



North Sydney Local Environmental Plan 2013

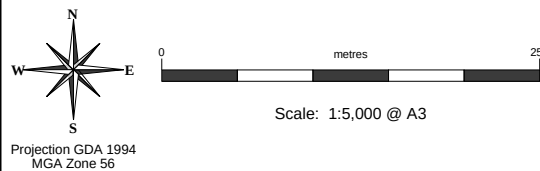
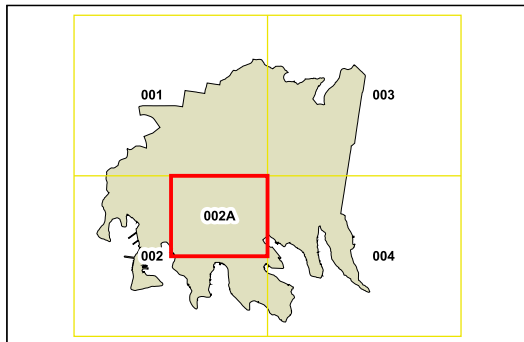
Land Zoning Map - Sheet LZN_002A

Zone

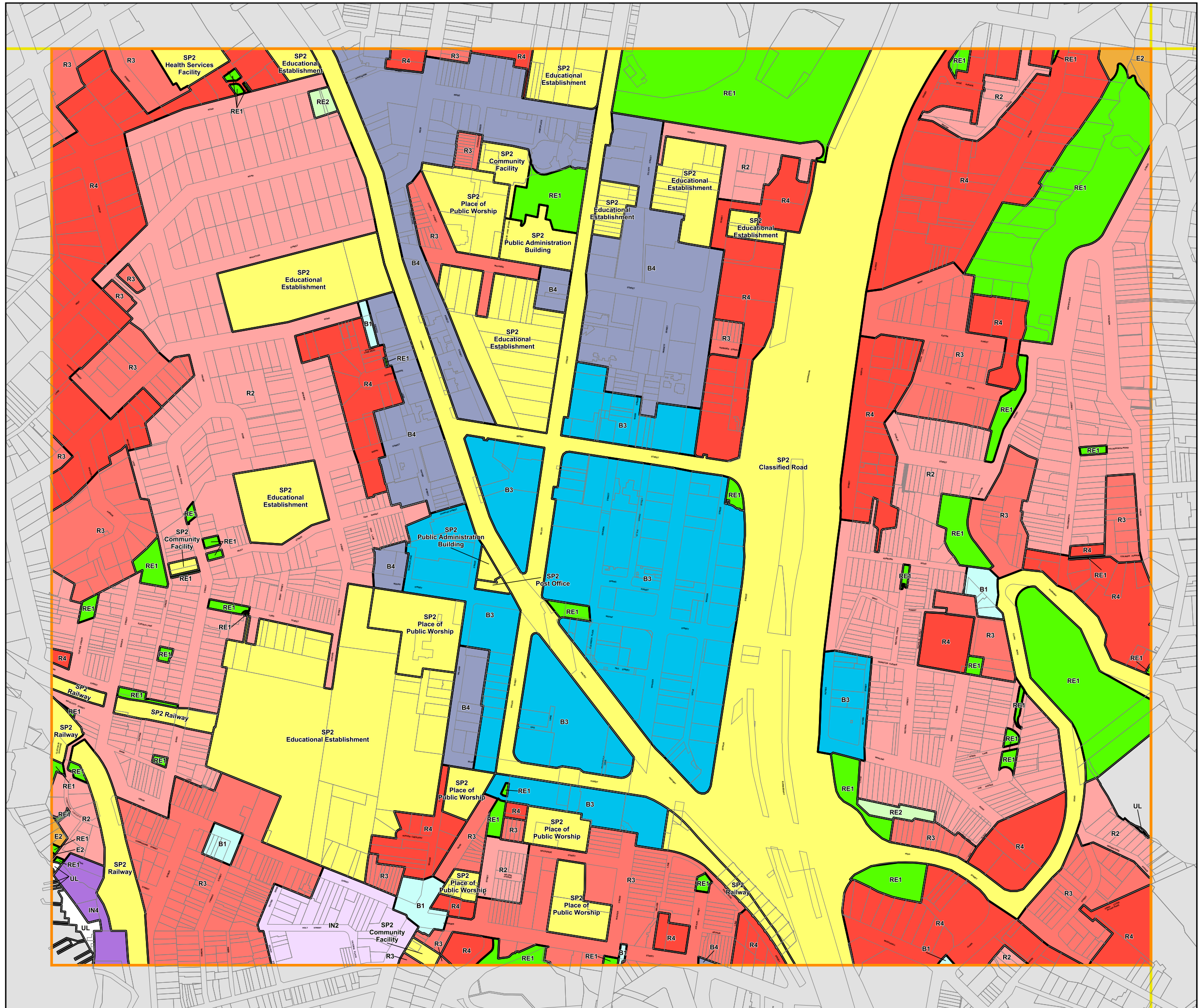
- B1 Neighbourhood Centre
- B3 Commercial Core
- B4 Mixed Use
- C2 Environmental Conservation
- C4 Environmental Living
- IN2 Light Industrial
- IN4 Working Waterfront
- R2 Low Density Residential
- R3 Medium Density Residential
- R4 High Density Residential
- RE1 Public Recreation
- RE2 Private Recreation
- SP1 Special Activities
- SP2 Infrastructure
- UL Unzoned Land

