Attachment A1

Planning proposal - Ultimo Pyrmont
Stage 2 - LEP Maps

Sydney Local Environmental Plan 2012

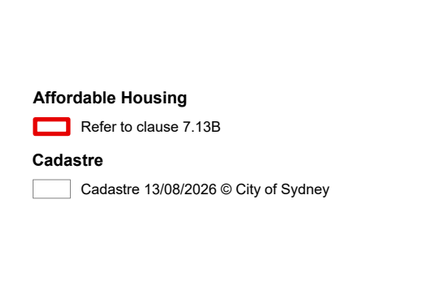
Affordable Housing Map - Sheet AFH_007

Affordable Housing

Refer to clause 7.13B

Cadastre

Cadastre 13/08/2026 © City of Sydney



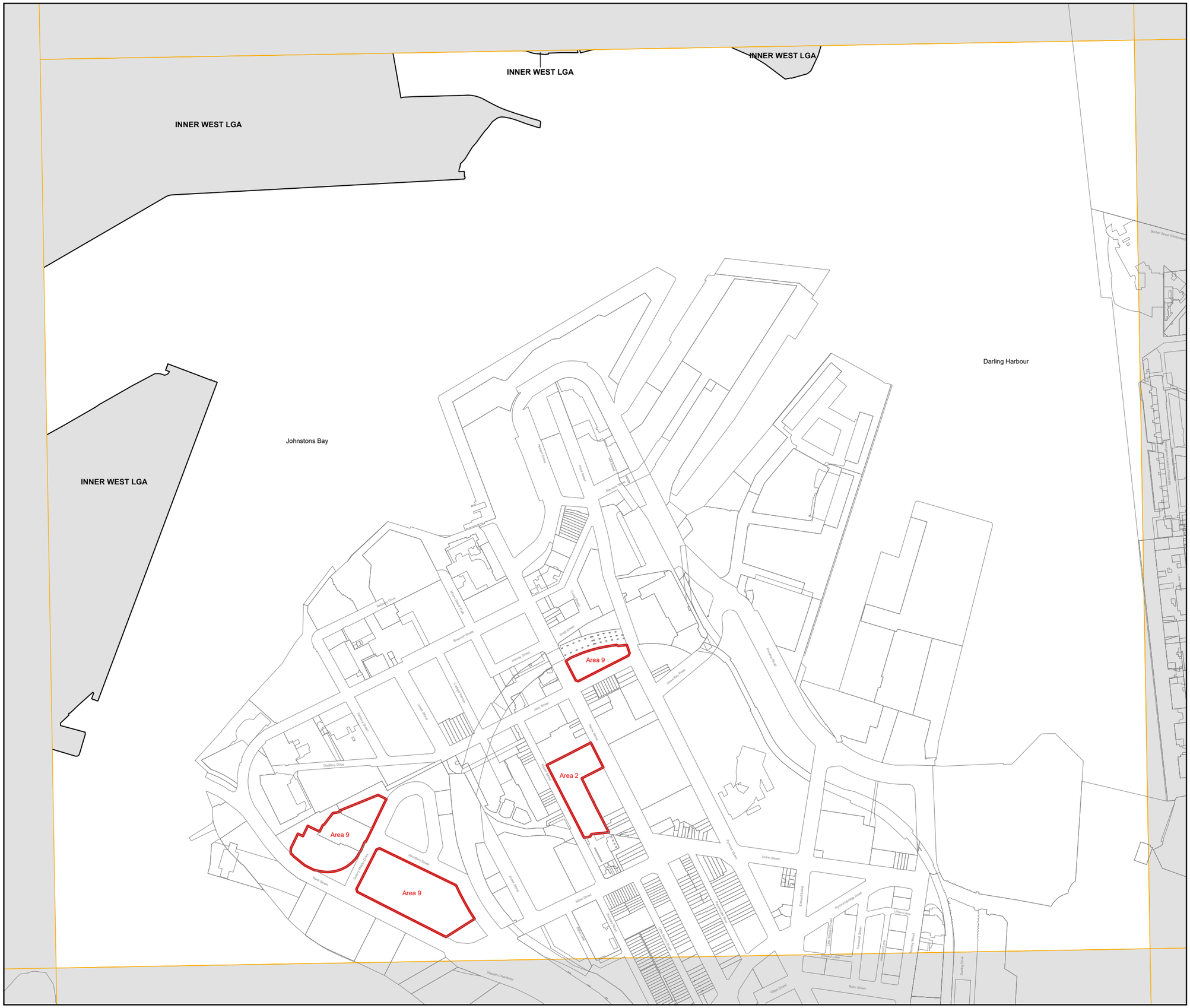
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Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_AFH_007_005_20260813



Sydney Local Environmental Plan 2012

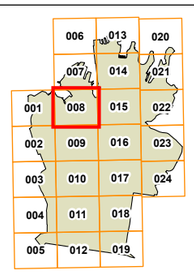
Affordable Housing Map
- Sheet AFH_008

Affordable Housing

Refer to clause 7.13B

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Cadastre 14/08/2026 © City of Sydney



