



New South Wales

Byron Local Environmental Plan 2014 (Amendment No 10)

under the

Environmental Planning and Assessment Act 1979

I, the Minister for Planning, make the following local environmental plan under the
Environmental Planning and Assessment Act 1979.

Minister for Planning

Shannon Burt
Director

Date 19/7/2016

Sustainable Environment & Economy
Signed under delegation for Byron Shire Council
as delegate of the Minister for Planning

Byron Local Environmental Plan 2014 (Amendment No 10)

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1 Name of Plan

This Plan is *Byron Local Environmental Plan 2014 (Amendment No 10)*.

2 Commencement

This Plan commences on the day on which it is published on the NSW legislation website.

3 Land to which Plan applies

This Plan applies to the land to which *Byron Local Environmental Plan 2014* applies.

Schedule 1 Amendment of Byron Local Environmental Plan 2014

[1] Land Use Table

Omit “Bed and breakfast accommodation;” and “Farm stay accommodation;” from item 3 of Zone RU1.

Insert “Tourist and visitor accommodation;” in alphabetical order.

[2] Land Use Table, Zone RU1, item 4

Insert “Backpackers’ accommodation; Hotel or motel accommodation; Serviced apartments;” before “Any other development not specified in item 2 or 3”.

[3] Land Use Table, Zone RU2, item 3

Omit “Bed and breakfast accommodation;” and “Farm stay accommodation;”.

Insert “Tourist and visitor accommodation;” in alphabetical order.

[4] Land Use Table, Zone RU2, item 4

Insert “Backpackers’ accommodation; Hotel or motel accommodation; Serviced apartments;” before “Any other development not specified in item 2 or 3”.

[5] Land Use Table, Zone B4, item 3

Insert “Serviced apartments;” in alphabetical order.

[6] Clause 5.4 Controls relating to miscellaneous permissible uses

Omit “3” from clause 5.4 (1). Insert instead “5”.

[7] Schedule 2 Exempt development

Insert in alphabetical order:

Bed and breakfast accommodation

- (1) Must contain only 1 bedroom for guests.
- (2) Must not provide accommodation to more than 2 guests at a time.
- (3) Must offer breakfast to guests.
- (4) Must provide parking to guests on the site.

Note. Section 100B (3) of the *Rural Fires Act 1997* requires a person to obtain a bush fire safety authority under that Act before developing bush fire prone land for a special fire protection purpose such as tourist accommodation (including bed and breakfast accommodation).