Cadastre

- Cadastre 21/06/22 © North Sydney Council



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Land Zoning Map - Sheet LZN_002A

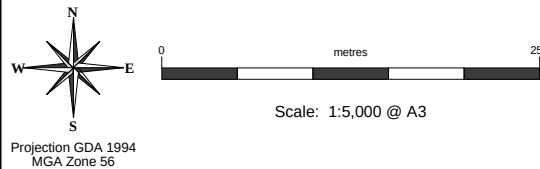
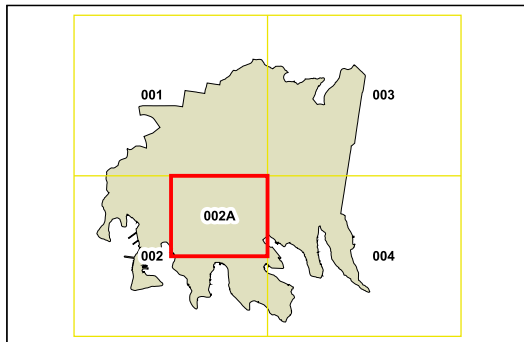
Zone

C2	Environmental Conservation
C4	Environmental Living
E1	Local Centre
E2	Commercial Core
E3	Productivity Support
MU1	Mixed Use
R2	Low Density Residential
R3	Medium Density Residential
R4	High Density Residential
RE1	Public Recreation
RE2	Private Recreation
SP1	Special Activities
SP2	Infrastructure
UL	Unzoned Land
W4	Working Waterfront

