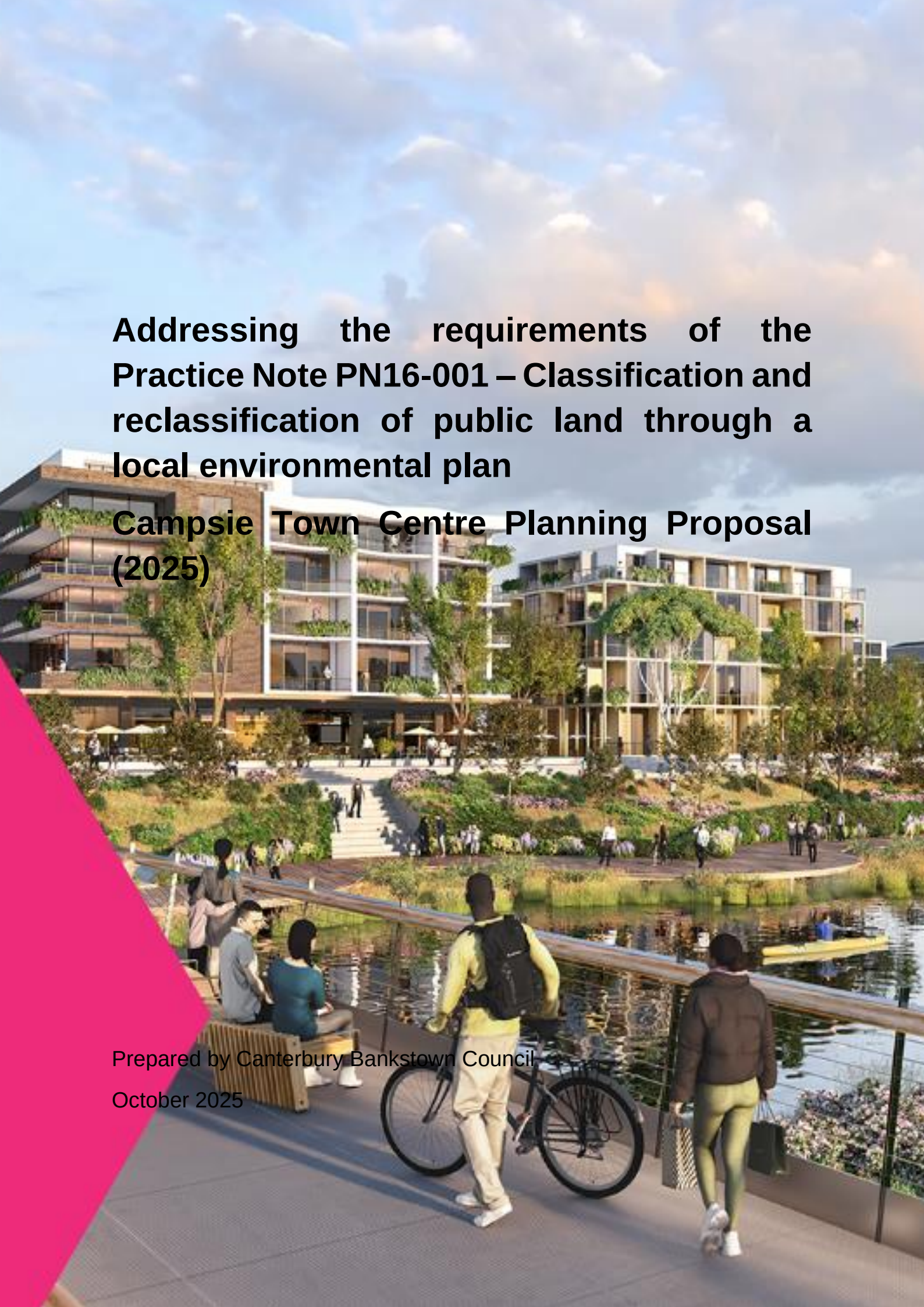


**Addressing the requirements of the
Practice Note PN16-001 – Classification and
reclassification of public land through a
local environmental plan**

**Campsie Town Centre Planning Proposal
(2025)**

Prepared by Canterbury Bankstown Council
October 2025



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Introduction

Background

This planning proposal will reclassify 11 properties in the Campsie Town Centre. Ten of the properties will be reclassified from Community Land to Operational Land, except for one property located at 78 Duke Street, Campsie which is proposed to be reclassified from Operational Land to Community Land due to that site becoming a new public park.

These changes are proposed to streamline the management of Council's landholdings and avoid the need for separate planning proposals in the future, which would involve more time and cost to Council. The ten properties to be reclassified to Operational are drainage reserves that were created around the 1920s.

The reclassification of the properties from Community to Operational provides Council with options regarding the future of these properties, it does not necessarily mean that the properties will be sold, or any changes will occur on the properties once the reclassification is completed. Council's [Drainage Reserves Administrative Policy](#) (Policy) outlines Council's framework in assessing and processing requests for acquisition and/or disposal of drainage reserve across the Local Government Area.

The changes to the Canterbury Bankstown Local Environmental Plan 2023 (CB LEP 2023) include amending Schedule 4 – Classification and reclassification of public land. A Land Classification Map has been prepared to identify the proposed reclassified lots.

Addressing the requirements of Practice Note PN16-001 - Classification and reclassification of public land through a local environmental plan

This statement responds to the requirements of the Department of Planning, Housing and Infrastructure's (the Department) [Practice Note PN16-001 – Classification and reclassification of public land through a local environmental plan](#), specifically Attachment 1 – Information checklist for proposals to classify or reclassify public land through an LEP.

The Practice Note provides guidance on classifying and reclassifying public land through a local environmental plan (LEP). This practice note emphasises the need for councils to demonstrate strategic and site specific merit, includes a comprehensive information checklist and clarifies issues arising for public reserves and interests in land.

The properties to be reclassified as part of the Campsie Town Centre planning proposal are included in.

Table 1. Sites in Campsie Town Centre proposed for reclassification

Site No.	Address	Lot & DP	Land Zoning	Drainage Reserve (YES/NO)	Proposed New Classification
1	78 Duke Street, Campsie	Lot 181 DP 733757	RE1 Public Recreation	No	Community (to become new public park)
2	30A Amy Street, Campsie	Lot 93 DP 5930	R3 Medium Density Residential	Yes	Operational
3	9A Beaumont Street, Campsie	Lot 150 DP 4357	R4 High Density Residential	Yes	Operational
4	12A Beaumont Street, Campsie	Lot 149 DP 4357	R4 High Density Residential	Yes	Operational
5	63A Charlotte Street, Campsie	Lot 1 DP 173626	R3 Medium Density Residential	Yes	Operational
6	1A Lincoln Street, Campsie	Lot 7 DP 501691	R3 Medium Density Residential	No	Operational
7	7A Lincoln Street, Campsie	Lot 102 DP 1160208	R3 Medium Density Residential	Yes	Operational
8	7B Lincoln Street, Campsie	Lot 101 DP 1160208	R3 Medium Density Residential	Yes	Operational
9	22A Loftus Street, Campsie	Lot 2 DP 1013067	R4 High Density Residential	Yes	Operational
10	41A Loch Street, Campsie	Lot 3 DP 231052	R4 High Density Residential	No	Operational
11	21B Byron Street, Campsie	Lot 1 DP 125526	R3 Medium Density Residential	Yes	Operational

Figure 1 shows the location of all the sites proposed to be reclassified as part of this planning proposal.

It is noted that Site 5 at 63A Charlotte Street, Campsie is located outside of the Campsie Town Centre however it is included given the proximity and to avoid undertaking a separate planning proposal process in the future for that site.

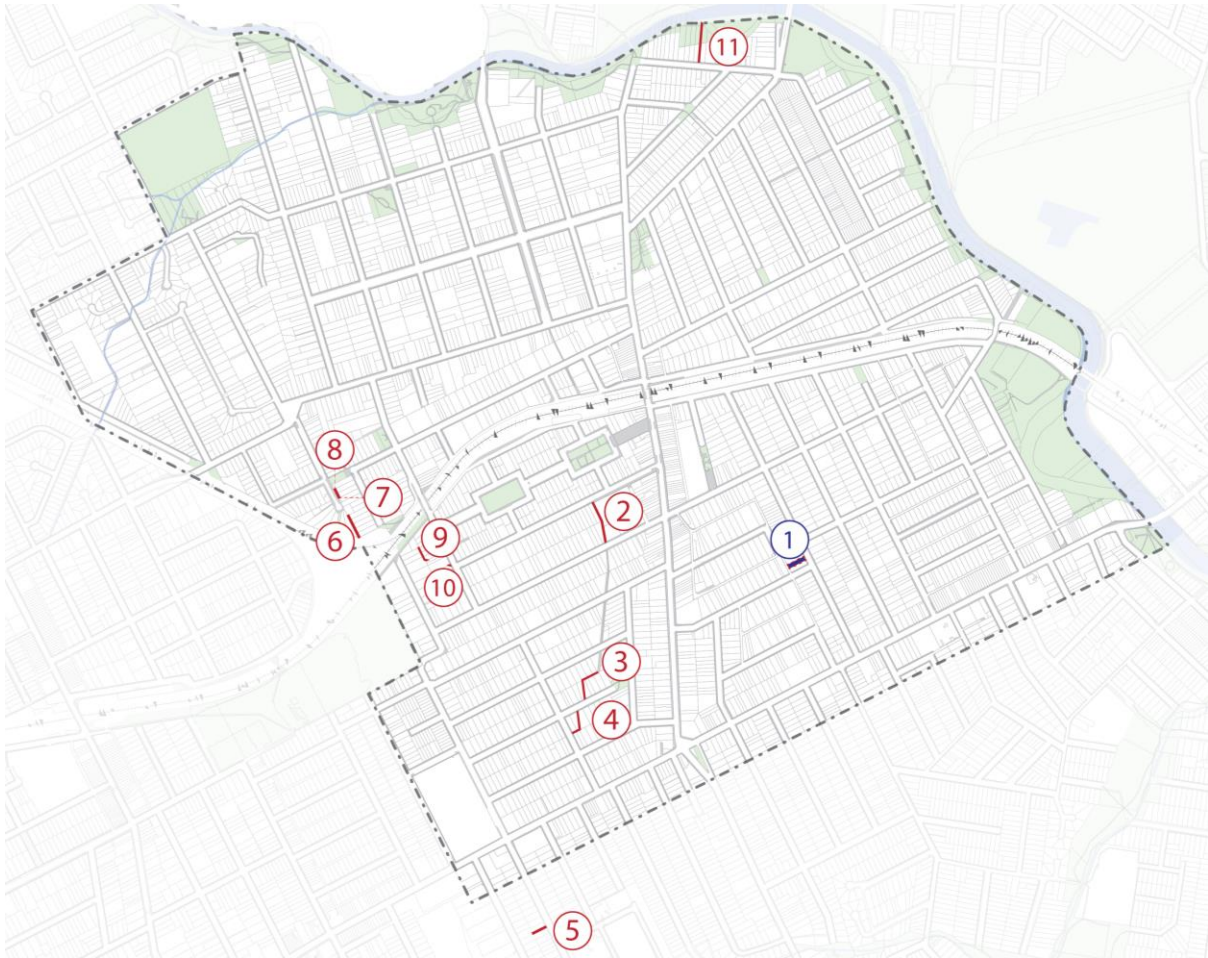


Figure1. Map showing location of all proposed sites to be reclassified

Council's strategic and site specific assessment of all sites to be reclassified

All public land within the area covered by the planning proposal was reviewed by Council relative to its current public land classification status. The review considered the purposes for, and the circumstances how the land was acquired by Council, together with its current purpose and whether such current classification being applicable to the land should continue. The assessment had regard to potential future required dealings with, and renderings-of, such land that Council may, in future, reasonably consider appropriate.

In general, community-classified public land wholly or partially comprising:

- Part of a public reserve, or
- Part of land otherwise given-over by Council for the community's public recreation/open space use purposes (irrespective of the purposes for, and/or circumstances in. which it was acquired by Council).

These were not considered in the review as being suitable for a proposed operational public land reclassification. Of the 11 properties now being put-forward for reclassification by Council one is a proposed reclassification of a piece of land that is currently classified as operational land.

The other ten are "stand-alone" drainage reserves, none of which are a part of larger public reserve/park/open space area nor zoned for public recreation.

Council recognises that not all community classified public land takes the form of a public reserve provided for public recreational use. There are numerous examples in the Canterbury Bankstown Council LGA of such public land as drainage reserves that include drainage facilities that have, in the past, been rendered and allowed by Council to become components of roads, lanes and paths for public use.