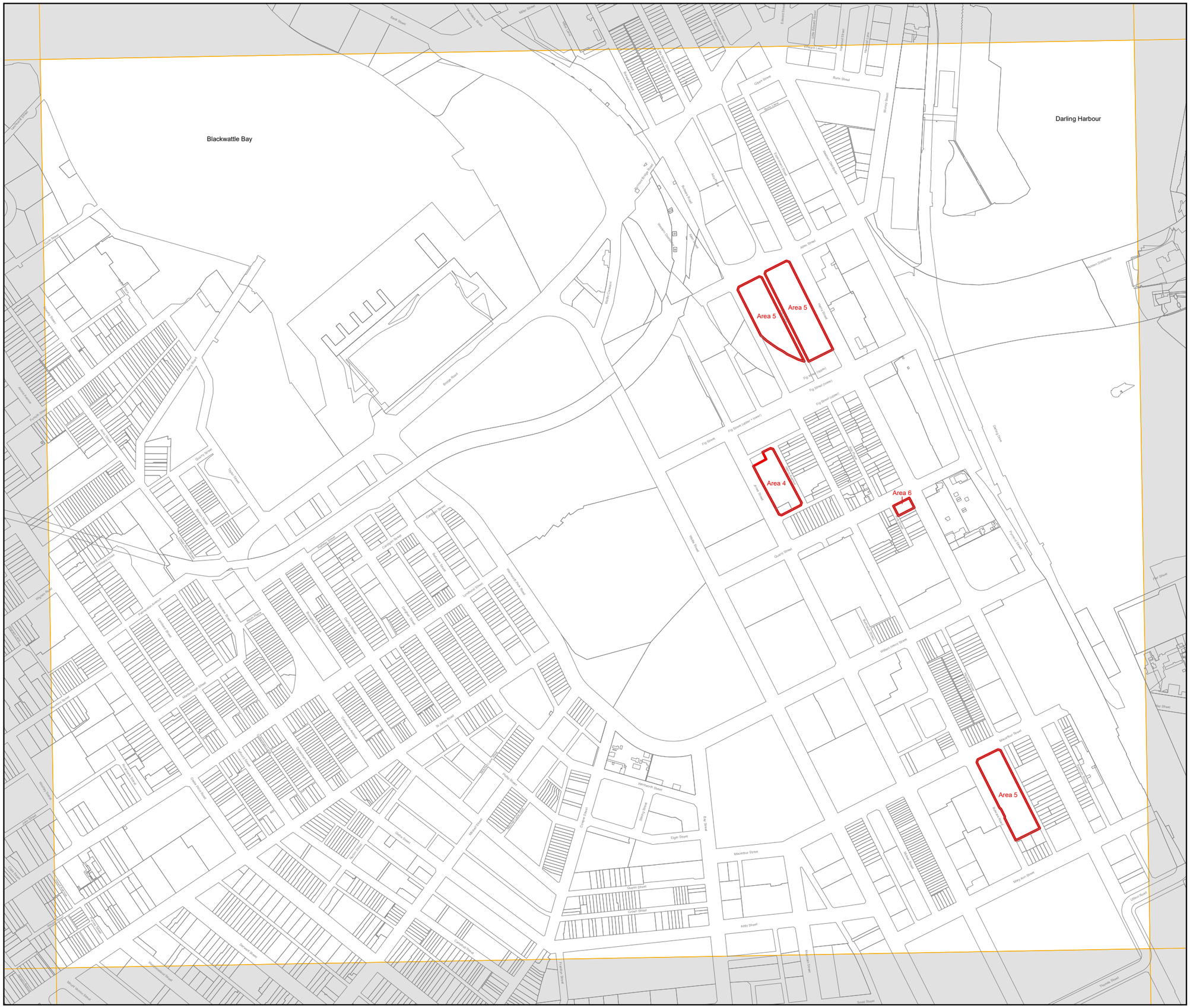
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Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_AFH_008_005_20260814



CITY OF SYDNEY

Sydney Local Environmental Plan 2012

Active Street Frontages Map
- Sheet ASF_007

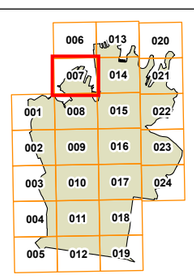
Active Street Frontages

Active Street Frontage

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Cadastre 25/08/2026 © City of Sydney

131



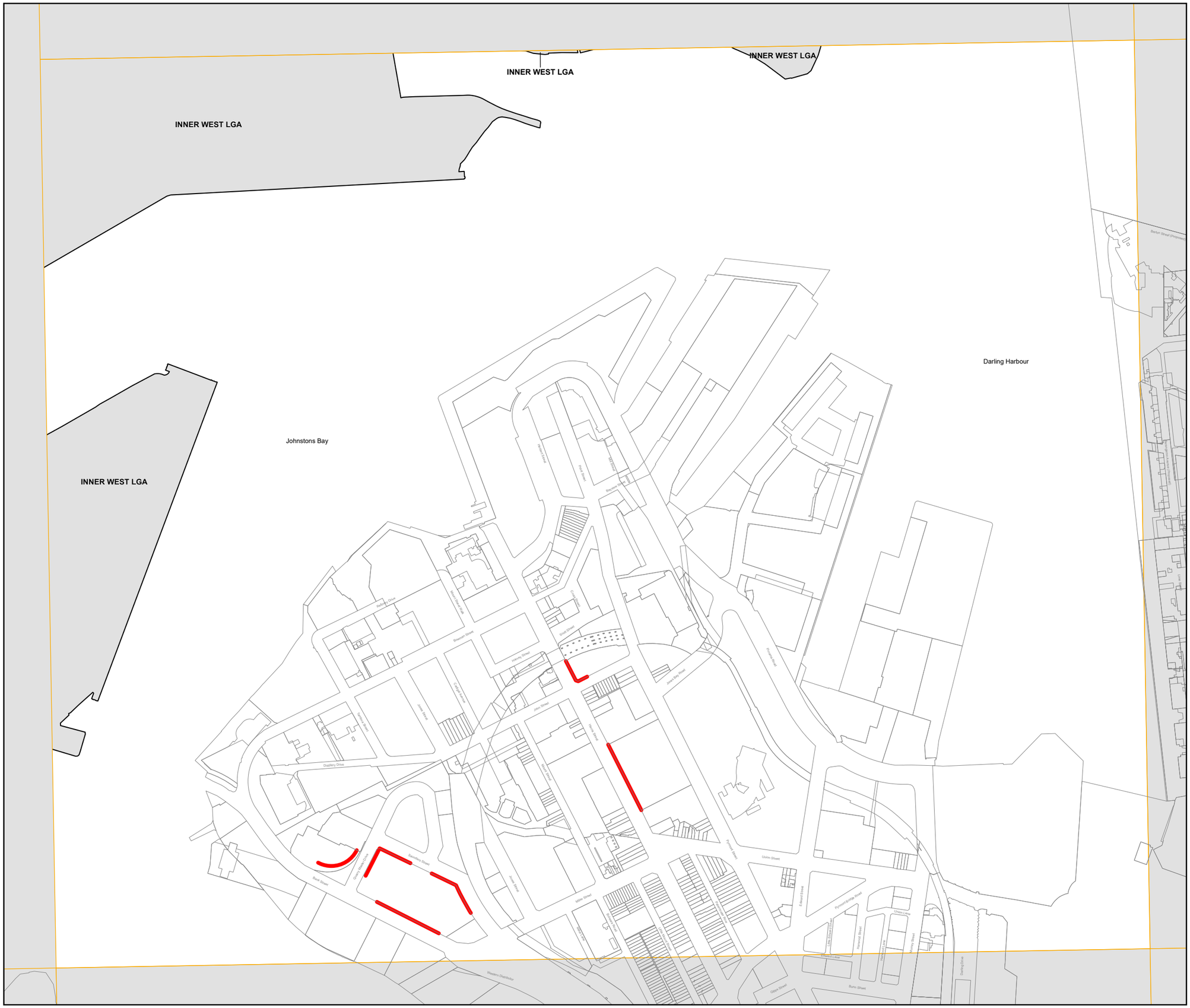
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Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_ASF_007_005_20260825