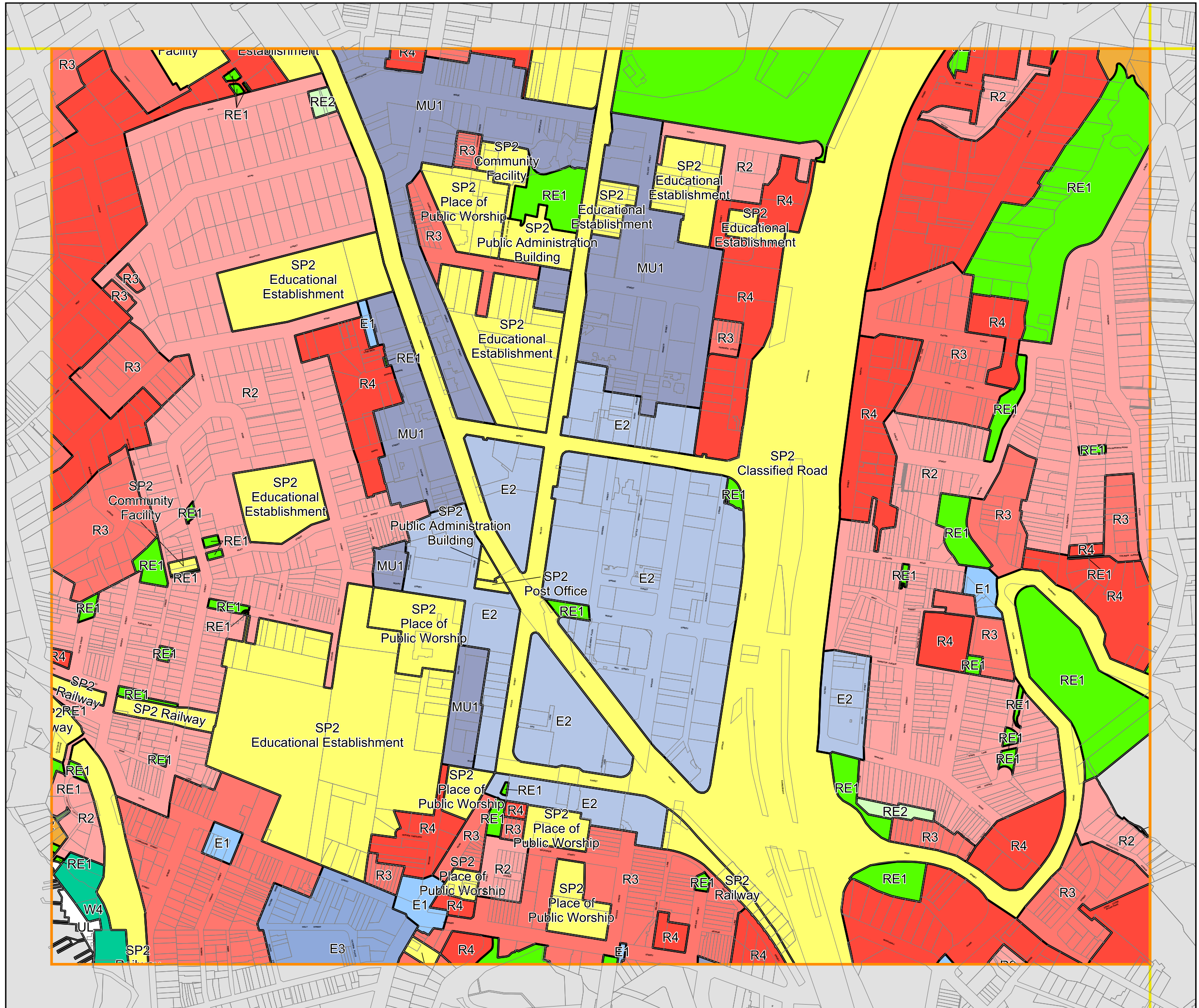
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Proposed Land Zoning Map,
should the Employment Zones
Reforms be implemented before
the finalisation of this planning
proposal



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Height of Buildings Map - Sheet HOB_002A

Maximum Building Height (m)