Other types of drainage reserves need no longer be held by Council in freehold for Council to retain all its rights and discretions with respect to such land. In other instances, allowing drainage reserves to be occupied by adjoining landowners, on suitable conditions of licence may be an effective short or longer-term solution to neighbourhood challenges that arise from time-to-time for Councils. Consequently, not all prescribed statutory limitations on the ways in which, and purposes for which Councils can deal-with community land will necessarily bring about an overall beneficial effect for all pieces of community-classified land.

Continuing to be classified “community land” for certain pieces of community-classified public land in particular circumstances preclude implementation by Council of what otherwise would be reasonable and effective land-stewardship/ management measures such as;

- Land surrender, exchange or sale (with or without retention by Council of drainage easement rights in its favour so as to continue to affect the land); or
- Where considered appropriate, leasing or licensing parts to adjoining neighbouring landowners on suitable terms so as to avoid difficulties for the respective parties from land maintenance, fencing and the land being otherwise left physically-unoccupied; or
- Dedication as a form of public road.

1. 78 Duke Street, Campsie (Lot 181 DP 733757)



Figure 2. Aerial map showing Site 1. 78 Duke Street, Campsie (light blue) and 80 Duke Street, Campsie (dark blue)

Information Checklist	Council's Responses
The current and proposed classification of the land	<u>Current public land classification</u> conferred by resolution of Canterbury City Council on 23 April 1998 (Min No.228) prior to acquisition of the property on 19 May 1998; such resolution being in accordance with the public land management provisions of the Local Government Act 1993 – OPERATIONAL

Information Checklist	Council's Responses
	<u>Proposed classification</u> – COMMUNITY
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate. Council recently acquired the adjacent property 80 Duke Street and classified it as “community land” and dwellings/other improvements on both properties are soon to be removed and the combined vacated site rendered as land for public open space.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's consent; and the nature of any trusts, dedications, etc	The land is owned by Council. It was acquired in May 1998, pursuant to a resolution of Council made at its meeting of 11 May 1995. Its holding by Council is subject to the following title-registered interests: • Reservations and Conditions of the Crown Grant(s)

Information Checklist	Council's Responses
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect to holding/rendering of the land. In fact, this reclassification is required to enable the provision of new public open space in Campsie.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The land will soon have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land is vacant pending conversion to public open space. Such use is duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.
Any rezoning associated with the reclassification	Nil.
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use otherwise than for public open space/ recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to be reclassified does not apply to the whole lot(s)	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.
Preliminary comments by a relevant government agency, including any agency that	This land was not dedicated to/vested in Council by a government agency.

Information Checklist	Council's Responses
dedicated the land to Council, if applicable	

Title search for 78 Duke Street, Campsie (Lot 181 DP 733757)



LAND
REGISTRY
SERVICES

78 DUKE

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 2/321490

SEARCH DATE	TIME	EDITION NO	DATE
26/11/2024	11:29 AM	2	20/5/1998

LAND

LOT 2 IN DEPOSITED PLAN 321490
LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN
PARISH OF ST GEORGE COUNTY OF CUMBERLAND
TITLE DIAGRAM DP321490

FIRST SCHEDULE

CANTERBURY CITY COUNCIL

(T 5000055)

SECOND SCHEDULE (1 NOTIFICATION)

1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

78 Duke Street Campsie...

PRINTED ON 26/11/2024

* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title. Warning: the information appearing under notations has not been formally recorded in the Register. InfoTrack an approved NSW Information Broker hereby certifies that the information contained in this document has been provided electronically by the Registrar General in accordance with Section 96B(2) of the Real Property Act 1900.

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Received: 26/11/2024 11:29:34

Deposited plans search and background information

78 Duke

2

ITEM 2: PROPOSED ACQUISITION OF RESERVED PROPERTY

FILE NUMBER: 255/78G

REPORT BY: DIRECTOR OF ADMINISTRATIVE & CORPORATE SERVICES

Summary:

No. 78 Duke Street, Campsie is proposed as open space and the owner has requested that Council purchase her property. This report examines Council's legal obligations and recommends commencement of negotiations with the owner. The report also recommends a procedure for initial classification of the property if acquired.

Report:

Background

The Campsie Precinct Local Environmental Plan reserves certain properties in the precinct for the future provision of open space. The owner of one of these properties, 78 Duke Street, has written to Council seeking an offer from Council for the purchase of the property.

Council's Legal Position

The Land Acquisition (Just Terms Compensation) Act 1991 operates to ensure that when land affected by a proposal for acquisition by an authority of the State (including Councils) is eventually acquired:

- the amount of compensation will be at least the market value of the land (unaffected by the proposal) at the date of acquisition.
- acquiring authorities are required to compensate the affected owner on "just terms" when the land is not available for public sale.

The elements of compensation that Council is bound to have regard to in this particular case are:

- market value of the land,
- special value of the land to the affected owner.
- loss attributable to disturbance.
- solatium.

Loss attributable to disturbance includes:

- legal costs of the vendor
- valuation fees of the vendor
- relocation costs
- stamp duty and legal costs on purchase of alternative premises of comparable value.

These are matters which the Valuer will consider in preparing a valuation for negotiation purposes.

C T D

2 C T D

Application to the Current Circumstances

The subject property has the following details:

Dimensions:	10.06 x 44.53
Area:	448m ²
Legal Description:	Lot 2 DP 321490
Zoning:	Residential 2(c4)
Improvement:	3 bedroom cottage with garage and carport

The Environmental Planning Instrument which will give rise to Council's obligation to acquire the property (the Campsie Precinct Local Environmental Plan) has not yet been gazetted; however it has been approved by Council and referred to the Minister for Planning with a request that it be formally made. **The LEP, once gazetted, will zone the land for open space purposes.** Under the provisions of Clause 23(1) of the LEP, Council can be required to acquire the land from the affected owner. This is a clear indication of Council's intent to purchase the property when it becomes available, and action to acquire the property will be recommended on this basis.

Acquisition should be on the basis of a valuation of the owner's entitlements in accordance with the relevant heads of compensation under the Land Acquisition (Just Terms Compensation) Act 1991.

A notional allocation of \$250,000 has been included in the 1995/96 Estimates to take account of the possibility of this purchase. This sum is not based on a Valuers assessment at this stage. The final cost will not be known until valuations are obtained, however this cost will be financed from Section 94 Contributions received by Council.

On acquisition it would be appropriate to arrange for the property to be made available on an interim basis for residential tenancy purposes, subject to the premises being in a reasonable state of repair.

Council also needs to give public notice of a proposed resolution to have the land classified on acquisition. It is proposed that on the basis that the property, if acquired, would be used for residential purposes, an initial classification of "operational" is appropriate. The public notice would read:

"THAT on its acquisition by Council, 78 Duke Street, Campsie be classified as operational land for the purposes of the Local Government Act 1993."

RECOMMENDATION:

1. THAT negotiations for the acquisition of the property named in the report be authorised and in the event that negotiations are successful, the acquisition be finalised.
2. THAT public notice be given as outlined in the report.
3. THAT in the event that submissions are received in response to the public notification, the matter be reported to Council for determination.

FN:M504NSCZ.101

C T D

2 C T D

STAFF & LEGAL COMMITTEE'S RECOMMENDATION

4 MAY 1995

2: PROPOSED ACQUISITION OF RESERVED PROPERTY (File 255/78G)

1. THAT negotiations for the acquisition of the property named in the report be authorised and in the event that negotiations are successful, the acquisition be finalised.
2. THAT public notice be given as outlined in the report.
3. THAT in the event that submissions are received in response to the public notification, the matter be reported to Council for determination.

ADOPTED BY COUNCIL

**O N
11 MAY 1995**

MIN. NO. 192



CANTERBURY CITY COUNCIL

City of Cultural Diversity

Council Care For School-Aged Kids

Canterbury City Council has a range of specialist childcare services which parents are encouraged to take advantage of. These include...

Vacation Care

Over the coming school holidays, we will be operating four vacation care centres, providing well supervised, fun care for children aged from five to 12.

There are centres at... Punchbowl Public School, 1333 Canterbury Road, Punchbowl; Lakemba Public School, Alice Street, Lakemba; Harcourt Public School, First Avenue, Campsie and Clemon Park Public School, Bexley Road, Earlwood.

Before & After School Care

If you have to go to work before school starts or can't be home before school finishes, then Council can help. We operate three centres to provide before and after school care. These are at Clemon Park, Lakemba and Punchbowl public schools.

For extra details about any of Council's child care activities, please call 9789 9327.



Disability Action Plan

Council is seeking your comments on our new Disability Action Plan. If you would like to see the plan, copies can be obtained from the Council's Administration Building, our Community Services Division and Council libraries. Each copy of the plan comes with a questionnaire and a reply-paid envelope so you can give us your thoughts about the plan and about disability services in general here in our area. Please note... it is important that feedback on the plan is returned to Council by 30 March 1998. Further information about the Action Plan or disability access in general please contact our Disability Services Community Worker, Tony Porter, on 9789 9432.



Townhouse Developments

Council has received an application to build a townhouse development containing three (3) x three (3) bedroom townhouses at 5 Oswald Street, Campsie. Comments must be received by 26 March.

Council has received an application to build a townhouse development containing two (2) x three (3) bedroom and one (1) x two (2) bedroom townhouses at 42 Lucerne Street, Belmore. Comments must be received by 3 April.



Proposed Land Classification

Canterbury City Council proposes to resolve as follows in relation to a property that it intends to acquire: "THAT on its acquisition by Council, 78 Duke Street, Campsie be classified as operational land for the purposes of the Local Government Act 1993."

Details about the property and/or its acquisition may be obtained by telephoning Council's Ian Field or Chris Denard on 9787 9498 or 9787 9435 Monday to Friday between the hours of 9.00am and 5.00pm. Inquiries in person may be made at Council's Administrative and Corporate Services Division, First Floor, 137 Beamish Street, Campsie.

Anyone may make inquiries and/or a written submission regarding the proposed resolution. Submissions will be accepted by Council up until 5.00pm on 8 April. Council will consider any and all submissions made to it before considering the adoption of the proposed resolution.

Draft Local Environmental Plan

Council has prepared a Draft Local Environmental Plan for 29-31 Alfred Street, Campsie. The purpose of the plan is to permit town houses and villa homes at this site with Council consent. The Draft Plan is on exhibition at 137 Beamish Street, Campsie until 26 March. If you would like to comment on this plan, please write to Council before that date.

Crime Prevention Code

Council has adopted Development Control Plan No. 29 for Community Crime Prevention. The aim of the Development Control Plan is to ensure all forms of development contribute to a safe and defensible environments. The Development Control Plan will take effect from 12 March.

ADMINISTRATION CENTRE

137 Beamish Street, (P.O. Box 77) CAMPSIE 2194
Internet Site: <http://www.slsw.gov.au/canterbury>

STANDING COMMITTEE

12th March at 7.45pm
COUNCIL MEETING
26th March, 7.00 pm

Telephone: 9789 9300

Jim Montague - General Manager

1 - Officers' Reports

ITEM 1: 78 DUKE STREET, CAMPSIE

FILE NUMBER: 255/78G

REPORT BY: ACTING DIRECTOR OF ADMINISTRATIVE & CORPORATE SERVICES

Summary:

This report recommends the pre-purchase classification of land as "operational".

Management Plan Implications:

Adoption of the recommendation by Council will not have any implications for Council's Management Plan.

Report:

In accordance with a previous resolution, Council recently contracted to purchase the property known as 78 Duke Street, Campsie.

The property was identified (together with the adjoining property) in the Campsie Precinct Local Environment Plan for the provision of future open space. It is expected that settlement will occur about the middle of May 1998.

On acquisition, the property will automatically be classified "community land" unless resolved by Council to the contrary. An initial "community" classification was considered inappropriate in this instance as, in the short term, the property which contains a cottage in good state of repair will be leased for residential purposes. Furthermore, this situation is expected to continue for some time, as it is understood the owner of the adjoining, similarly reserved property, continues to be opposed to the reservation and intends not to sell to Council in the short to medium term future.

A proposed land classification notice was placed in the local press on 11 March 1998, with a closing date for submissions of 8 April 1998. No written submissions were received to the notice. In the light of these factors it is felt that the proposed classification is appropriate and should now be confirmed by a formal resolution from Council serving to classify the property as operational land on its acquisition.

RECOMMENDATION:

THAT on acquisition 78 Duke Street, Campsie be classified as "operational land" for the purposes of Chapter 6 Part 2 of the Local Government Act 1993.