INNER WEST LGA
INNER WEST LGA
INNER WEST LGA
INNER WEST LGA
Johnstons Bay
Darling Harbour
Harbour Drive
Pier Street
Bay Street
Bay Street
Berlin Street (Pedestrian)
Distillery Drive
Bank Street
Quarry Master Drive
Saunders Street
Jones Street
Harris Street
Mary Ann Street
Bloomer Street
Kay Lane
Hay Street
Hay Street
Hay Street
Hay Street
Hay Street
Hay Street
Castlereagh Street
Castlereagh Street
Castlereagh

Sydney Local Environmental Plan 2012

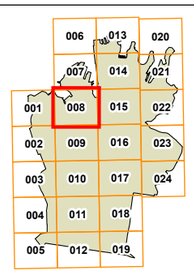
Active Street Frontages Map
- Sheet ASF_008

Active Street Frontages

Active Street Frontage

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Cadastre 26/08/2026 © City of Sydney



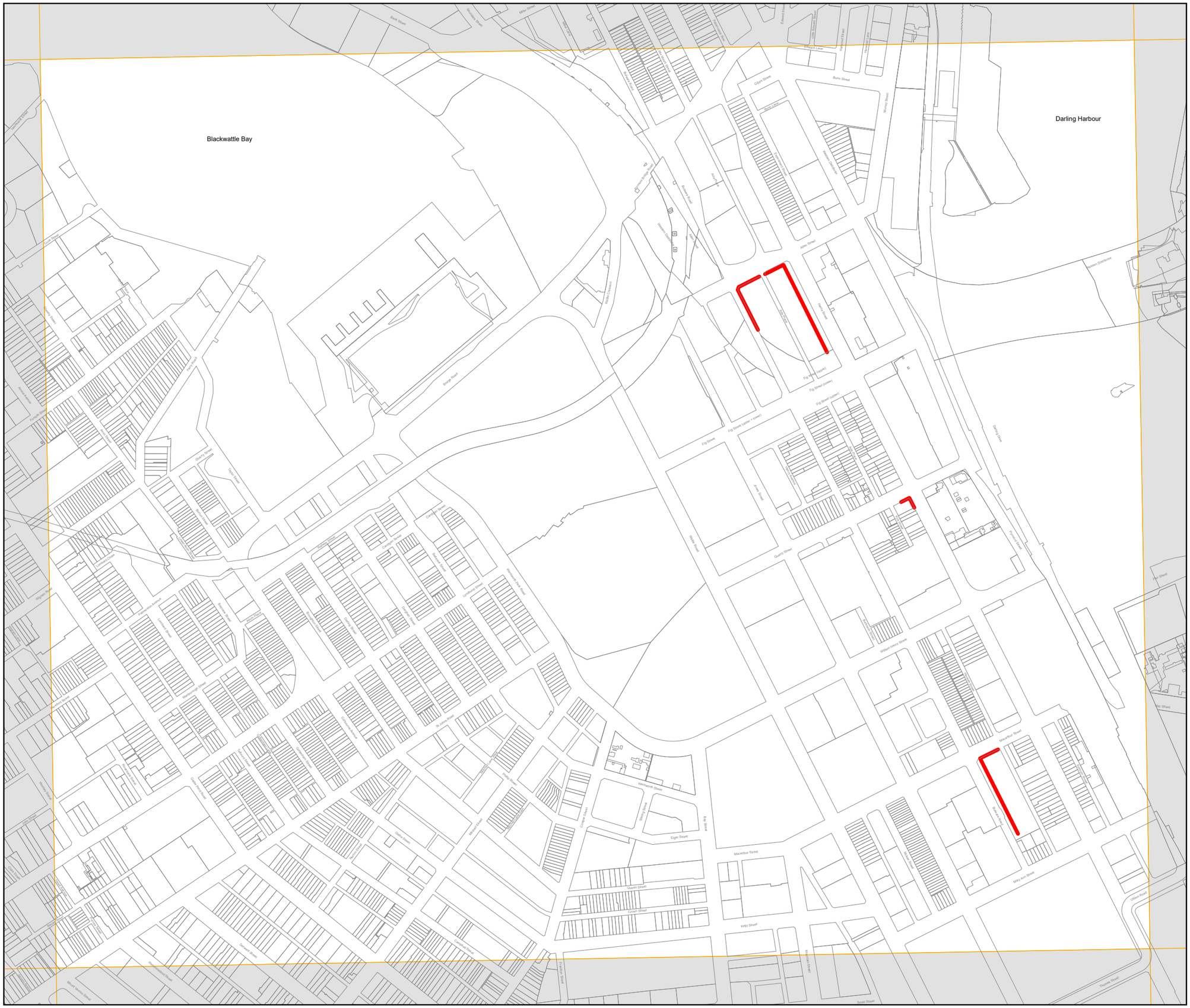
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Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_ASF_008_005_20260826



CITY OF SYDNEY

Sydney Local Environmental Plan 2012

Locality and Site Identification Map
Key Sites Map
Foreshore Building Line Map
- Sheet CL1_007

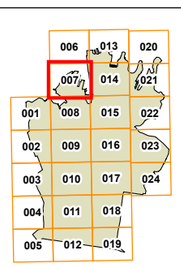
Locality and Site Identification Map

Ultimo Pyrmont Opportunity Land

Cadastre

Cadastre 14/08/2026 © City of Sydney

133



N

0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_CL1_007_005_20260814

INNER WEST LGA

INNER WEST LGA

INNER WEST LGA

INNER WEST LGA

Johnstons Bay

Darling Harbour

Sydney Local Environmental Plan 2012

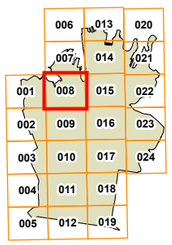
Locality and Site Identification Map
Key Sites Map
Foreshore Building Line Map
- Sheet CL1_008