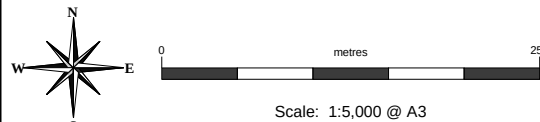
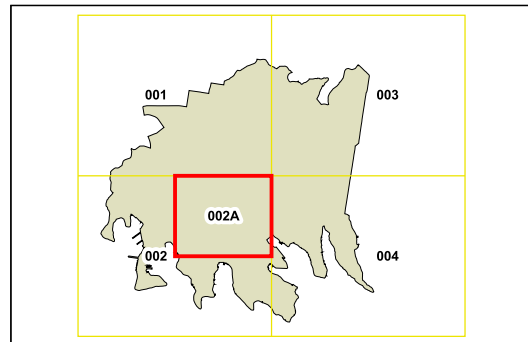
A	1	T2	26
I	8.5	U1	30
K	10	U2	33
L	11	W1	40
M	12	W2	42
N1	13	X	49
N2	14.5	Y	50
O1	15	Z	56
O2	16	AD	132
Q1	19.15	AF	180
Q2	20	Area 1	Refer to Clause 4.3A
R	21	Area 2	Refer to Clause 4.3A(2A)
S	24	Area 3	Refer to Clause 4.3A(2B)