FN:C423NSCZ.106

COUNCIL'S RESOLUTION - 23 APRIL 1998

1: 78 DUKE STREET, CAMPSIE (File 255/78G)

Min. No. 228 RESOLVED (Councillors Carolan/Latham)

THAT on acquisition, 78 Duke Street, Campsie be classified as "operational land" for the purposes of Chapter 6 Part 2 of the Local Government Act 1993.

2. 30A Amy Street, Campsie (Lot 93 DP 5930)



Figure 3. Aerial map showing Site 2. 30A Amy Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	<u>Current public land classification</u> occurred on the “relevant commencement” of Part 2 of Chapter 6 of the Local Government Act 1993, when it was “taken to have been classified as community land” pursuant to Schedule 7, Part

Information Checklist	Council's Responses
	2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified. This site is identified as a potential future active transport link to improve pedestrian and cyclist access throughout the Campsie Town Centre. The reclassification does not impact this future role of the site.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and

Information Checklist	Council's Responses
	sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's consent; and the nature of any trusts, dedications, etc	The land is owned by Council and is deemed to have been so owned (vested) on and from 24/11/1922. See below. DP 5930, being a "Plan" showing resubdivision of parts of Sections 1, 9, 10, 11 & 12 of Deposited Plan 4190", was accepted for registration by the Registrar General on 23 July November 1910. That plan showed the subject land as "Drainage Reserve 10 feet wide". Section 398 of the 1919 Local Government Act (as it provided when it came into operation on 1/9/1920) made provision for where, in a subdivision of land, there was provision made for a drainage reserve, the land so identified became vested-in the relevant Council, in fee simple, for drainage purposes. Retrospective operation of Section 398's provisions, so that they then also applied-to all plans registered before 1/9/1920, was given from 24/11/22; (see <i>ex parte the Registrar General; re Randwick Municipal Council (1951) 68WM(NSW) 107</i>). Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests:- • Covenants 549310 and 578759
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect is holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land is used by the public for pedestrian passage. It also functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if	The land is not subject to any current or proposed business dealings.

Information Checklist	Council's Responses
relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	
Any rezoning associated with the reclassification	Yes, the site is proposed to be rezoned from R3 Medium Density Residential Zone to R4 High Density Residential Zone as part of planning proposal PP-2024-2261.
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to be reclassified does not apply to the whole lot(s)	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

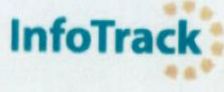
Title search for 30A Amy Street, Campsie (Lot 93 DP 5930)

30A Amy



**LAND
REGISTRY
SERVICES**

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: AUTO CONSOL 7850-55

SEARCH DATE	TIME	EDITION NO	DATE
26/11/2024	1:35 PM	-	-

VOL 7850 FOL 55 IS THE CURRENT CERTIFICATE OF TITLE

LAND

LAND DESCRIBED IN SCHEDULE OF PARCELS

LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN

PARISH OF ST GEORGE COUNTY OF CUMBERLAND

TITLE DIAGRAM DP5930

FIRST SCHEDULE

THE COUNCIL OF THE MUNICIPALITY OF CANTERBURY

SECOND SCHEDULE (3 NOTIFICATIONS)

1	RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
* 2	549310 COVENANT
* 3	578759 COVENANT

NOTATIONS

UNREGISTERED DEALINGS: NIL

SCHEDULE OF PARCELS

LOTS 93-94 IN DP5930.

*** END OF SEARCH ***

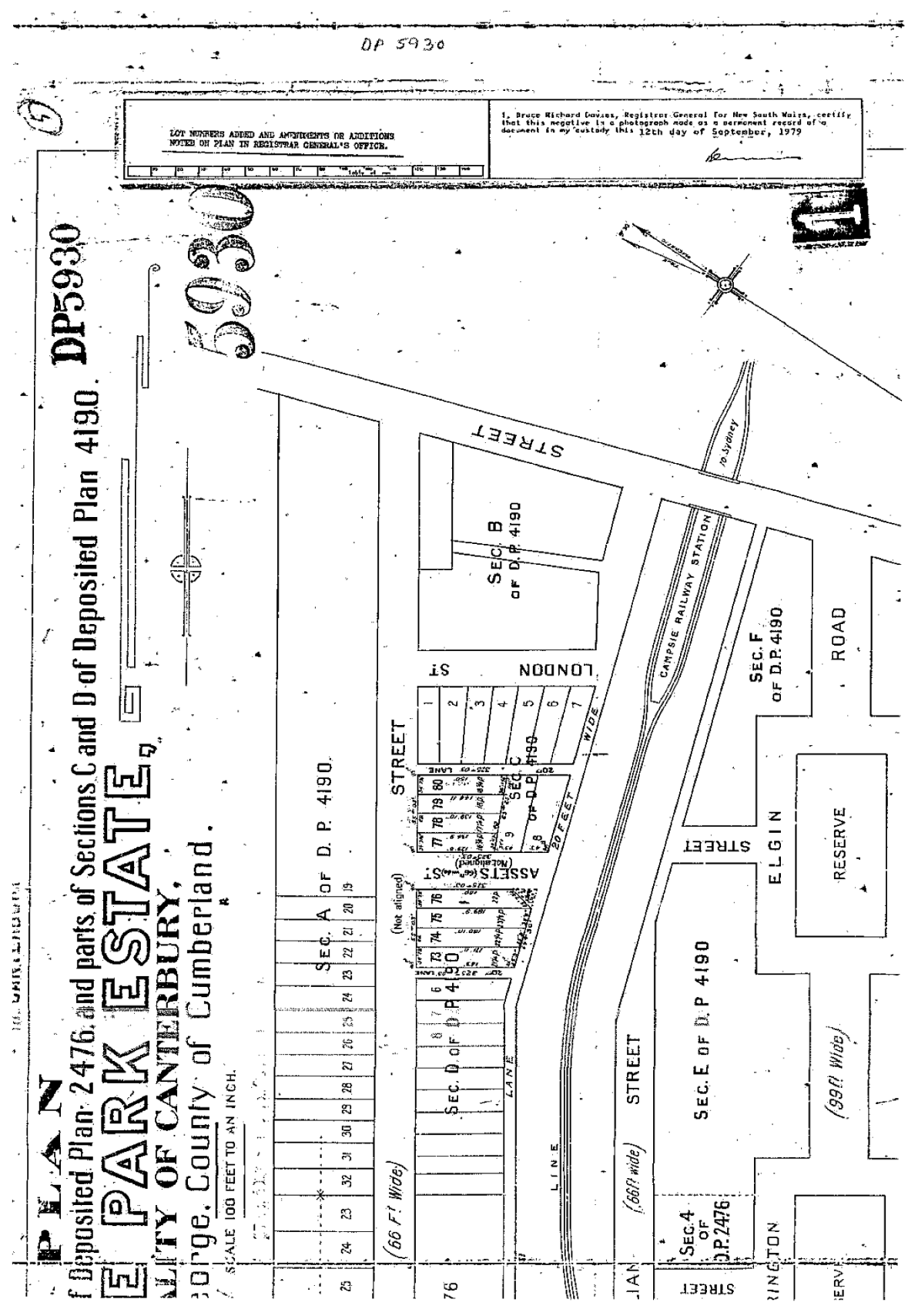
30A Amy Street...

PRINTED ON 26/11/2024

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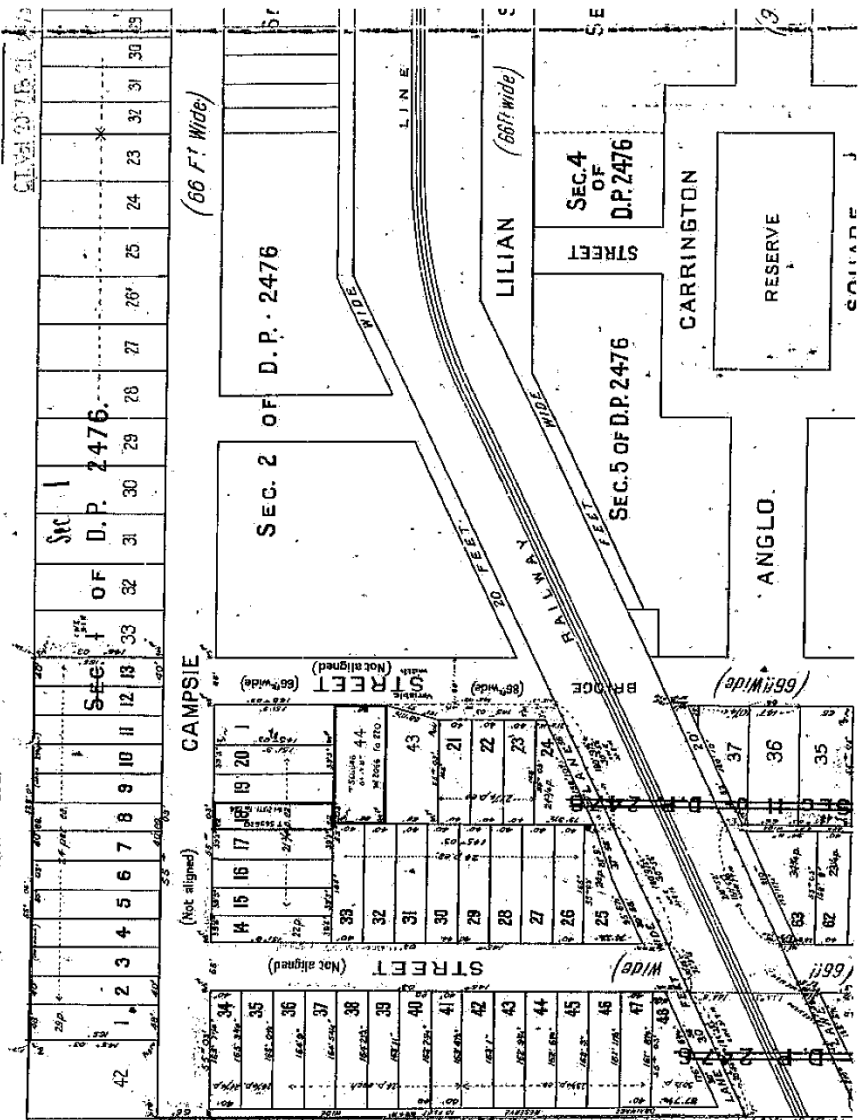
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PLAN showing resubdivision of parts of Sections 1, 9, 10, 11 & 12 of Deposited Plan **CAMPSIE PARISH** MUNICIPALITY OF CAMPSIE Parish of St. George, County of St. George

SCALE 100 FEET TO AN INCH

Deposited Plan 2521



LOT NUMBERS LISTED AND AMENDMENTS OR ADDITIONS
 NOTED ON PLAN IN REGISTRAR GENERAL'S OFFICE.

I, Bruce Richard Davies, Registrar General for New South Wales, certify
 that this negative is a photograph made as a permanent record of a
 document in my custody this 12th day of September, 1979



3. 9A Beaumont Street, Campsie (Lot 150 DP 4357)



Figure 4. Aerial photo of Site 3. 9A Beaumont Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	Current public land classification occurred on the “relevant commencement” of Part 2 of Chapter 6 of the Local Government Act 1993, when it was “taken to have been classified as community land” pursuant to Schedule 7, Part

Information Checklist	Council's Responses
	2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's	The land is owned by Council and is deemed to have been so owned (vested) on and from 24/11/1922. See below.

Information Checklist	Council's Responses
consent; and the nature of any trusts, dedications, etc	DP 4357, being a "Plan of subdivision of Beamish Estate No 3", was accepted for registration by the Registrar General on 7 October 1904. That plan showed the subject land as "Drainage Reserve 6 feet wide". Section 398 of the 1919 Local Government Act (as it provided when it came into operation on 1/9/1920) made provision for where, in a subdivision of land, there was provision made for a drainage reserve, the land so identified became vested-in the relevant Council, in fee simple, for drainage purposes. Retrospective operation of Section 398's provisions, so that they then also applied-to all plans registered before 1/9/1920, was given from 24/11/22; (see ex parte the Registrar General; re Randwick Municipal Council (1951) 68WM(NSW) 107). Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests:- • Nil, other than for a declaration that such land is a drainage reserve
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect is holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.