Locality and Site Identification Map

Ultimo Pyrmont Opportunity Land

Cadastre

Cadastre 14/08/2026 © City of Sydney



N

0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_CL1_008_005_20260814

CITY OF SYDNEY

Sydney Local Environmental Plan 2012

Floor Space Ratio Map - Sheet FSR_007

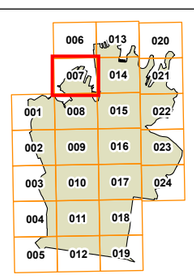
Maximum Floor Space Ratio (n:1)

S3	1.6
S4	1.75
V1	3
V2	3.12
X1	4
X3	4.16
X4	4.22
Y4	4.74
AA3	6.5
AB2	7.25

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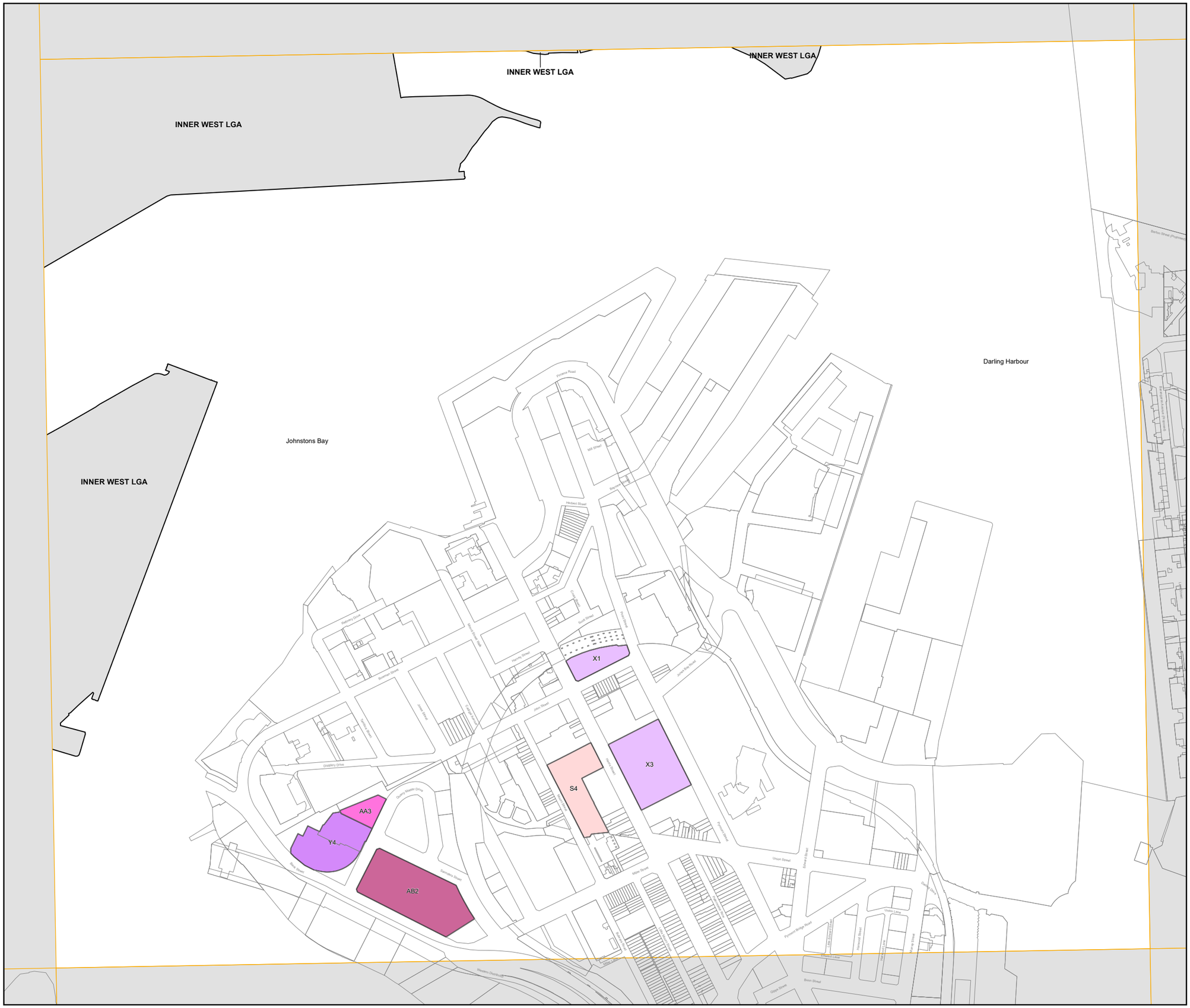
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Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_FSR_007_005_20260825



Sydney Local Environmental Plan 2012

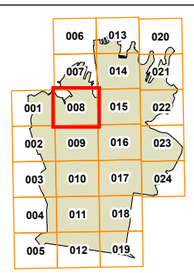
Floor Space Ratio Map - Sheet FSR_008

Maximum Floor Space Ratio (n:1)