T1	25		

Maximum Building Height (RL m)

	0 - 20
	21 - 40
	41 - 60
	61 - 80
	81 - 100
	101 - 120
	121 - 140
	141 - 160
	161 - 180
	181 - 200
	200 +

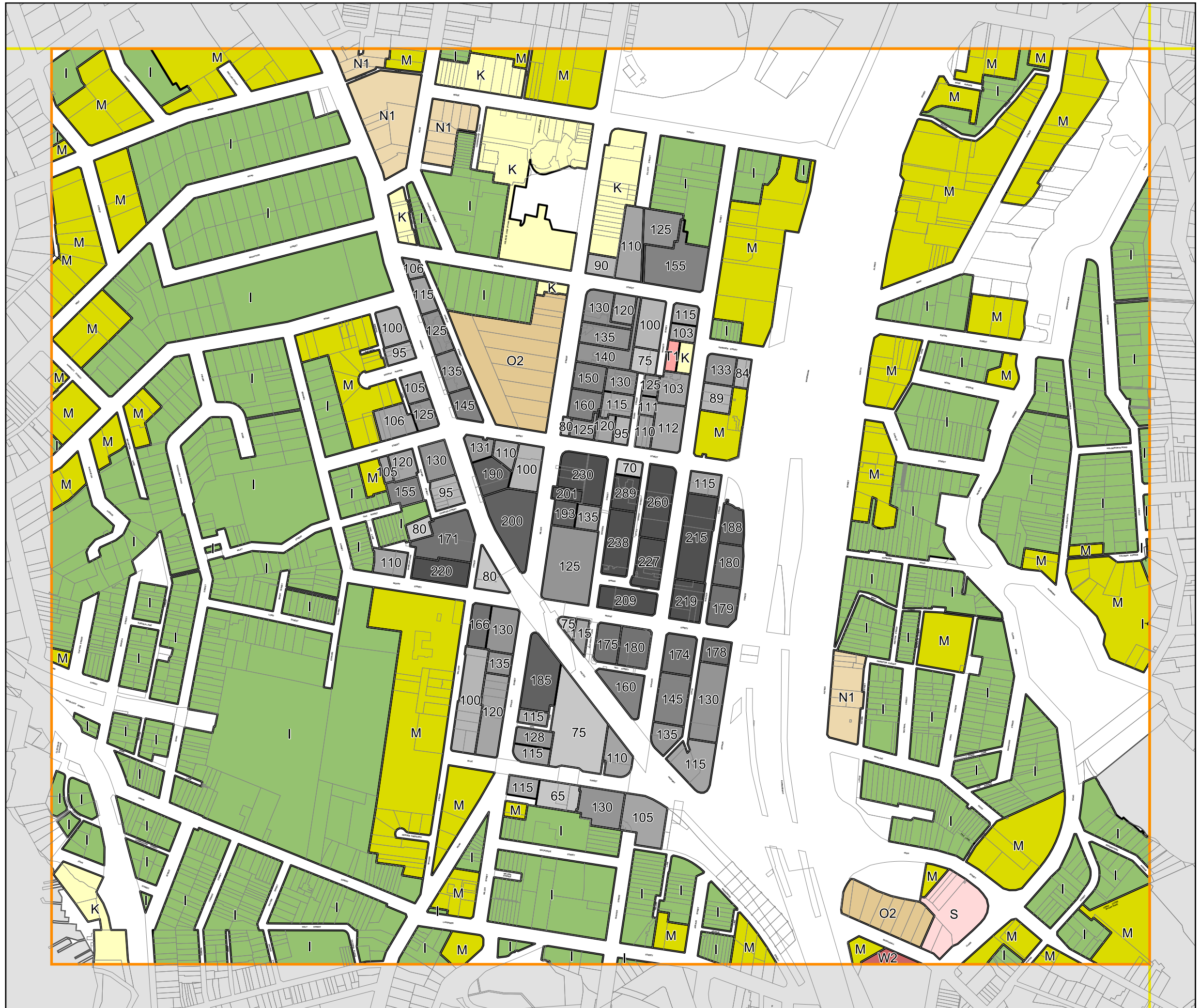
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Projection GDA 1994
MGA Zone 56