Information Checklist	Council's Responses
Any rezoning associated with the reclassification	Nil.
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use as open space for public recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to be reclassified does not apply to the whole lot(s)	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

9A BEAUMONT

**LAND
REGISTRY
SERVICES**

Title Search

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 150/4357

SEARCH DATE	TIME	EDITION NO	DATE
26/11/2024	1:39 PM	1	15/1/2009

LAND

LOT 150 IN DEPOSITED PLAN 4357
 AT CAMPSIE
 LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN
 PARISH OF ST GEORGE COUNTY OF CUMBERLAND
 TITLE DIAGRAM DP4357

FIRST SCHEDULE

CANTERBURY CITY COUNCIL

(R AE320142)

SECOND SCHEDULE (2 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 THE LAND WITHIN DESCRIBED IS A DRAINAGE RESERVE

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

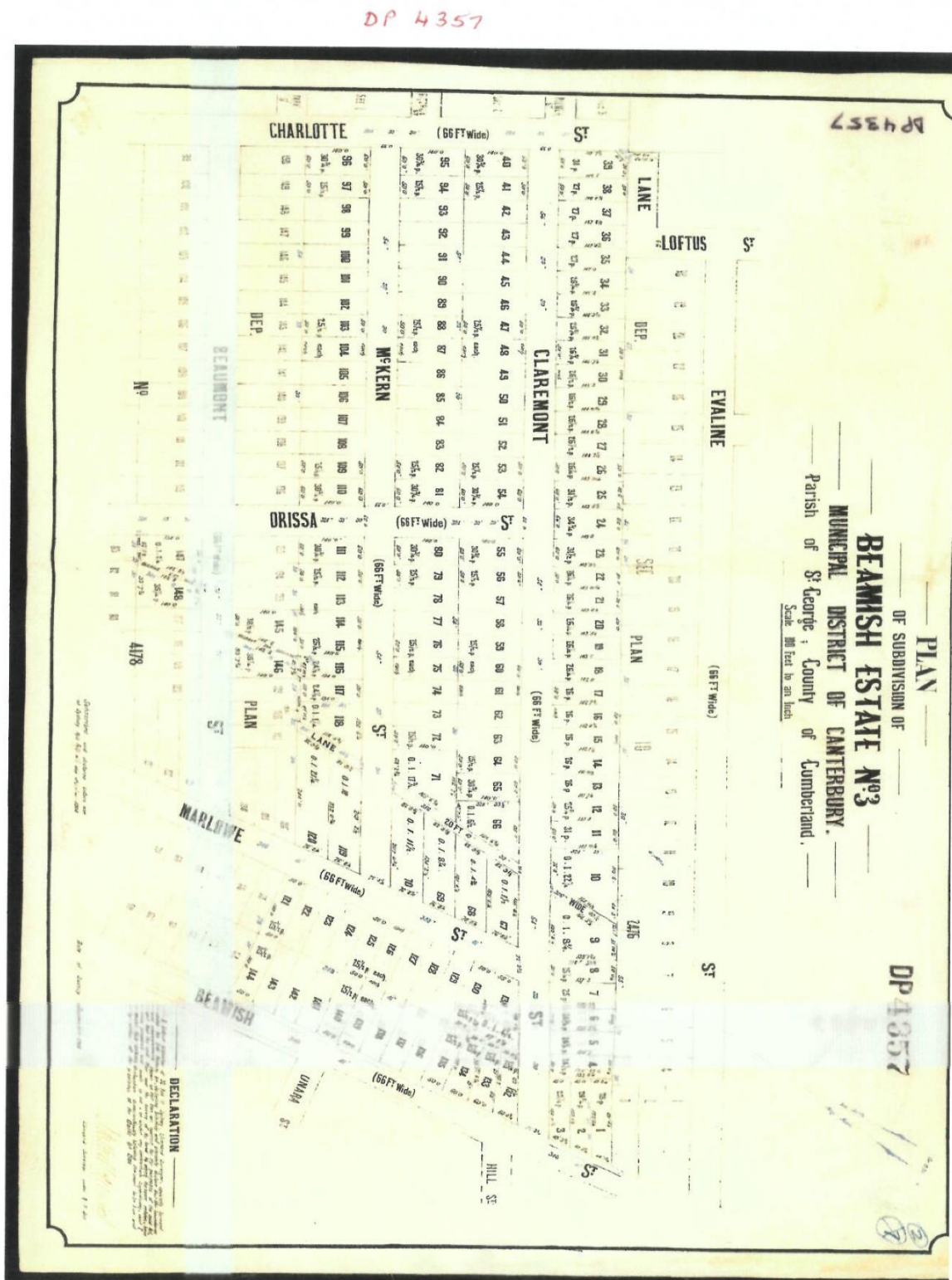
9A Beaumont 12A Beaumont 63A Charlott... PRINTED ON 26/11/2024

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Deposited plan search (for 9A and 12A Beaumont St, Campsie)

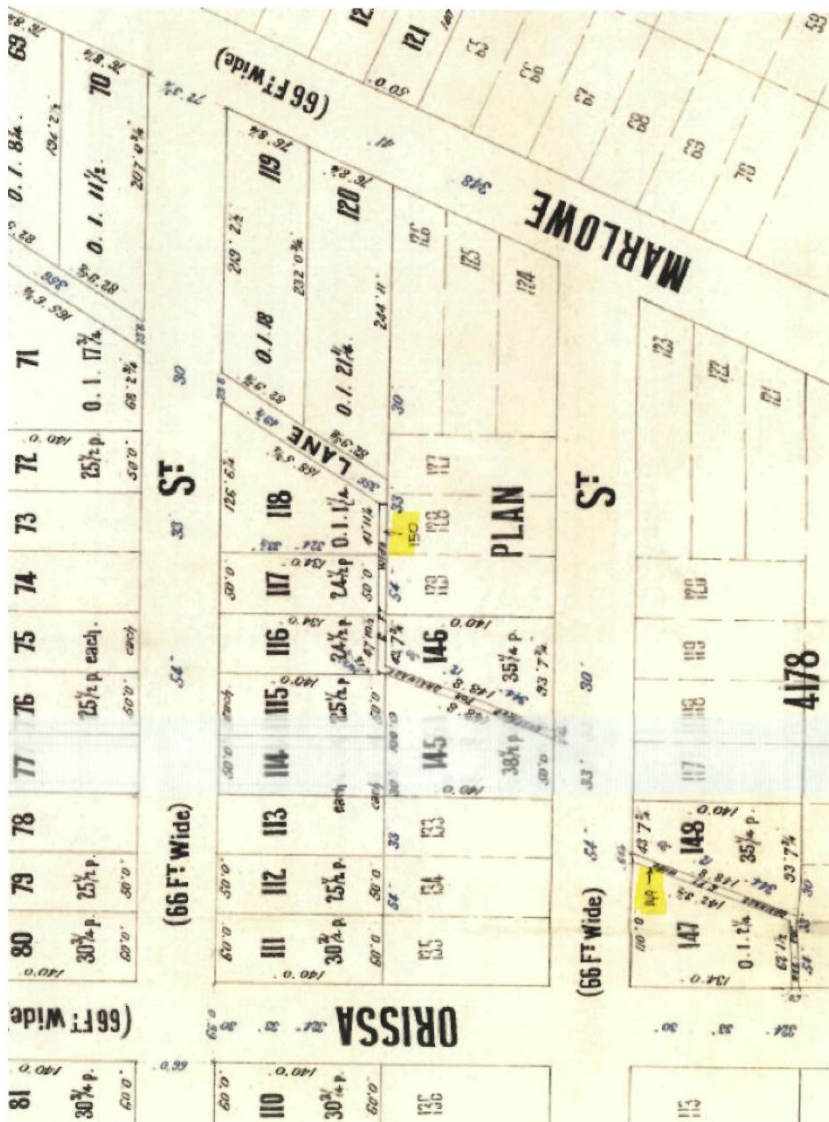


DP 4357

MAGNIFIED EXTRACT

HIGHLIGHTING LOCATION OF

LOTS 149 AND 150



4. 12A Beaumont Street, Campsie (Lot 149 DP 4357)



Figure 5. Aerial photo of Site 4. 12A Beaumont Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	<u>Current public land classification</u> occurred on the “relevant commencement” of Part 2 of Chapter 6 of the Local Government Act 1993, when it was “taken to have been classified as community land” pursuant to Schedule 7, Part

Information Checklist	Council's Responses
	2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's	The land is owned by Council and is deemed to have been so owned (vested) on and from 24/11/1922. See below.

Information Checklist	Council's Responses
consent; and the nature of any trusts, dedications, etc	DP 4357, being a "Plan of subdivision of Beamish Estate No 3", was accepted for registration by the Registrar General on 7 October 1904. That plan showed the subject land as "Drainage Reserve 6 feet wide". Section 398 of the 1919 Local Government Act (as it provided when it came into operation on 1/9/1920) made provision for where, in a subdivision of land, there was provision made for a drainage reserve, the land so identified became vested-in the relevant Council, in fee simple, for drainage purposes. Retrospective operation of Section 398's provisions, so that they then also applied to all plans registered before 1/9/1920, was given from 24/11/22; (see ex parte the Registrar General; re Randwick Municipal Council (1951) 68WM(NSW) 107). Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests:- • Nil, other than for a declaration that such land is a drainage reserve
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect is holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.
Any rezoning associated with the reclassification	Nil.

Information Checklist	Council's Responses
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use as open space for public recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to be reclassified does not apply to the whole lot(s)	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

Title search for 12A Beaumont Street, Campsie (Lot 149 DP 4357)



LAND
REGISTRY
SERVICES

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 149/4357

SEARCH DATE	TIME	EDITION NO	DATE
26/11/2024	1:39 PM	1	15/1/2009

LAND

LOT 149 IN DEPOSITED PLAN 4357
AT CAMPSIE
LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN
PARISH OF ST GEORGE COUNTY OF CUMBERLAND
TITLE DIAGRAM DP4357

FIRST SCHEDULE

CANTERBURY CITY COUNCIL

(R AE320141)

SECOND SCHEDULE (2 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 THE LAND WITHIN DESCRIBED IS A DRAINAGE RESERVE

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

9A Beaumont 12A Beaumont 63A Charlott... PRINTED ON 26/11/2024

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Deposited plan search (see 9A Beaumont St, Campsie)

5. 63A Charlotte Street, Campsie (Lot 1 DP 173626)



Figure 6. Aerial photo of Site 5. 63A Charlotte Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	Current public land classification occurred on the "relevant commencement" of Part 2 of Chapter 6 of the Local Government Act 1993, when it was "taken to have been classified as community land" pursuant to Schedule 7, Part

Information Checklist	Council's Responses
	2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's	The land is owned by Council. It was acquired in 1922, on Gazette publication of a Notice of Resumption – Gazette 174 on 22/12/1922 @ Fol 6670.

Information Checklist	Council's Responses
consent; and the nature of any trusts, dedications, etc	Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests: • Nil
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect is holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.
Any rezoning associated with the reclassification	Nil.
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use as open space for public recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to be reclassified does not apply to the whole lot(s)	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

Title search for 63A Charlotte Street, Campsie (Lot 1 DP 173626)

63A CHARLOTTE



**LAND
REGISTRY
SERVICES**

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 1/173626

SEARCH DATE -----	TIME -----	EDITION NO -----	DATE -----
26/11/2024	1:39 PM	-	-

VOL 3599 FOL 179 IS THE CURRENT CERTIFICATE OF TITLE

LAND

LOT 1 IN DEPOSITED PLAN 173626
LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN
PARISH OF ST GEORGE COUNTY OF CUMBERLAND
TITLE DIAGRAM DP173626

FIRST SCHEDULE

THE COUNCIL OF THE MUNICIPALITY OF CANTERBURY

SECOND SCHEDULE (1 NOTIFICATION)

1 A905961 LAND EXCLUDES MINERALS (S.141 PUBLIC WORKS ACT,
1912)

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

9A Beaumont 12A Beaumont 63A Charlott... PRINTED ON 26/11/2024

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AND GAZETTE NOTICE

43

**NOTIFICATION OF RESUMPTION OF LAND
UNDER THE LOCAL GOVERNMENT ACT, 1919.**

THE land hereunder described having been appropriated or resumed in pursuance of section 543 of the Local Government Act, 1919, is hereby vested in the Council of the Municipality of Canterbury for drainage purposes. Dated this twenty-first day of December, 1922.

R. T. BALL,
Minister for Public Works.

SCHEDULE.