S 3	1.6
S 4	1.75
V 1	3
V 2	3.12
X 1	4
X 3	4.16
X 4	4.22
Y 4	4.74
A A 3	6.5
A B 2	7.25

Cadastre

Cadastre 28/08/2026 © City of Sydney



N

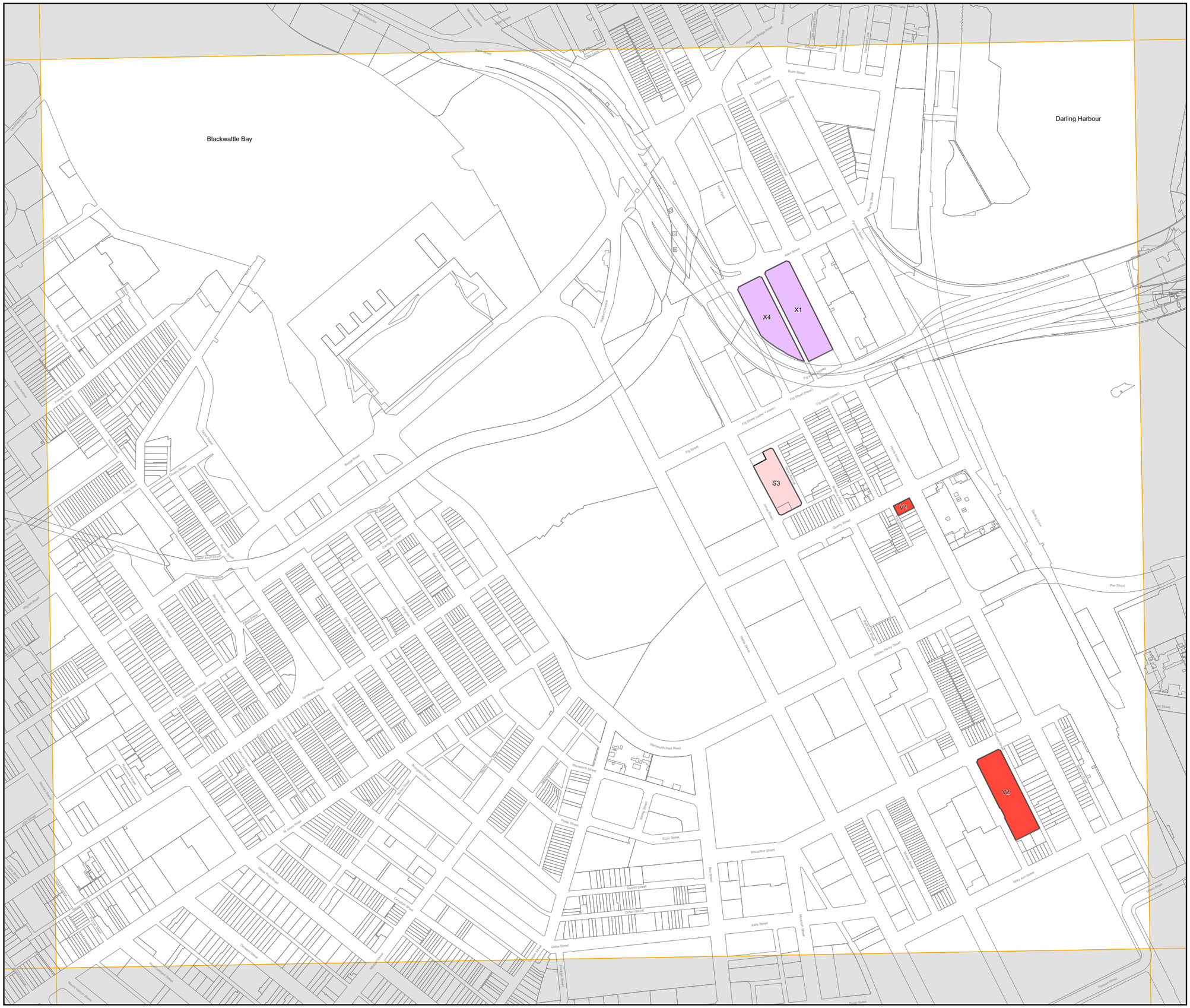
0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_FSR_008_005_20260828

136



CITY OF SYDNEY

Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_007

Maximum Building Height (m)

Q2	20
T2	27
W1	40
X	45
AA1	60
AA2	65
AB3	95

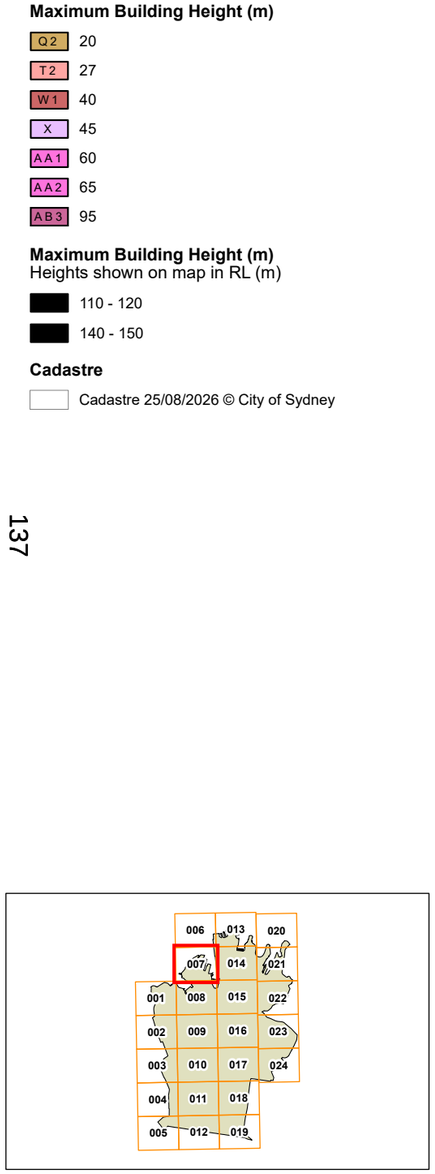
Maximum Building Height (m)
Heights shown on map in RL (m)