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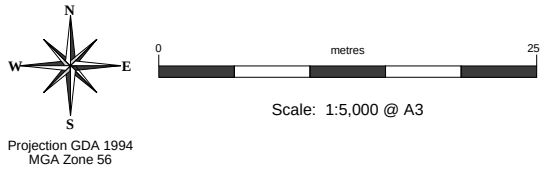
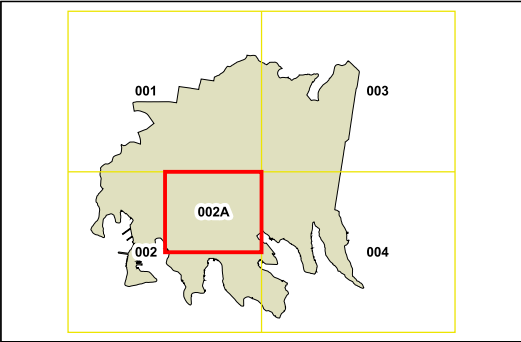
Floor Space Ratio Map - Sheet FSR_002A

Maximum Floor Space Ratio (n:1)

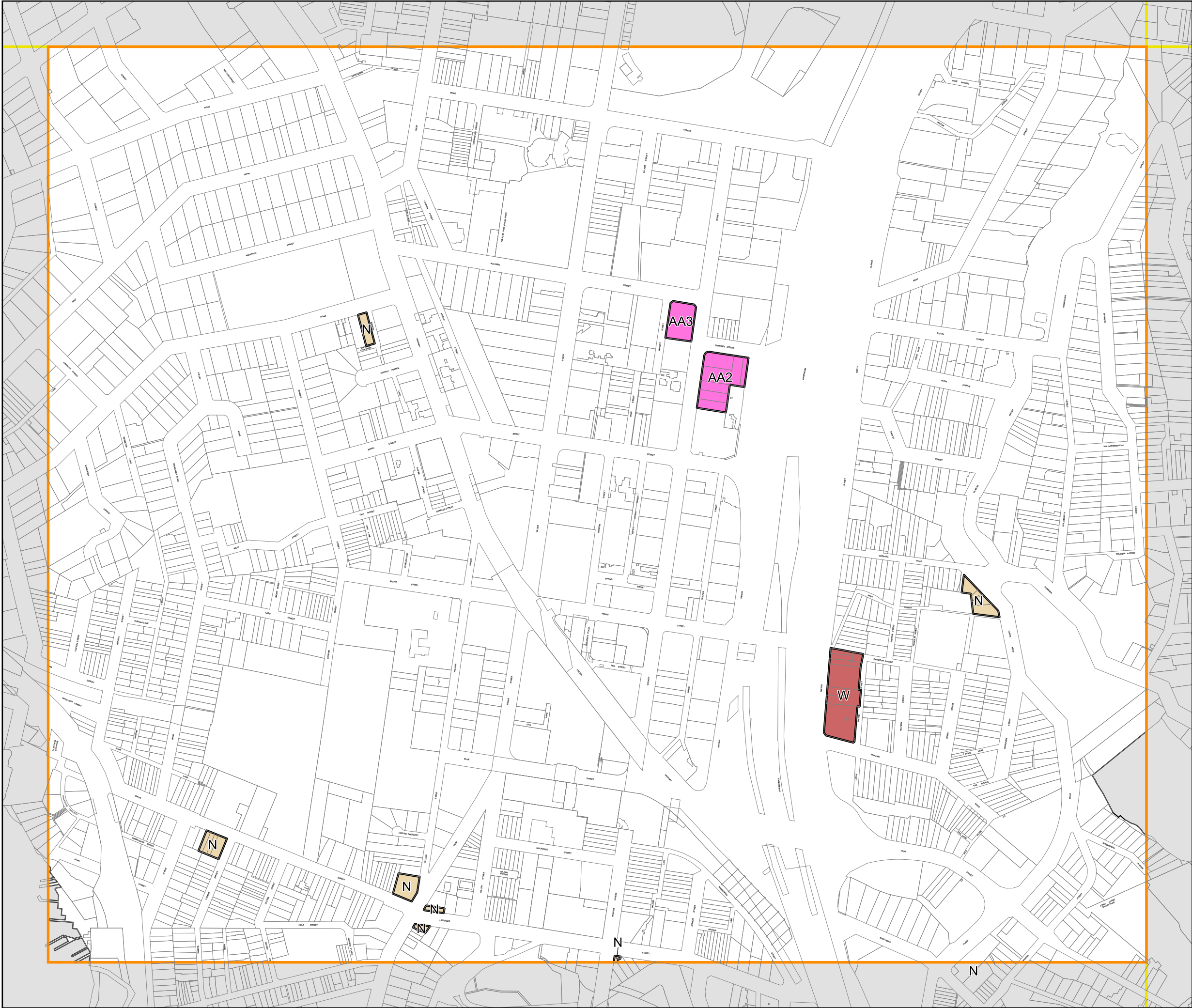
N	1
S	1.85
W	3.5
X	4.27
Z	5.6
AA1	6
AA2	6.1
AA3	6.25
AA4	6.3
AA5	6.4
AA6	6.6
AB1	7
AB2	7.5
AF	11.5
AI1	18
AI2	25.4