All that piece or parcel of land situate in the parish of St. George, county of Cumberland, and State of New South Wales, being part of lot 16 of deposited plan 1,487, and part of the land comprised in Certificate of Title, volume 3,327, folio 38: Commencing on the south-western side of Charlotte-street at the south-eastern corner of lot 16 of deposited plan 1,487; and bounded thence on the south-east by the south-eastern boundary of that lot bearing 247 degrees 4 minutes 118 feet 7 inches, on the south-west by part of the south-western boundary of that lot bearing 337 degrees 4 minutes 10 feet, on the north-west by a line bearing 67 degrees 4 minutes 118 feet 7 inches to the south-western side of Charlotte-street aforesaid; and thence on the north-east by part of that side of that street bearing 157 degrees 4 minutes 10 feet, to the point of commencement; having an area of $4\frac{1}{4}$ perches or thereabouts, and said to be in the possession of Cyril Alex. O'Callaghan (S. 1922-1,710). [3348]

6. 1A Lincoln Street, Campsie (Lot 7 DP 501691)



Figure 7. Aerial photo of Site 6, 1A Lincoln Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	Current public land classification occurred on the "relevant commencement" of Part 2 of Chapter 6 of the Local Government Act 1993, when it was "taken to have been classified as community land" pursuant to Schedule 7, Part

Information Checklist	Council's Responses
	2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's	The land is owned by Council. It was part of an area first shown as a “Drainage Reserve 10ft wide” in 1910, on DP 5930's registration. Lot 7 DP

Information Checklist	Council's Responses
consent; and the nature of any trusts, dedications, etc	501691 is a residue of such original 10ft wide drainage reserve. Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests:- • Covenant 549310 • Registrar General's Caveat C131151
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect is holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.
Any rezoning associated with the reclassification	Nil.
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use as open space for public recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to be reclassified does not apply to the whole lot(s)	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.

Information Checklist	Council's Responses
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

Title search for 1A Lincoln Street, Campsie (Lot 7 DP 501691)

1A LINCOLN



**LAND
REGISTRY
SERVICES**

Title Search



InfoTrack

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 7/501691

SEARCH DATE	TIME	EDITION NO	DATE
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26/11/2024	1:39 PM	-	-

VOL 9488 FOL 208 IS THE CURRENT CERTIFICATE OF TITLE

LAND

LOT 7 IN DEPOSITED PLAN 501691
AT CAMPSIE
LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN
PARISH OF ST GEORGE COUNTY OF CUMBERLAND
TITLE DIAGRAM DP501691

FIRST SCHEDULE

THE COUNCIL OF THE MUNICIPALITY OF CANTERBURY

SECOND SCHEDULE (3 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 549310 COVENANT
- 3 C131151 CAVEAT BY THE REGISTRAR GENERAL AS REGARDS PART OF
THE LAND ABOVE DESCRIBED FORMERLY IN VOL 2037 FOL 211

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

9A Beaumont 12A Beaumont 63A Charlott... PRINTED ON 26/11/2024

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Received: 26/11/2024 13:39:13

Deposited plan search

Box: CANT / Doc: DP 501691 P / Rev: 17-Aug-1992 / Sts: OK, OK / Prt: 04-Mar-2008 17:39 / Pgs: ALL / Seq: 1 of 1
 WARNING : Electronic Document Supplied by LPI NSW for Your Internal Use Only.

DP 501691

PLAN OF SUBDIVISION OF PART OF THE LAND		OTHER USE DATA	
IN-STRAY. DRAINAGE RESERVE NOT WITHIN DP 501691		D. P. 501691 1:1000	
Min./Maj. City: CANTERBURY Town or Locality: CANTERBURY Parish: ST. GEORGE County: CANTERBURY Dist.: 300 YARDS TO N. B. R.		Cal. Area: 18.40 AC. Proposed: 18.40 AC. Proposed: 5 Subdivisions Ref. Map: Canterbury, Sh. 7 Lat. Plan D.L. 5000 & 10000	
WARNING: Plan Drawing only to appear in this space.			
WARNING: Plan Drawing only to appear in this space.			
COPIED FROM INFORMATION IN D.P. 501691. Signatures, Seals and Stamps of Proprietors and Trustees, etc. 1. I, Jack Ingham Watson, Registrar General for New South Wales, certify that this is a true and correct copy of the original plan as deposited at the Registrar General's Office on 17th August 1992. 2. I, Jack Ingham Watson, Registrar General for New South Wales, certify that this is a true and correct copy of the original plan as deposited at the Registrar General's Office on 17th August 1992. 3. I, Jack Ingham Watson, Registrar General for New South Wales, certify that this is a true and correct copy of the original plan as deposited at the Registrar General's Office on 17th August 1992.			

7. 7A Lincoln Street, Campsie (Lot 102 DP 1160208)



Figure 8. Aerial photo of Site 7. 7A Lincoln Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	<u>Current public land classification</u> occurred on the “relevant commencement” of Part 2 of Chapter 6 of the Local Government Act 1993, when it was “taken to have been classified as community land” pursuant to Schedule 7, Part

Information Checklist	Council's Responses
	2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's	The land is owned by Council. It was part of an area first shown as a “Drainage Reserve 10ft wide” in 1910, on DP 5930's registration.

Information Checklist	Council's Responses
consent; and the nature of any trusts, dedications, etc	101/1160208 is a residue of such original 10ft wide drainage reserve. Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests: • Covenant 549310 • Restriction on the Use of Land AG10048 • Positive Covenant AG10049 • Easements to drain water 3.555 wide vide DP 1160208
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect is holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land is used by the public for pedestrian passage. It also functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.
Any rezoning associated with the reclassification	Nil.
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use as open space for public recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.

Information Checklist	Council's Responses
be reclassified does not apply to the whole lot(s)	
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

Title search for 7A Lincoln Street, Campsie (Lot 102 DP 1160208)



7A LINCOLN

LAND
REGISTRY
SERVICES

Title Search

InfoTrack

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 102/1160208

SEARCH DATE	TIME	EDITION NO	DATE
26/11/2024	1:41 PM	2	4/9/2012

LAND

LOT 102 IN DEPOSITED PLAN 1160208

AT CAMPSIE

LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN

PARISH OF ST GEORGE COUNTY OF CUMBERLAND

TITLE DIAGRAM DP1160208

FIRST SCHEDULE

CANTERBURY CITY COUNCIL

SECOND SCHEDULE (7 NOTIFICATIONS)

1	RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
2	599310 COVENANT
3	AG10048 RESTRICTION(S) ON THE USE OF LAND
4	AG10049 POSITIVE COVENANT
5	AG37823 THE LAND WITHIN DESCRIBED IS A DRAINAGE RESERVE
6	DP1160208 EASEMENT TO DRAIN WATER 3.355 METRE(S) WIDE AFFECTING THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
7	DP1160208 EASEMENT TO DRAIN WATER 3.355 METRE(S) WIDE AFFECTING THE WHOLE OF THE LAND ABOVE DESCRIBED

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

7 7A 7B Lincoln 22A Loftus...

PRINTED ON 26/11/2024

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Received: 26/11/2024 13:41:32

Box:a-DeX /Doc:DP 1160208 P /Rev:16-Aug-2012 /Sts:SC.OK /Prt:17-Aug-2012 01:36 /Pgs:ALL /Seq:1 of 4
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PLAN FORM 6

WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 1 of 3 sheet(s)

SIGNATURES, SEALS and STATEMENTS of intention to dedicate public roads or to create reserves, drainage reserves, easements, restrictions on the use of land or positive covenants.

PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT, 1919, IT IS INTENDED TO CREATE:

1. EASEMENT TO DRAIN WATER 3.355 WIDE AFFECT THE WHOLE OF THE LOTS
2. RESTRICTION ON USE OF LAND 101-104 (INCLUSIVE)
3. POSITIVE COVENANT

AS SET OUT IN THE ACCOMPANYING INSTRUMENT.

Use PLAN FORM 6A

for additional certificates, signatures, seals and statements

Crown Lands NSW/Western Lands Office Approval

_____ in approving this plan certify
(Authorised Officer)
that all necessary approvals in regard to the allocation of the land shown herein have been given.

Signature: _____

Date: _____

File Number: _____

Office: _____

Subdivision Certificate

I certify that the provisions of s109(1) of the Environmental Planning and Assessment Act 1979 have been satisfied in relation to the proposed _____

Subdivision
* (insert 'subdivision' or 'new road')

* Authorised Person/General Manager/Accredited Certifier

Consent Authority City of Canterbury Council

Date of Endorsement 27/1/11

Accreditation no: _____

Subdivision Certificate no: SC 17/2010

File no: 147/102 D

* Delete whichever is inapplicable.



DP1160208 S

Registered:  15.8.2012

Title System: TORRENS

Purpose: SUBDIVISION

PLAN OF SUBDIVISION OF LOT 5 D.P.501691
AND LOT 34 D.P.5930

LGA: CANTERBURY

Locality: CAMPSIE

Parish: ST. GEORGE

County: CUMBERLAND

Survey Certificate

I, VICTOR JOHN MANSELL OF W. BUXTON P/L
of 76 WILLISON ROAD, CARLTON 2218

a surveyor registered under the Surveying and Spatial Information Act, 2002, certify that the survey represented in this plan is accurate, has been made in accordance with the Surveying Regulation and Spatial Information Regulation 2006 and was completed on 16/6/2010

The survey relates to LOTS 100, 101, 102, 103 & 104

(specify the land actually surveyed, or specify any land shown in the plan that is not the subject of the survey)

Signature V. Mansell Dated 30/6/2010

Surveyor registered under the Surveying and Spatial Information Act 2002

Datum Line: "A" - "B"

Time: Urban/Rural

Plans used in preparation of survey/completion

5930	1038084
501691	220171
1051988	414452
1064667	503706
11981	

(If insufficient space use Plan Form 6A annexure sheet)

SURVEYOR'S REFERENCE: 203026

OFFICE USE ONLY

PLAN FORM 6A (Annexure Sheet)

WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET		Sheet 2 of 2 sheet(s)
PLAN OF SUBDIVISION OF LOT 5 D.P.501691 AND LOT 34 D.P.5930	DP1160208	
	Registered:  15.8.2012	
Subdivision Certificate No: SC47/2010		Date of Endorsement: 27/1/11
 AUTHORISED OFFICER LANTORBY CITY COUNCIL		
SURVEYOR'S REFERENCE: 203026		

• OFFICE USE ONLY

PLAN FORM 6A (Annexure Sheet)

WARNING: Creasing or folding will lead to rejection

DEPOSITED PLAN ADMINISTRATION SHEET

Sheet 3 of 3 sheet(s)

PLAN OF SUBDIVISION OF LOT 5 D.P.501691
AND LOT 34 D.P.5930

DP1160208

Registered:



15.8.2012

Subdivision Certificate No: SC47/2010

Date of Endorsement: 27/1/11

[Handwritten signatures]

Signed for and on behalf of
Westpac Banking Corporation
ABN 33 007 457 141
by its Tier Three Attorney

Signature of Attorney:

Name of Attorney:

Power of Attorney registered
Book 4299 no. 332

Who is personally known to me:

Signature of Witness:

Name of Witness:

Address: 4-16 Montgomery Street Kogarah NSW 2217

GAIL MERRY

CRAIG MATTHEWS

SURVEYOR'S REFERENCE: 203026

* OFFICE USE ONLY

Instrument setting out terms of Easements or Profits à Prendre intended to be created or released and of Restrictions on the Use of Land or Positive Covenants intended to be created pursuant to Section 88B Conveyancing Act 1919.

(Sheet 1 of ³ 2 Sheets)



DP1160208 B

Plan of subdivision of lot 5 DP 501691 and lot 34 DP 5930 covered by Subdivision Certificate No. SC 47/2010

Full name and address
of the owner of the land:

Canterbury City Council
137 Beamish Street, Campsie NSW 2194

Part 1 (Creation)

Number of item shown in the intention panel on the plan	Identity of easement, profit à prendre, restriction or positive covenant to be created and referred to in the plan.	Burdened lot(s) or parcel(s):	Benefited lot(s), road(s), bodies or Prescribed Authorities:
1	Easement to drain water 3.355 wide	Part 100, 101, 102, 103, 104	Canterbury City Council
2	Restriction on the use of land	Part 100, 101, 102, 103, 104	Canterbury City Council
3	Positive Covenant	Part 100, 101, 102, 103, 104	Canterbury City Council

Lot 100 is affected in part.
Lots 101-104 (inclusive) affect the whole lot.
Part 2 (Terms)

2 Terms of restriction on the use of land

That the land or any part of it may only be transferred or assigned to the registered proprietor of an adjoining parcel of land which enjoys the benefit of a street frontage.

