

Attachment B2

**Local Environmental Plan Map Book
(Appendix B to the Planning Proposal)**

Appendix B – Local Environmental Plan Map Book



Amendment 3 – Parking in new developments

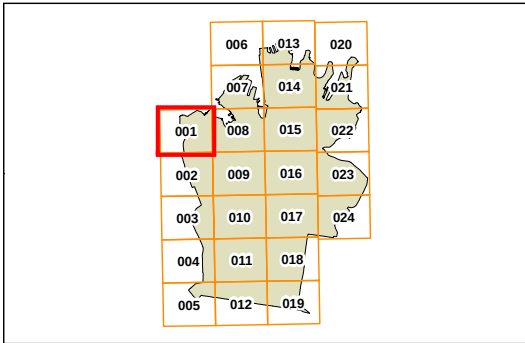
Land Use and Transport Integration
Map - Sheet LUT_001

Land Use and Transport Integration

- A Category A
- B Category B
- C Category C

Cadastre

Cadastre 21/04/2023 © City of Sydney

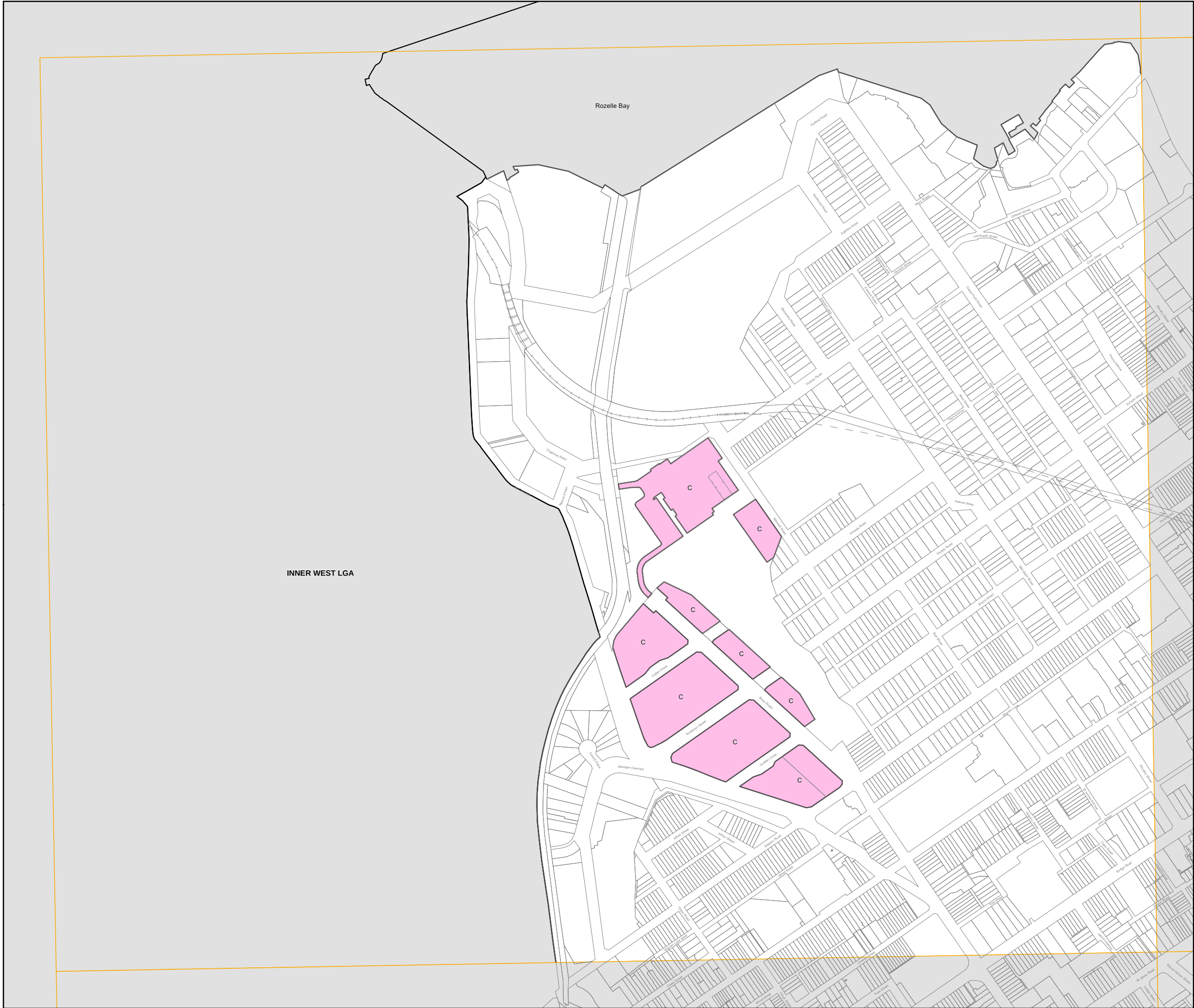


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Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_LUT_001_005_20230421