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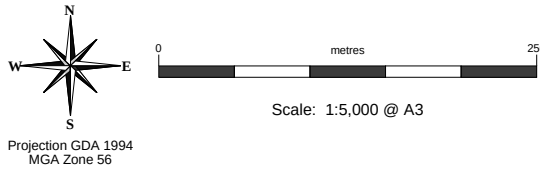
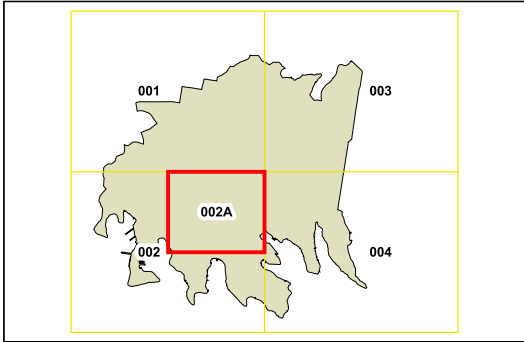
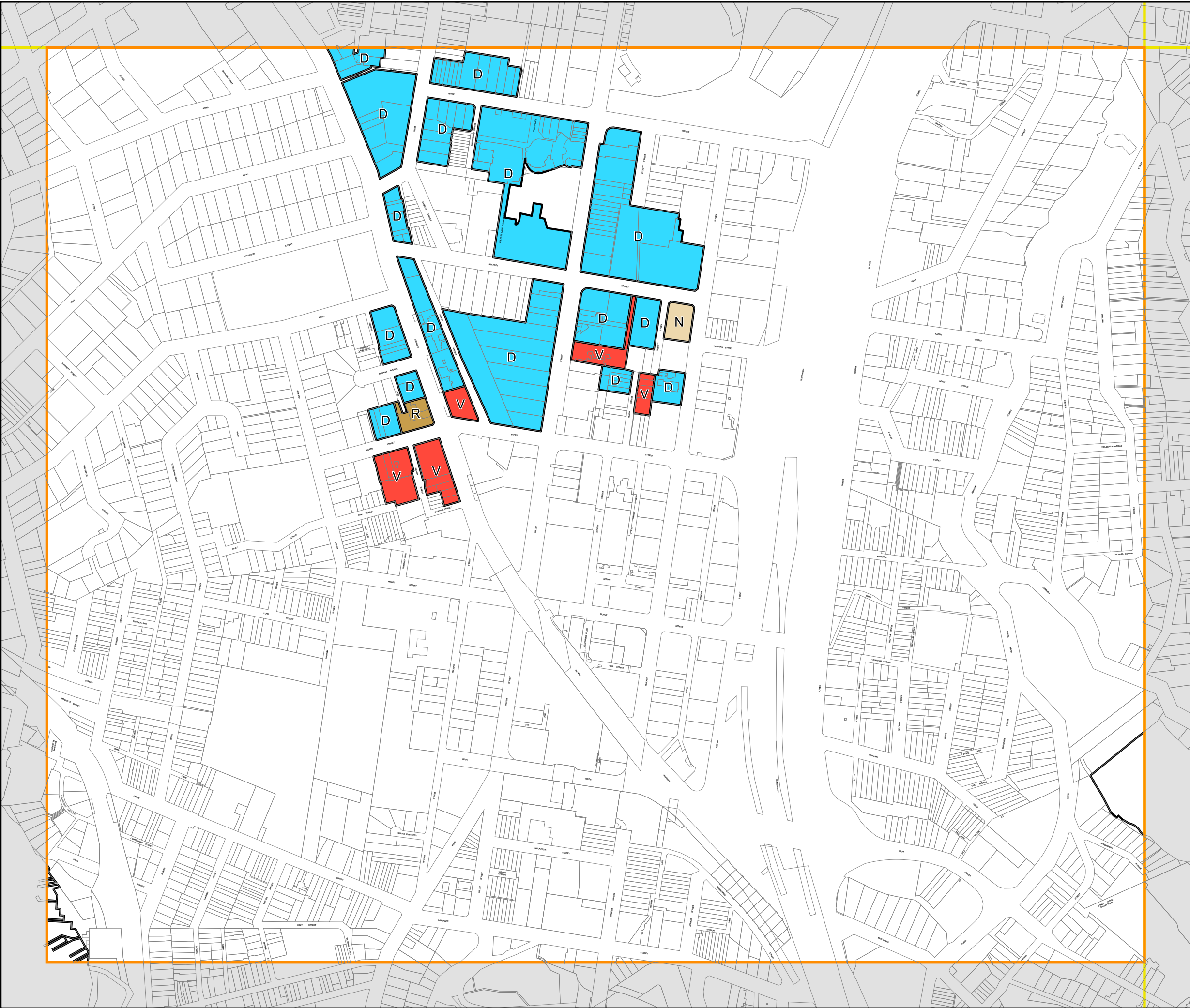
Non-Residential Floor Space Ratio Map - Sheet LCL_002A

Minimum Non-Residential Floor Space Ratio (n:1)

A	0.24
D	0.5
F	0.6
I	0.75
N	1
R	1.4
S1	1.5
S2	1.7
T	2
V	3
X1	4.25
X2	4.7
Z	5
AE	10

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