3 Terms of Positive Covenant

Upon the transfer of the land or any part of it:

the transferee or assignee of the land or any part of it shall prepare a plan of consolidation of the land for that part of the subject of the transfer or assignment with the adjoining land owned by the transferee or assignee.

Grant Chan *RM/Phan*

DP1160208

Plan of subdivision of lot 5 DP 501691 and lot
34 DP 5930 covered by Subdivision
Certificate No. SC47/2010

~~the transferee or assignee will take all steps necessary to register the
plan of consolidation at the Department of Lands including payment
of all costs and registration fees.~~

~~Name of person empowered to release, vary or modify restriction or positive
covenant numbered 2 in the plan.~~

~~Canterbury City Council~~

THE COUNCIL OF THE CITY OF
CANTERBURY by its attorneys *Robert Furolo*
Furolo
and JAMES MONTAGUE
pursuant to Power of Attorney
Registered Book 4373 No. 525

Robert Furolo ROBERT FUROLO
James Montague JAMES MONTAGUE
Print name

BmX *Brad McHelson*

Brad McHelson
Print name Witness

[Signature]
Print name

SIGNED ON BEHALF OF
CANTERBURY CITY COUNCIL
[Signature]
AUTHORISED OFFICER.

Signed for and on behalf of
Westpac Banking Corporation
ABN 33 007 457 141
by its Tier Three Attorney

Signature of Attorney: *Gail Merry*
Name of Attorney: GAIL MERRY
Power of Attorney registered
Book 4299 no. 332

Who is personally known to me:

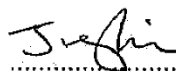
Signature of Witness: *Craig Matthews*
Name of Witness: CRAIG MATTHEWS
Address: 4-16 Montgomery Street Kogarah NSW 2217

Instrument setting out terms of Easements or Profits à Prendre Intended to be created
or released and of Restrictions on the Use of Land or Positive Covenants intended to
be created pursuant to Section 88B Conveyancing Act 1919.

DP1160208

(Sheet 3 of 3 Sheets)

Plan of subdivision of lot 5 DP 501691 and lot
34 DP 5930 covered by Subdivision
Certificate No. SC47/2010



Witness

JINHONG LIU

Name of Witness

811/401 SUSSEX ST, SYDNEY NSW

Address of Witness

PARA-LEGAL

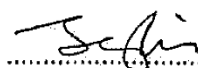
Occupation of Witness

Signature


BIAO CHENG NING

Date

31 July 2012



Witness

JINHONG LIU

Name of Witness

811/401 SUSSEX ST, SYDNEY NSW

Address of Witness

PARA-LEGAL

Occupation of Witness

Signature


SIU WAN CHAN

Date

31 July 2012

REGISTERED



15.8.2012

8. 7B Lincoln Street, Campsie (Lot 101 DP 1160208)

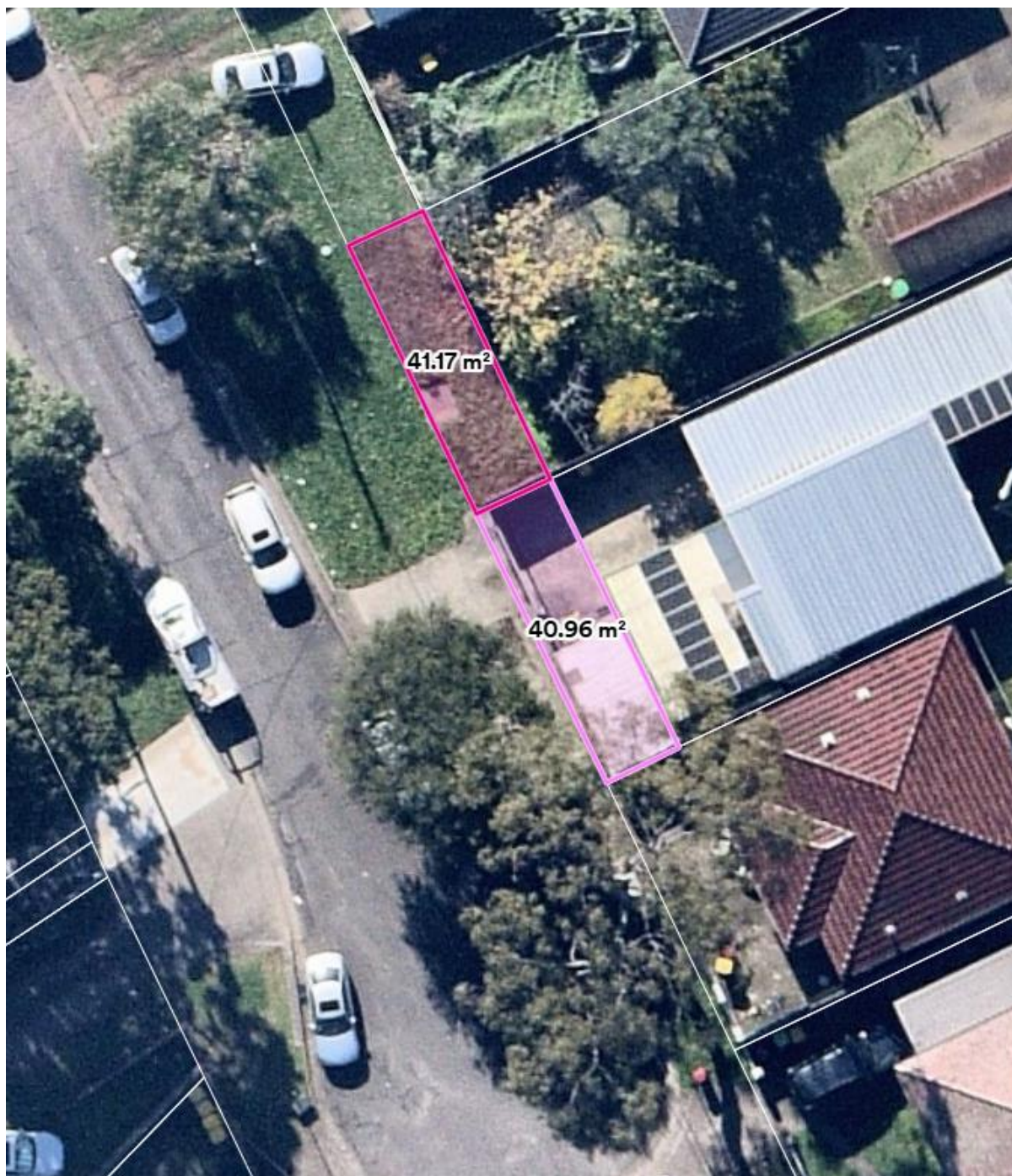


Figure 9. Aerial photo of Site 8. 7B Lincoln Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	<u>Current public land classification</u> occurred on the “relevant commencement” of Part 2 of Chapter 6 of the Local Government Act 1993, when it was “taken to have been

Information Checklist	Council's Responses
	classified as community land" pursuant to Schedule 7, Part 2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a "public reserve" (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The "site-specific" and "strategic" merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council	The land is owned by Council. It was part of an area first shown as a "Drainage Reserve 10ft wide" in 1910 , on DP 5930's registration.

Information Checklist	Council's Responses
does not own the land, the owner's consent; and the nature of any trusts, dedications, etc	101/1160208 is a residue of such original 10ft wide drainage reserve. Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests:- • Covenant 549310 • Restriction on the Use of Land AG10048 • Positive Covenant AG10049 • Easements to drain water 3.555 wide vide DP 1160208
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect is holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land is used by the public for pedestrian passage. It also functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.
Any rezoning associated with the reclassification	Nil.
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use as open space for public recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.

Information Checklist	Council's Responses
be reclassified does not apply to the whole lot(s)	
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

Title search for 7B Lincoln Street, Campsie (Lot 101 DP 1160208)

7B LINCOLN



**LAND
REGISTRY
SERVICES**

Title Search



InfoTrack

NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 101/1160208

SEARCH DATE	TIME	EDITION NO	DATE
26/11/2024	1:41 PM	2	4/9/2012

LAND

LOT 101 IN DEPOSITED PLAN 1160208
AT CAMPSIE
LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN
PARISH OF ST GEORGE COUNTY OF CUMBERLAND
TITLE DIAGRAM DP1160208

FIRST SCHEDULE

CANTERBURY CITY COUNCIL

SECOND SCHEDULE (7 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 599310 COVENANT
- 3 AG10048 RESTRICTION(S) ON THE USE OF LAND
- 4 AG10049 POSITIVE COVENANT
- 5 AG37823 THE LAND WITHIN DESCRIBED IS A DRAINAGE RESERVE
- 6 DP1160208 EASEMENT TO DRAIN WATER 3.355 METRE(S) WIDE AFFECTING
THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM
- 7 DP1160208 EASEMENT TO DRAIN WATER 3.355 METRE(S) WIDE AFFECTING
THE WHOLE OF THE LAND ABOVE DESCRIBED

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

7 7A 7B Lincoln 22A Loftus...

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Received: 26/11/2024 13:41:33

Deposited plan search (refer to 7A Lincoln Street, Campsie)

9. 22A Loftus Street, Campsie (Lot 2 DP 1013067)



Figure 10. Aerial photo of Site 9. 22A Loftus Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	Current public land classification occurred on the "relevant commencement" of Part 2 of Chapter 6 of the Local Government Act 1993, when it was "taken to have been classified as community land" pursuant to Schedule 7, Part

Information Checklist	Council's Responses
	2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's	The land is owned by Council. It was part of an area originally shown as a drainage reserve in 1922.

Information Checklist	Council's Responses
consent; and the nature of any trusts, dedications, etc	On registration of DP 231052 on 5/12/1966 (a plan of subdivision of "Pt Drainage Reserves in D.P.5930"), the area including the subject lot (Lot 2) was one of three created from the "Pt Drainage Reserve" portion which was located between:- • Loch Street and • The "Lane 20 feet wide", known as Lillian Lane, adjacent to the southern boundary of the railway corridor. On the registration of DP 1013067 (8/5/2000), it appears that what was then Lot 2 DP 231052 was further subdivided to enable the future excising from then Lot 2 DP 231052 of an area of land which became Lot 1 DP 1013067; with the residue then becoming Lot 2 DP 1013067, the area of land the subject to the now-proposed public land reclassification. Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests:- • Easement to Drain Water 1.83 metres wide (DP 1013067)
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect is holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.
Any rezoning associated with the reclassification	Nil.

Information Checklist	Council's Responses
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use as open space for public recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to be reclassified does not apply to the whole lot(s)	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

Title search for 22A Loftus Street, Campsie (Lot 2 DP 1013067)

22A LOFTUS



**LAND
REGISTRY
SERVICES**

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 2/1013067

SEARCH DATE	TIME	EDITION NO	DATE
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26/11/2024	1:41 PM	1	8/5/2000

LAND

LOT 2 IN DEPOSITED PLAN 1013067
AT CAMPSIE
LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN
PARISH OF ST GEORGE COUNTY OF CUMBERLAND
TITLE DIAGRAM DP1013067

FIRST SCHEDULE

THE COUNCIL OF THE MUNICIPALITY OF CANTERBURY

SECOND SCHEDULE (2 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- 2 DP1013067 EASEMENT TO DRAIN WATER 1.83 METRE(S) WIDE AFFECTING
THE PART(S) SHOWN SO BURDENED IN THE TITLE DIAGRAM

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

7 7A 7B Lincoln 22A Loftus...

PRINTED ON 26/11/2024

* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title. Warning: the information appearing under notations has not been formally recorded in the Register. InfoTrack an approved NSW Information Broker hereby certifies that the information contained in this document has been provided electronically by the Registrar General in accordance with Section 96B(2) of the Real Property Act 1999.

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Received: 26/11/2024 13:41:33

Deposited plan search

Box: CANT / Doc: DP 1013067 P / Rev: 11-May-2000 / Sta: OK, OK / Prt: 04-Mar-2008 18:40 / Pgs: ALL / Seq: 1 of 1
 WARNING : Electronic Document Supplied by LPI NSW for Your Internal Use Only.