	110 - 120
	140 - 150

Cadastre

Cadastre 25/08/2026 © City of Sydney

137



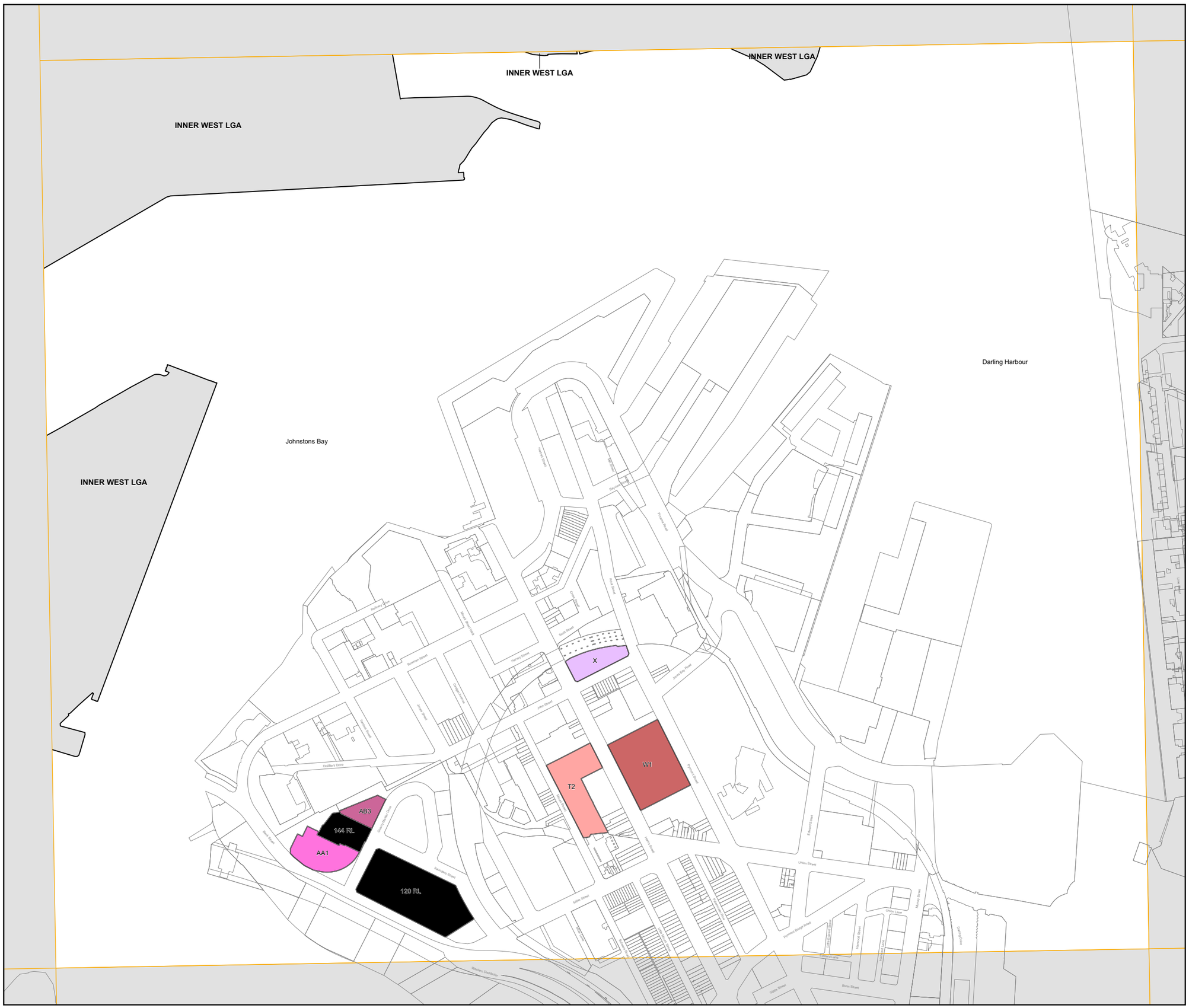
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0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_HOB_007_005_20260825



CITY OF SYDNEY

Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_008

Maximum Building Height (m)

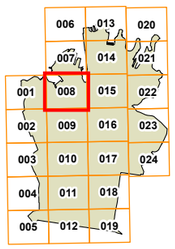
Q2	20
T2	27
W1	40
X	45
AA1	60
AA2	65
AB3	95

Maximum Building Height (m)
Heights shown on map in RL (m)

	110 - 120
	140 - 150

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Cadastre 25/08/2026 © City of Sydney



N

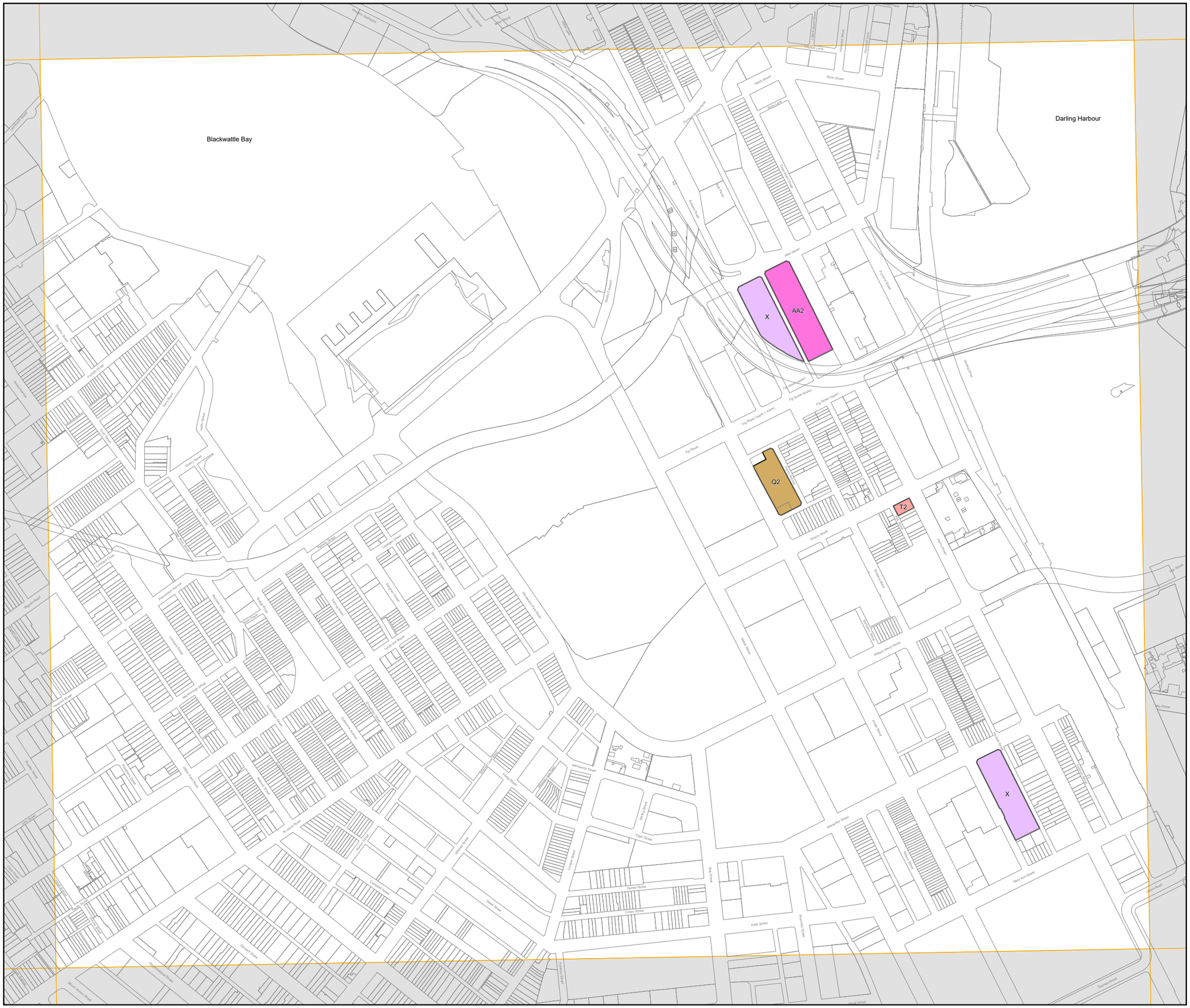
0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_HOB_008_005_20260825