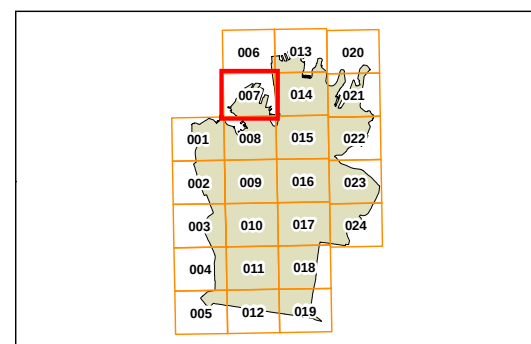
Land Use and Transport Integration
Map - Sheet LUT_007

Land Use and Transport Integration

- Category A
- Category B
- Category C

Cadastre

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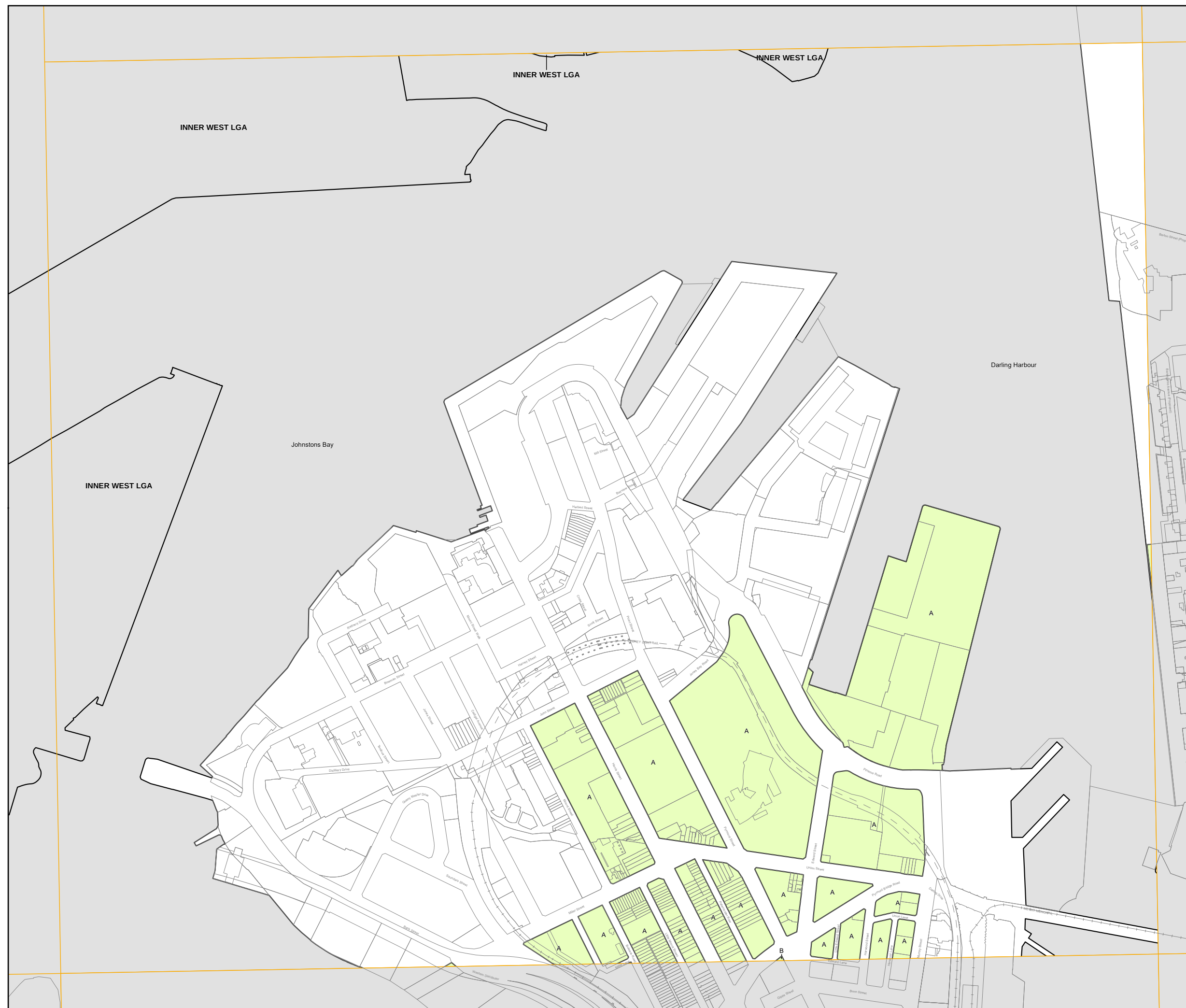