PLAN FORM 1		Plan Drawing only to appear in this space												
SUBDIVISION, SEALS AND STATISTICS of intention to dedicate public roads or to create public reserves, drainage reserves, easements, restrictions on the use of land or positive covenants. PURSUANT TO SEC 888 OF CONVEYANCING ACT 1919 AS AMENDED IT IS INTENDED TO CREATE: 1. EASEMENT TO DRAIN WATER 1.83 WIDE.														
The Council of the City of Canterbury by its authorized officers, Councillors, Mayor, and the Council's Planning and Development Committee, pursuant to a power of attorney Registered Book 4467 No. 37 DP 1013067 AND SECTION 888 INSTRUMENT														
Crown Lands Office Approval PLAN APPROVED: _____ Land District: _____ Paper No.: _____ Field Book: _____ pages _____														
Council's Certificate I hereby certify that - (a) The requirements of the Land Acquisition Act 1919 (other than the requirements of Part 3 Division 2 of the Act) have been complied with by the applicant in relation to the proposed SUBDIVISION (part new road, easement or consolidated lot) set out herein Subdivision No. 10116 Date 29-3-2000 (Signature) _____ Council File No. 520022447 This plan of certificate to be sealed where the application is made to the Council and the Council is satisfied that the operations of the Metropolitan Water Sewerage and Drainage Board on the former District Water Board. 1. Delete if inapplicable														
SURVEYOR'S REFERENCE: 991106D CONF. APPROVAL No 99-474 WARNING: CREASING OR FOLDING WILL LEAD TO REJECTION CHECKLIST		DP1013067 Registered M 8-5-2000 C.A. NO 10116 OF 22-3-2000 Title System: TORRENS Purpose: SUBDIVISION Ref. Map: U 0045 - 9/4 Lot Plan: DP 231052 PLAN OF SUBDIVISION OF DRAINAGE RESERVE BEING LOT 2 DP 231052 Lengths are in metres. Reduction Ratio 1: 400 L.G.A. CANTERBURY Locality: CAMPSIE Parish: ST. GEORGE County: CUMBERLAND Plans used in preparation of survey/compilation. DP 5930 DP 172726 DP 231052 1. PETER FREDERICK MOSS of AWT SURVEY 368 BRUNKER RD YAGOONA 2199 a surveyor registered under the Surveyors Act, 1929, as amended, hereby certify that the survey represented in this plan was made by me or under my supervision and that I am a duly qualified and registered surveyor under the Surveyors Act, 1929, as amended. COMPILED FROM DP 231052 16TH NOVEMBER 1999 (Signature) _____ Surveyor registered under Surveyors Act 1929, as amended (Name of Surveyor) (Printed Name of Surveyor)												
SCHEDULE OF SHORT BOUNDARIES <table border="1"> <thead> <tr> <th>No.</th> <th>BEARING</th> <th>DISTANCE</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>235°03'</td> <td>2.93</td> </tr> <tr> <td>2</td> <td>55°03'</td> <td>2.93</td> </tr> <tr> <td>3</td> <td>55°03'</td> <td>1.83</td> </tr> </tbody> </table>		No.	BEARING	DISTANCE	1	235°03'	2.93	2	55°03'	2.93	3	55°03'	1.83	
No.	BEARING	DISTANCE												
1	235°03'	2.93												
2	55°03'	2.93												
3	55°03'	1.83												

INSTRUMENT SETTING OUT THE TERMS OF EASEMENT
INTENDED TO BE CREATED
PURSUANT TO SECTION 88B OF THE CONVEYANCING ACT, 1919

Lengths are in metres

(Sheet 1 of 1 sheets)

PART 1

DP1013067

Plan of Subdivision of Drainage Reserve being Lot
2 in Deposited Plan 231052 covered by Council's
Certificate No 10116 dated 22 March 2000

Full name and address
of the Proprietor of
the land:

Canterbury City Council
137 Beamish Street
Campsie NSW 2194

1. Identity of Easement Easement to drain water 1.83 wide
firstly referred to
in abovementioned plan:

SCHEDULE OF LOTS ETC. AFFECTED

Lots Burdened

Authority Benefited

1 and 2

Canterbury City Council

PART 2

1. Terms of the easement firstly referred to in abovementioned plan

Easement to drain water 1.83 wide.

The Council of the City of Canterbury
by its Attorneys
Kyrie G. Allen Mayors
and *James Clarend Montague, General Manager*
pursuant to a power of attorney
Registered Book 4467 No. 97

Kyrie G. Allen
.....
James Clarend Montague
.....
Witness

(Clarend J.A.)

8500215

REGISTERED  # 8-5-2000

10. 41A Loch Street, Campsie (Lot 3 DP 231052)



Figure 11. Aerial photo of Site 10. 41A Loch Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	<u>Current public land classification</u> occurred on the "relevant commencement" of Part 2 of Chapter 6 of the Local Government Act 1993, when it was "taken to have been classified as community land" pursuant to Schedule 7, Part

Information Checklist	Council's Responses
	2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's	It was part of an area originally shown as a drainage reserve in 1910, on DP 5930's registration. On registration of DP 231052 on 5/12/1966 (a plan of subdivision of “Pt Drainage Reserves in D.P.5930”), the

Information Checklist	Council's Responses
consent; and the nature of any trusts, dedications, etc	area including the subject lot (Lot 3) was one of three created from the "Pt Drainage Reserve" portion which was located between :- • Loch Street and • The "Lane 20 feet wide", known as Lillian Lane, adjacent to the southern boundary of the railway corridor. Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests:- • Nil
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect is holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land, together with their duration, terms and controls	The land is not subject to any leases, licenses or other agreements.
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.
Any rezoning associated with the reclassification	Nil.
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use as open space for public recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for	Proposed reclassification applies solely to the whole lot/s, not part/s thereof.

Information Checklist	Council's Responses
spatial datasets and maps, if land to be reclassified does not apply to the whole lot(s)	Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

Title search for 41A Loch Street, Campsie (Lot 3 DP 231052)

41 A LOCH



**LAND
REGISTRY
SERVICES**

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 3/231052

SEARCH DATE	TIME	EDITION NO	DATE
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26/11/2024	1:42 PM	-	-

VOL 10470 FOL 170 IS THE CURRENT CERTIFICATE OF TITLE

LAND

LOT 3 IN DEPOSITED PLAN 231052
AT CAMPSIE
LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN
PARISH OF ST GEORGE COUNTY OF CUMBERLAND
TITLE DIAGRAM DP231052

FIRST SCHEDULE

THE COUNCIL OF THE MUNICIPALITY OF CANTERBURY

SECOND SCHEDULE (1 NOTIFICATION)

1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

41A Loch Street...

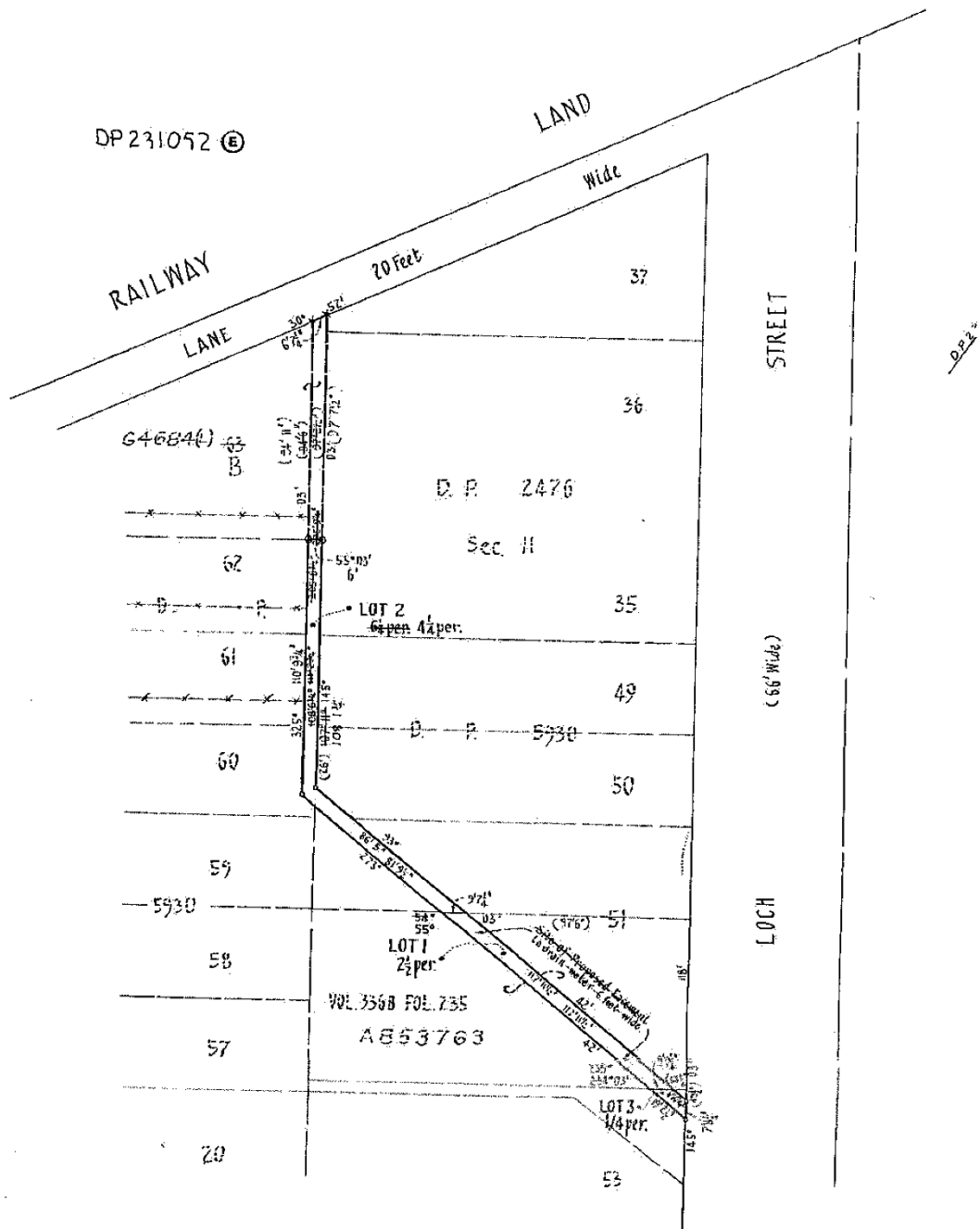
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be used where it is intended to dedicate public roads or public reserves or create drainage reserves, easements, or restrictions as to use.



Compile.

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[illegible]

CONVERSION RATE (GIVEN IN PERCENT)		RESISTOR TOLERANCE DEVIATIONS	
DP	321032	FEET	INCHES
1	1	3 5/8	1.313
2	2	4 3/4	1.495
3	3	5 1/2	1.625
4	4	6 1/4	1.771
5	5	7 1/8	1.922
6	6	8 1/8	2.103
7	7	9 1/4	2.354
8	8	10 1/4	2.605
9	9	11 3/8	2.856
10	10	12 1/2	3.125
11	11	13 1/2	3.394
12	12	14 1/2	3.663
13	13	15 1/2	3.932
14	14	16 1/2	4.201
15	15	17 1/2	4.470
16	16	18 1/2	4.739
17	17	19 1/2	5.008
18	18	20 1/2	5.277
19	19	21 1/2	5.546
20	20	22 1/2	5.815
21	21	23 1/2	6.084
22	22	24 1/2	6.353
23	23	25 1/2	6.622
24	24	26 1/2	6.891
25	25	27 1/2	7.160
26	26	28 1/2	7.429
27	27	29 1/2	7.698
28	28	30 1/2	7.967
29	29	31 1/2	8.236
30	30	32 1/2	8.505
31	31	33 1/2	8.774
32	32	34 1/2	9.043
33	33	35 1/2	9.312
34	34	36 1/2	9.581
35	35	37 1/2	9.850
36	36	38 1/2	10.119
37	37	39 1/2	10.388
38	38	40 1/2	10.657
39	39	41 1/2	10.926
40	40	42 1/2	11.195
41	41	43 1/2	11.464
42	42	44 1/2	11.733
43	43	45 1/2	12.002
44	44	46 1/2	12.271
45	45	47 1/2	12.540
46	46	48 1/2	12.809
47	47	49 1/2	13.078
48	48	50 1/2	13.347
49	49	51 1/2	13.616
50	50	52 1/2	13.885
51	51	53 1/2	14.154
52	52	54 1/2	14.423
53	53	55 1/2	14.692
54	54	56 1/2	14.961
55	55	57 1/2	15.230
56	56	58 1/2	15.499
57	57	59 1/2	15.768
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61	61	63 1/2	16.844
62	62	64 1/2	17.113
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70	70	72 1/2	19.265
71	71	73 1/2	19.534
72	72	74 1/2	19.803
73	73	75 1/2	20.072
74	74	76 1/2	20.341
75	75	77 1/2	20.610
76	76	78 1/2	20.879
77	77	79 1/2	21.148
78	78	80 1/2	21.417
79	79	81 1/2	21.686
80	80	82 1/2	21.955
81	81	83 1/2	22.224
82	82	84 1/2	22.493
83	83	85 1/2	22.762
84	84	86 1/2	23.031
85	85	87 1/2	23.300
86	86	88 1/2	23.569
87	87	89 1/2	23.838
88	88	90 1/2	24.107
89	89	91 1/2	24.376
90	90	92 1/2	24.645
91	91	93 1/2	24.914
92	92	94 1/2	25.183
93	93	95 1/2	25.452
94	94	96 1/2	25.721
95	95	97 1/2	25.990
96	96	98 1/2	26.259
97	97	99 1/2	26.528
98	98	100 1/2	26.797
99	99	101 1/2	27.066
100	100	102 1/2	27.335