138



Sydney Local Environmental Plan 2012

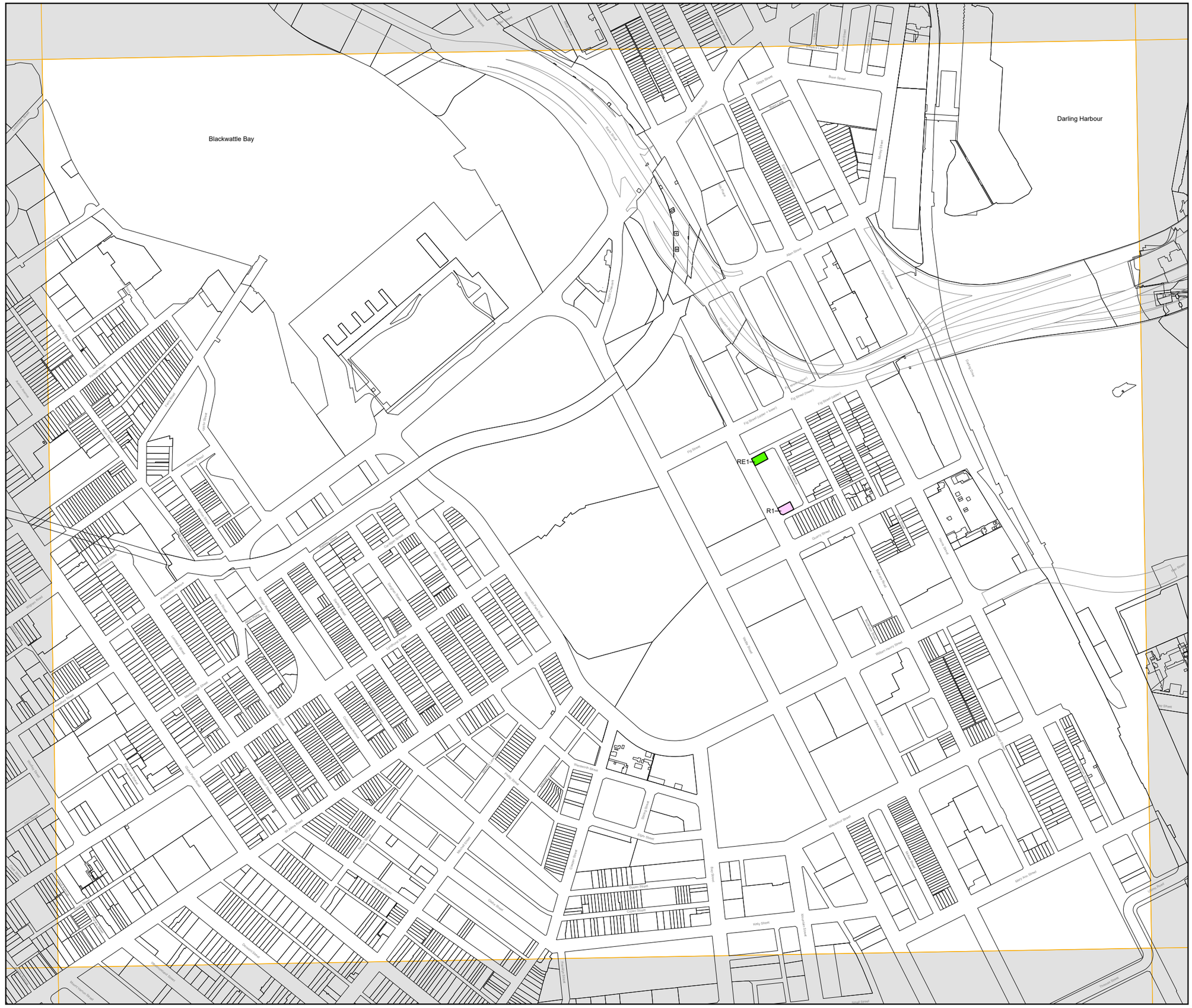
Land Zoning Map - Sheet LZN_008

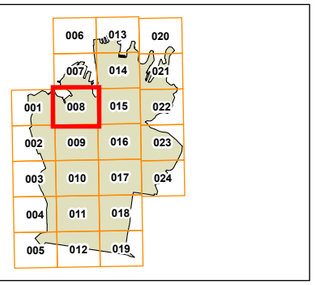
Zone

- R1 General Residential
- RE1 Public Recreation

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- Cadastre 14/08/2026 © City of Sydney





N

0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_LZN_008_005_20260814

CITY OF SYDNEY

Sydney Local Environmental Plan 2012

Sun Access Protection Map - Sheet SAP_007

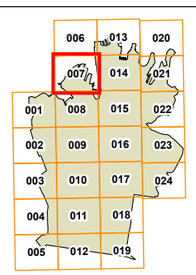
Protected Places

- Land Protected by Sun Access Planes
- Land Protected by Clause 6.18

Cadastre

- Cadastre 14/08/2026 © City of Sydney

140



N

0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 2020 Zone 56

Map identification number: 7200_COM_SAP_007_005_20260814

INNER WEST LGA

INNER WEST LGA

INNER WEST LGA

INNER WEST LGA

Johnstons Bay

Darling Harbour

Pirrama Park

Gibbs Park

Pirrama Park

Ballaarat Park

James Watkinson Reserve

Metcalfe Park

Cadi Park

Waterfront Park

Pyrmont Bay Park

Distillery Park

Carmichael Park

The Knoll

Maybanke Park

Union Square

Bank Street Park

Paradise Reserve

Sydney Local Environmental Plan 2012

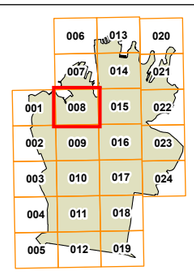
Sun Access Protection Map - Sheet SAP_008

