

**ITEM MISCELLANEOUS AMENDMENTS TO CANADA BAY
LOCAL ENVIRONMENTAL PLAN 2013**

RESOLVED

(Crs Megna/Fasanella)

1. THAT a Planning Proposal be submitted to the Department of Planning and Environment for Gateway Determination for the following amendments to the Canada Bay Local Environmental Plan 2013:
 - a) provide a Floor Space Ratio of 1.0:1 to 296, 290 – 294 and 282 Lyons Road Russell Lea to reflect the intended Floor Space Ratio for these sites.
 - b) provide height of building label “L” to 64 – 92 Majors Bay Road, Concord to reflect the current height of these sites.
 - c) amend Schedule 1, 10 use of certain land at 380 Victoria Place to include Lot 1 DP 430123.
 - d) replace “Terrestrial Biodiversity” in Clause 6.3 2(b) to “Environmentally Sensitive Land.” and make subsequent changes to the associated maps.
 - e) apply height of building label “I” be applied to certain land located on the corner of Bevin Avenue and Harris Road, Five Dock to illustrate the correct height of building permitted on the land.
 - f) rezone 545 – 551 Great North Road from R3 Medium Density residential to B1 Neighbourhood Centre to reflect the current and preferred use of the site.
 - g) remove “residential flat buildings” from the B4 Mixed Use zone;
 - h) residential flat buildings be added as an additional permitted use to Schedule 1, of the Canada Bay Local Environmental Plan for land at 355 – 359 Lyons Road, Five Dock (Lot 1 DP 319424 and Lot 40 & 41 DP 9978) and rezone the lots from B4 Mixed use zone to B1 Neighbourhood Centre.
 - i) amend the Canada Bay LEP to omit (Lot 27 DP 4855) 6 Rodd Road, Five Dock (item I408) from Schedule 5 Environmental Heritage.
 - j) amend the Canada Bay LEP to omit (Lot 101 DP 1002884), Concord West Railway Station and Railway Station Park (item I394 and I395) from Schedule 5 Environmental Heritage.
 - k) amend the Canada Bay LEP to omit (Lot 14 Sec 3 DP 6949) St Ambrose School (item I392) from Schedule 5 Environmental Heritage.
 - l) amend the Canada Bay LEP to omit (Lot 95 DP 6743) 32 Wymston Parade, Wareemba from schedule 5 Environmental Heritage.
2. THAT following receipt of the Gateway Determination, the planning proposal be publicly exhibited.
3. THAT following the public exhibition period a report be provided to Council on the outcome and any further action to be taken.

4. THAT Council request delegation from the Department of Planning and Environment to manage the process.

(FOR: Crs Ahmed, Cestar, Fasanella, Kenzler, McCaffrey, Megna and Tyrrell)
(AGAINST: Nil)