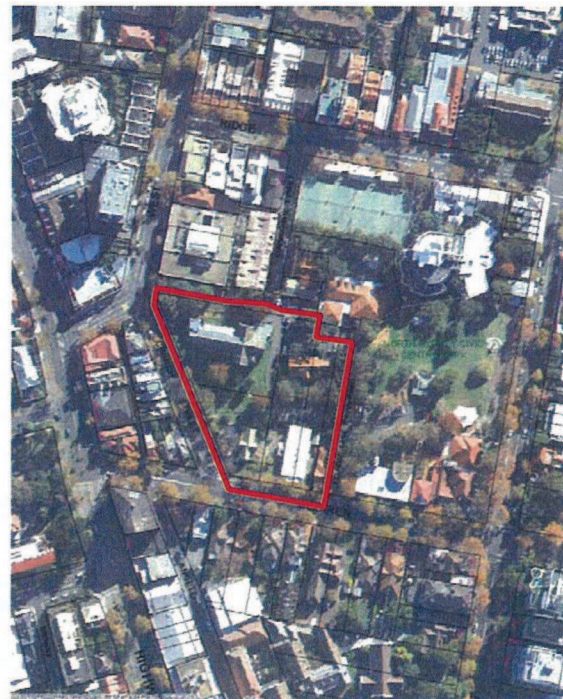


Figure 3: Subject Site – Aerial Photo (2011)

The site accommodates several uses, including St Thomas' Church itself, St Thomas' Pre School, St Thomas' Memorial Hall, and the Ministry Centre.

In terms of car parking, the site currently houses 118 car spaces, 114 of which are used from 6am to 10pm Monday to Friday as a commercial car park. At other times (weekends etc) the spaces are used as parking for visitors to the Church. The commercial car park has been in operation since the early 1980s, however without a lawful approval.

The current building works subject to DA 176/09 do not include changes to the parking capacity on the site.

Access to the site is achieved mainly via the Council-owned roadway off McLaren Street leading to Council Chambers car park. The issue of private vehicular access over Council land to a privately-owned property has been dealt with via the granting of a right of way over the land. This process has been overseen by Council's Engineering and Property Services Department and is nearing completion. It is considered that there is no impediment to the Planning Proposal proceeding prior to the formal finalisation of that process.

Under NSLEP 2001, the subject site is part zoned Special Uses – *Church* and Special Uses - *Church Hall*. Under draft North Sydney Local Environmental Plan 2009 (DLEP 2009), the subject site is zoned R3 – Medium Density Residential.