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Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_LUT_007_005_20230421



Land Use and Transport Integration
Map - Sheet LUT_008

Land Use and Transport Integration

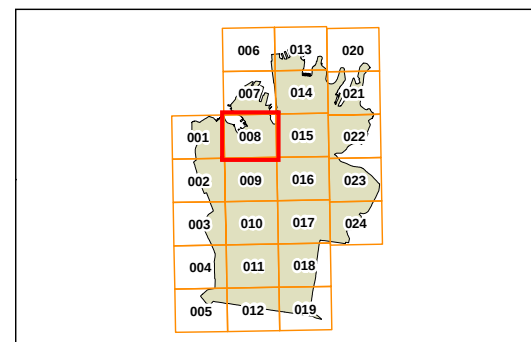
A Category A

B Category B

C Category C

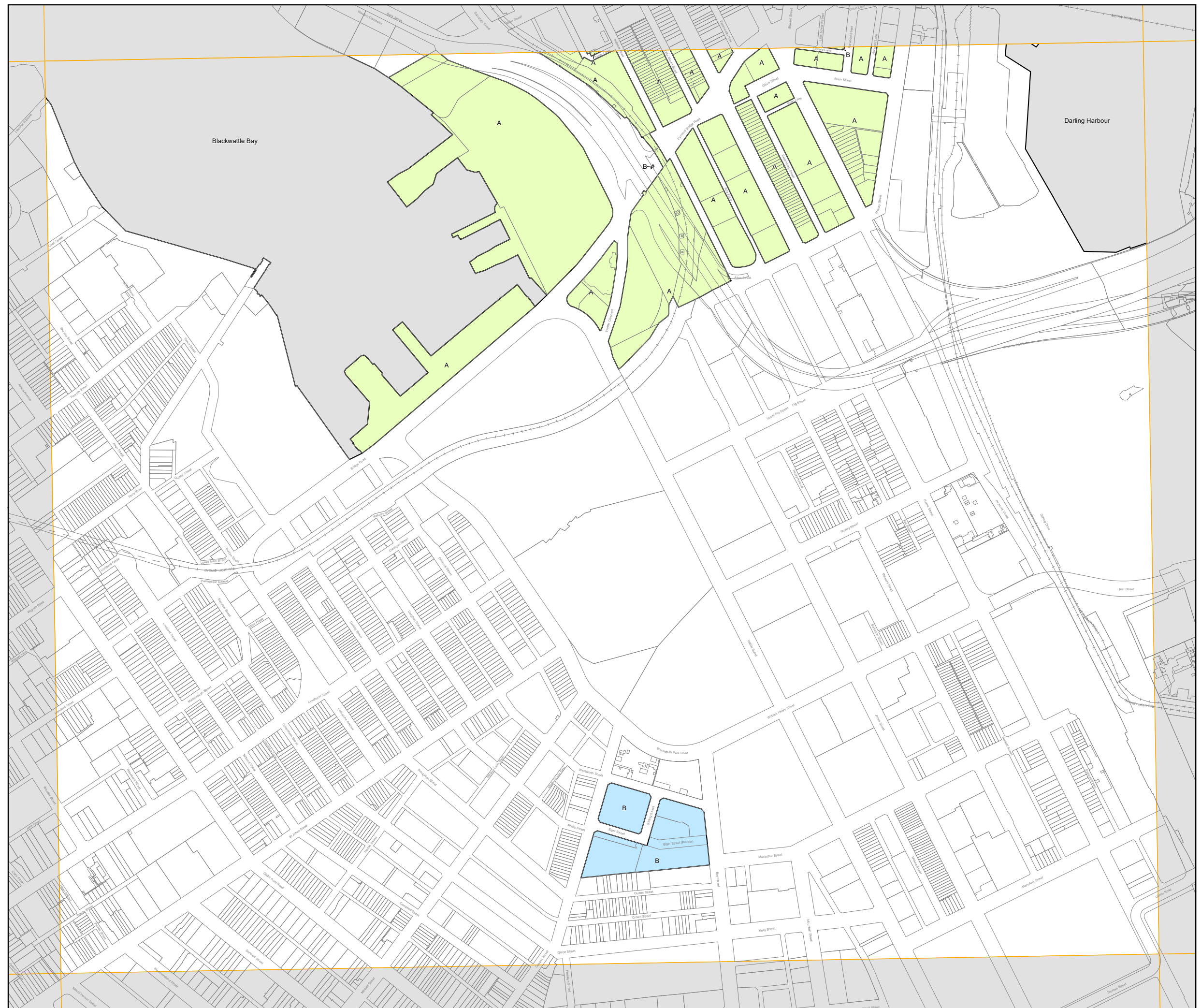
Cadastre

Cadastre 21/04/2023 © City of Sydney



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Projection: GDA 1994
Zone 56Map identification number:
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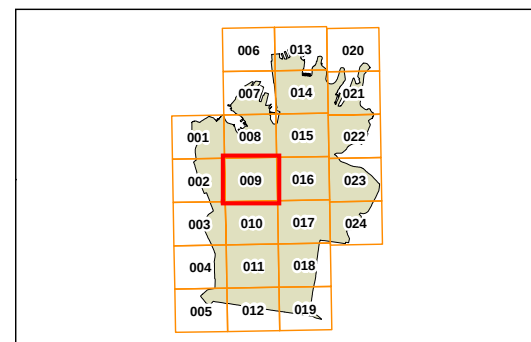
Land Use and Transport Integration
Map - Sheet LUT_009