Protected Places

- Land Protected by Sun Access Planes
- Land Protected by Clause 6.18

Cadastre

- Cadastre 03/09/2026 © City of Sydney



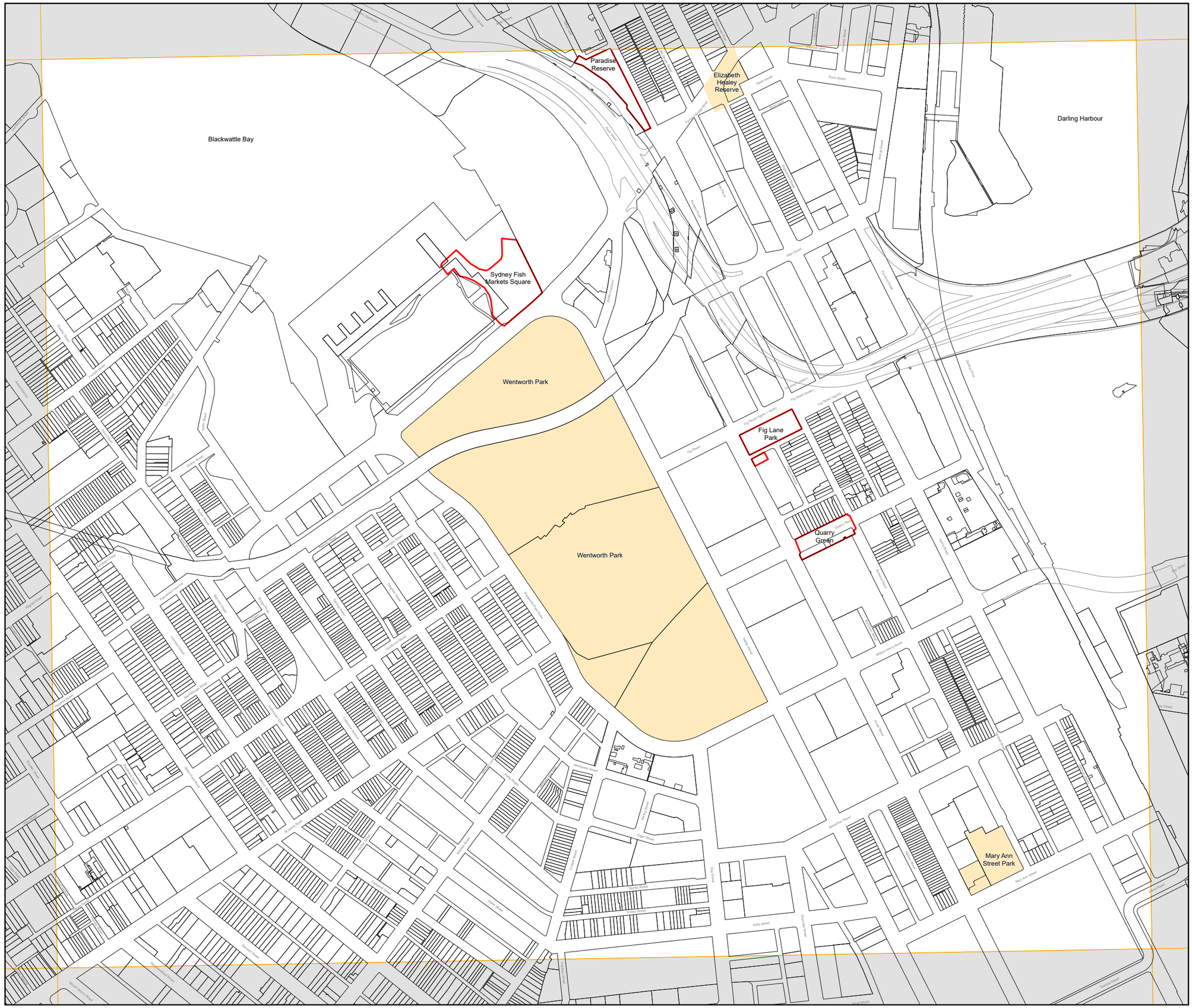
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Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_SAP_008_005_20260903



CITY OF SYDNEY

Sydney Local Environmental Plan 2012

Sun Access Protection Map - Sheet SAP_009

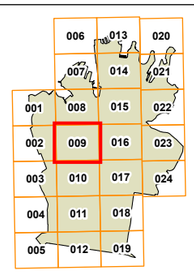
Protected Places

Land Protected by Sun Access Planes

Land Protected by Clause 6.18

Cadastre

Cadastre 14/08/2026 © City of Sydney



N

0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 2020
Zone 56

Map identification number:
7200_COM_SAP_009_005_20260814


Alumni Green
Broadway
Parramatta Road
Anzac Bridge
Catherine Street
Anzac Parade
Arundel Street
Quarry Road
Harris Street
Mallet Street
Bridge Road
Glebe Point Road
Glebe Street
Kelly Street
Mary Ann Street
Jones Street
Victoria Street
Wattle Street
Ultimo Road
Broadway
Knox Street
Griffin Street
Blackburn Street
Regent Street
Dixon Street
Wentworth Park Road
Lang Road
Abercrombie Street
Shepherd Street
Cleveland Street
Chalmers Street
Elizabeth Street
Eddy Avenue
Harbour Street
Goulburn Street
Liverpool Street
Sussex Street
Kent Street
Clarence Street
Castlereagh Street
Pitt Street
George Street
Macquarie Street
Bathurst Street
Liverpool Street
Grosvenor Street
Bligh Street
Carrington Street
Phillip Street
Bent Street
Loftus Street
Lower Fort Street
Hickson Road
Dalgety Road
Cahill Expressway
Cumberland Street
Gloucester Street
Essex Street
Argyle Street
Cumberland Street
Gresham