11. 21B Byron Street, Campsie Lot 1 DP 125526

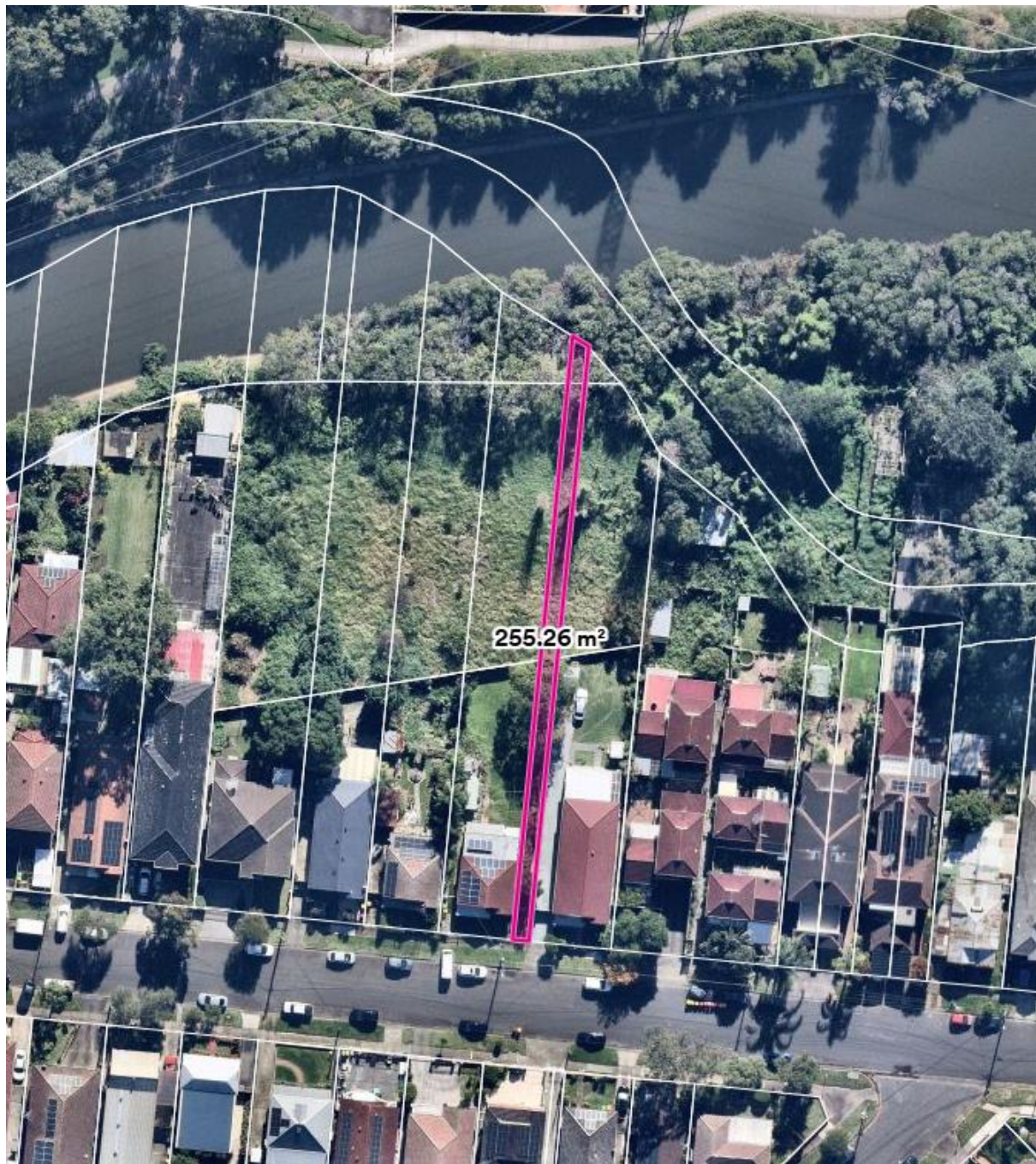


Figure 12. Aerial photo of Site 11. 21B Byron Street, Campsie

Information Checklist	Council's Responses
The current and proposed classification of the land	<u>Current public land classification</u> occurred on the "relevant commencement" of Part 2 of Chapter 6 of the Local Government Act 1993, when it was "taken to have been classified as community land" pursuant to Schedule 7, Part

Information Checklist	Council's Responses
	2, Clause 6(2) of the Local Government Act 1993 - COMMUNITY <u>Proposed classification</u> – OPERATIONAL
Whether the land is a “public reserve” (defined in the Local Government Act 1993)	The land is not a public reserve as defined.
Whether the planning proposal is the result of a strategic study or report	Yes. The Campsie Town Centre planning proposal is the result of the Council's adopted Local Strategic Planning Statement (refer to p53, 'Evolution' Action E3.3.65. With regard to the reclassification, this was the result of analysis undertaken by Council. The aim of the analysis was to ascertain the circumstances of Council's acquisition and holding-of certain pieces of public land. Records of acquisition circumstances for each property were reviewed. The review was primarily undertaken with respect to those pieces of public land that: • Were assessed as no longer being necessary to be held in freehold by Council for either current/future public recreation or other public civic purposes, or such civic purposes could be achieved by alternative means, and • Are located within precincts in which possible worthwhile future transactions with the land (including road dedication, land-swapping, whole or partial sale/leasing/licensing, easement/s, rights-of-way etc) are most-likely to be potentially favoured by Council and which are not presently capable of being readily achieved in a timely and effective way if the land were to remain community classified. The secondary aim of the review was to identify those pieces of public land which because of their future duration of holding by Council and public purpose/s, the existing classification is no longer appropriate.
The strategic and site-specific merits of the reclassification and the evidence to support this	The “site-specific” and “strategic” merit of the proposed reclassification is established by the site's consistency with the specific aims and criteria of Council's property analysis for the investigation of particular properties to be reclassified.
Whether the planning proposal is consistent with Council's community plan or other local strategic plan	The planning proposal is consistent with, and supports, the implementation of Council's Community Strategic Plan 2036 as it will help achieve the 'Liveable and Distinctive' Destination Action to 'Provide well planned, attractive and sustainable town centres which cater for wide ranging community needs' (p48).
A summary of Council's interests in the land, including how and when the land was first acquired; if Council does not own the land, the owner's	The land is owned by Council and is deemed to have been so owned (vested) on and from 24/11/1922. See below. DP 7342, being a “Plan of part of the land comprised in Certificates of Titles Volume 2175 Folios 187 and 188”,

Information Checklist	Council's Responses
consent; and the nature of any trusts, dedications, etc	was accepted for registration by the Registrar General on 27 November 1913. That plan showed the subject land as "Drainage (8ft) Reserve". Section 398 of the 1919 Local Government Act (as it provided when it came into operation on 1/9/1920) made provision for where, in a subdivision of land, there was provision made for a drainage reserve, the land so identified vested in the Council, in fee simple, for drainage purposes. Retrospective operation of Section 398's provisions, so that they then also applied to all plans registered before 1/9/1920, was given from 24/11/22; (see ex parte the Registrar General; re Randwick Municipal Council (1951) 68WM(NSW) 107). In accordance with RG practice, such area of land was subsequently allocated a lot number; in this instance being "Lot 14". The current area of "Lot 14" later became "Part Lot 14", following a resumption in 1942 by the then Public Works Department of part of the former Lot 14 for the "Cooks River Main Channel Extension" project. On 12 March 1992, on the registration of "Departmental" Deposited Plan 125526, the property's legal description became what it is currently, changing from its formerly ambiguous description as "Part Lot 14 DP 7342" to Lot 1 DP 125526. Aside for general reservations and conditions in the Crown Grant(s) its holding by Council is subject to the following title-registered interests:- • Nil
Whether an interest (eg; covenants, easements etc) in the land is proposed to be discharged, and if so, an explanation of the reasons why	Existing interests will not, by any amendment to the LEP, be discharged/extinguished
The effect of the reclassification (including the loss of open space, the land ceases to be a public reserve or particular interests will be discharged)	The effect of the reclassification will not: • Impact on supply of open space for public recreation, nor • Change any existing obligations of Council with respect to holding/rendering of the land.
Evidence of public reserve status or relevant interests or lack thereof applying to the land	The relevant Deposited Plan shows the land as a drainage reserve. The land does not have the status of a public reserve. See above for any public purpose or private interests applicable to the land.
Current use(s) of the land, and whether uses are authorised or unauthorised	The land functions as both a site for underground stormwater pipes and as an overland-flow path for stormwater. Such uses are duly authorised.
Current or proposed leases or agreements applying to the land,	The land is not subject to any leases, licenses or other agreements.

Information Checklist	Council's Responses
together with their duration, terms and controls	
Current or proposed business dealings (eg agreement for sale/lease of the land, the basic details of any such agreement and if relevant, when Council intends to realise its asset, either immediately after reclassification/rezoning or at a later time	The land is not subject to any current or proposed business dealings.
Any rezoning associated with the reclassification	Yes, the site is proposed to be rezoned from R3 Medium Density Residential Zone to R4 High Density Residential Zone as part of planning proposal PP-2024-2261.
How Council may or will benefit financially and how those funds will be used	Not applicable.
How Council will ensure funds remain available to fund proposed open space sites or improvements referred to in justifying the reclassification, if relevant to the proposal	Not relevant to this proposal. This land is not provided, nor intended by Council in future, for use as open space for public recreation purposes.
A Land Reclassification (part lots) Map, in accordance with any standard technical requirements for spatial datasets and maps, if land to be reclassified does not apply to the whole lot(s)	Proposed reclassification applies solely to the whole lot/s, not part/s thereof. Notwithstanding, a draft Land Reclassification Map has been prepared and is included with this planning proposal.
Preliminary comments by a relevant government agency, including any agency that dedicated the land to Council, if applicable	This land was not dedicated to/vested in Council by a government agency.

Title search for 21B Byron Street, Campsie Lot 1 DP 125526

21B BYRON



**LAND
REGISTRY
SERVICES**

Title Search



NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 1/125526

SEARCH DATE -----	TIME -----	EDITION NO -----	DATE -----
29/11/2024	12:42 PM	1	4/7/2005

LAND

LOT 1 IN DEPOSITED PLAN 125526
AT CAMPSIE
LOCAL GOVERNMENT AREA CANTERBURY-BANKSTOWN
PARISH OF ST GEORGE COUNTY OF CUMBERLAND
TITLE DIAGRAM DP125526

FIRST SCHEDULE

CANTERBURY CITY COUNCIL

SECOND SCHEDULE (1 NOTIFICATION)

1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)

NOTATIONS

UNREGISTERED DEALINGS: NIL

*** END OF SEARCH ***

23B Byron...

PRINTED ON 29/11/2024

* Any entries preceded by an asterisk do not appear on the current edition of the Certificate of Title. Warning: the information appearing under notations has not been formally recorded in the Register. InfoTrack an approved NSW Information Broker hereby certifies that the information contained in this document has been provided electronically by the Registrar General in accordance with Section 96B(2) of the Real Property Act 1900.

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Received: 29/11/2024 12:42:20

Deposited plan search

DP 125526

PLAN OF PART LOT 14, D.P. 7342 BEING PART OF THE LAND COMPRISED IN VOL. 2175, FOLS. 187 & 188		D. P. 125526 Registered 18/12/12-3-1992 C.A. _____
Name/Address: _____ Town or Locality: _____ Parish: _____ County: _____ Reference: Part 12 N.T.S.	CANTERBURY ST GEORGE CUMBERLAND	Title System: _____ Purpose: _____ Ref. Map: _____ Last Plan: _____
COOKS RIVER STORMWATER CHANNEL (D.P. 109785)		TORRENS DEPARTMENTAL U0945-11* D.P. 7342
521175 50411109 194.1m 78.5m 2447		LEICHTI NOOIOIB
BYRON ST		

This negative is a photograph made as a permanent record of a document in the custody of the