Land Use and Transport Integration

- A** Category A
B Category B
C Category C

Cadastre

Cadastre 21/04/2023 © City of Sydney

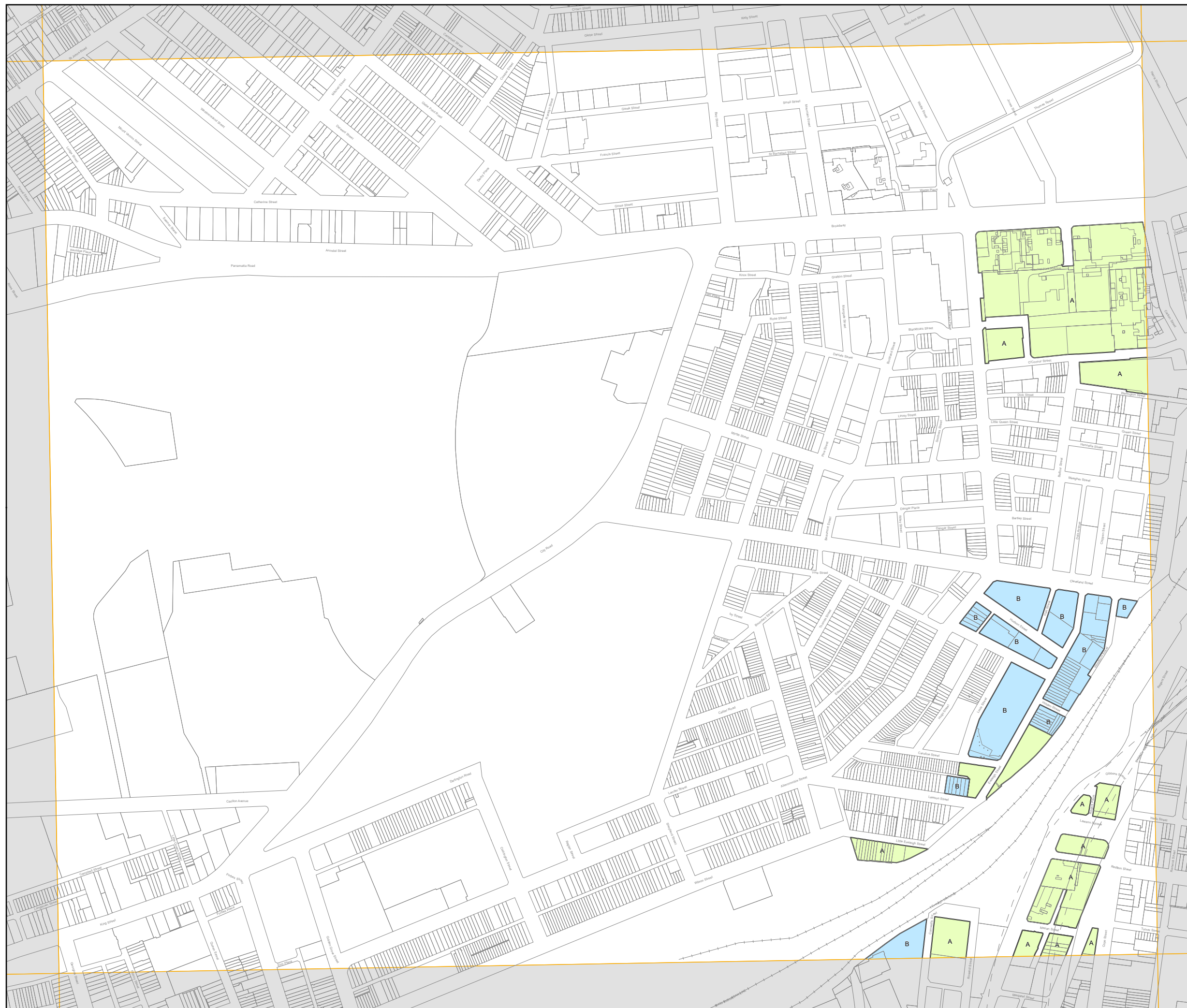


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Zone 56

Map identification number:
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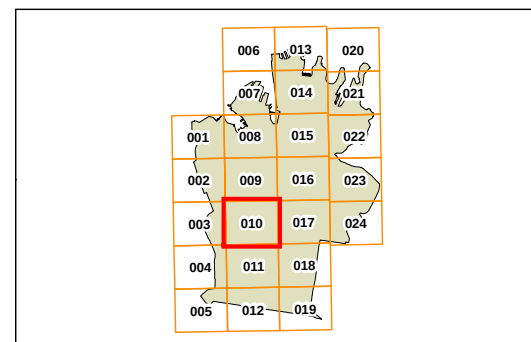
Land Use and Transport Integration
Map - Sheet LUT_010

Land Use and Transport Integration

- A Category A
B Category B
C Category C

Cadastre

Cadastre 16/11/2023 © City of Sydney

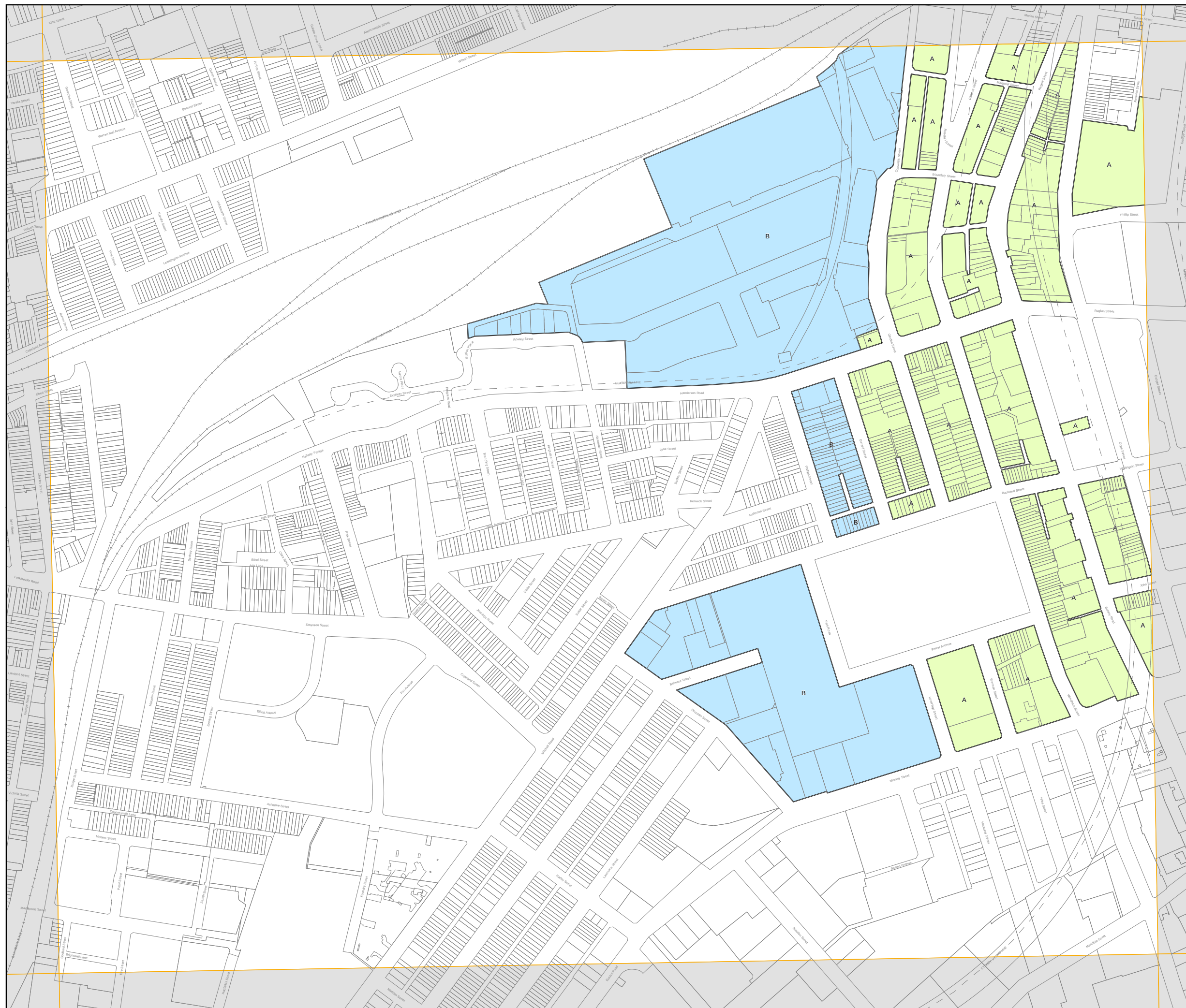


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Projection: GDA 1994
Zone 56

Map identification number:
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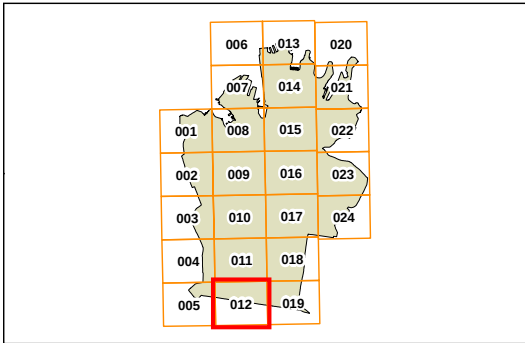
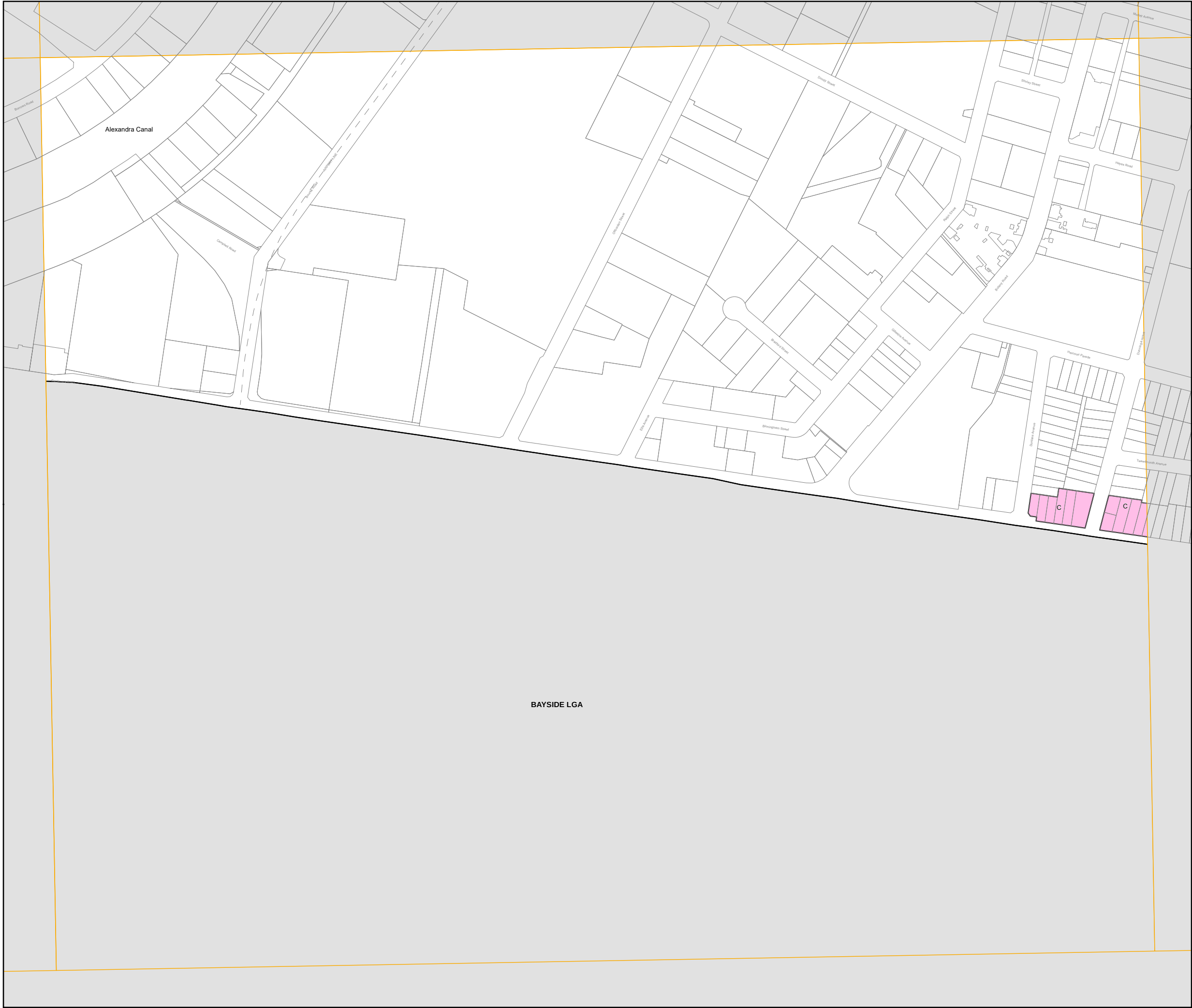
Land Use and Transport Integration Map - Sheet LUT_012

Land Use and Transport Integration

- Category A
- Category B
- Category C

Cadastre

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0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_LUT_012_005_20230421

Land Use and Transport Integration
Map - Sheet LUT_014

Land Use and Transport Integration

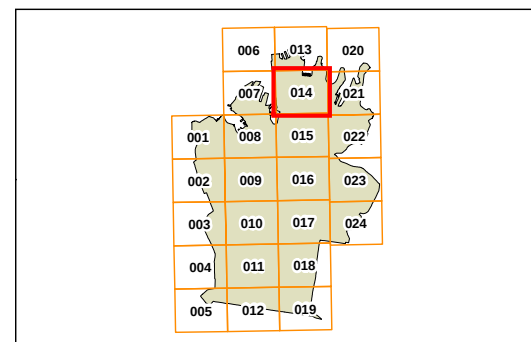
A Category A

B Category B

C Category C

Cadastre

Cadastre 21/04/2023 © City of Sydney



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Zone 56Map identification number:
7200_COM_LUT_014_005_20230421

Sydney Local Environmental Plan 2012

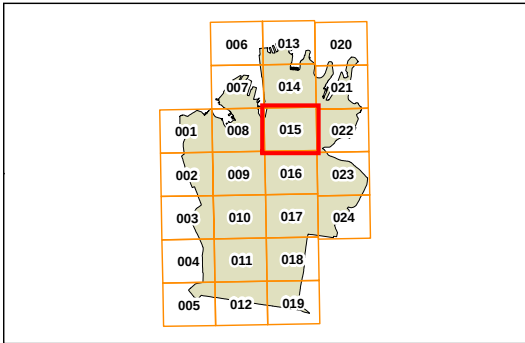
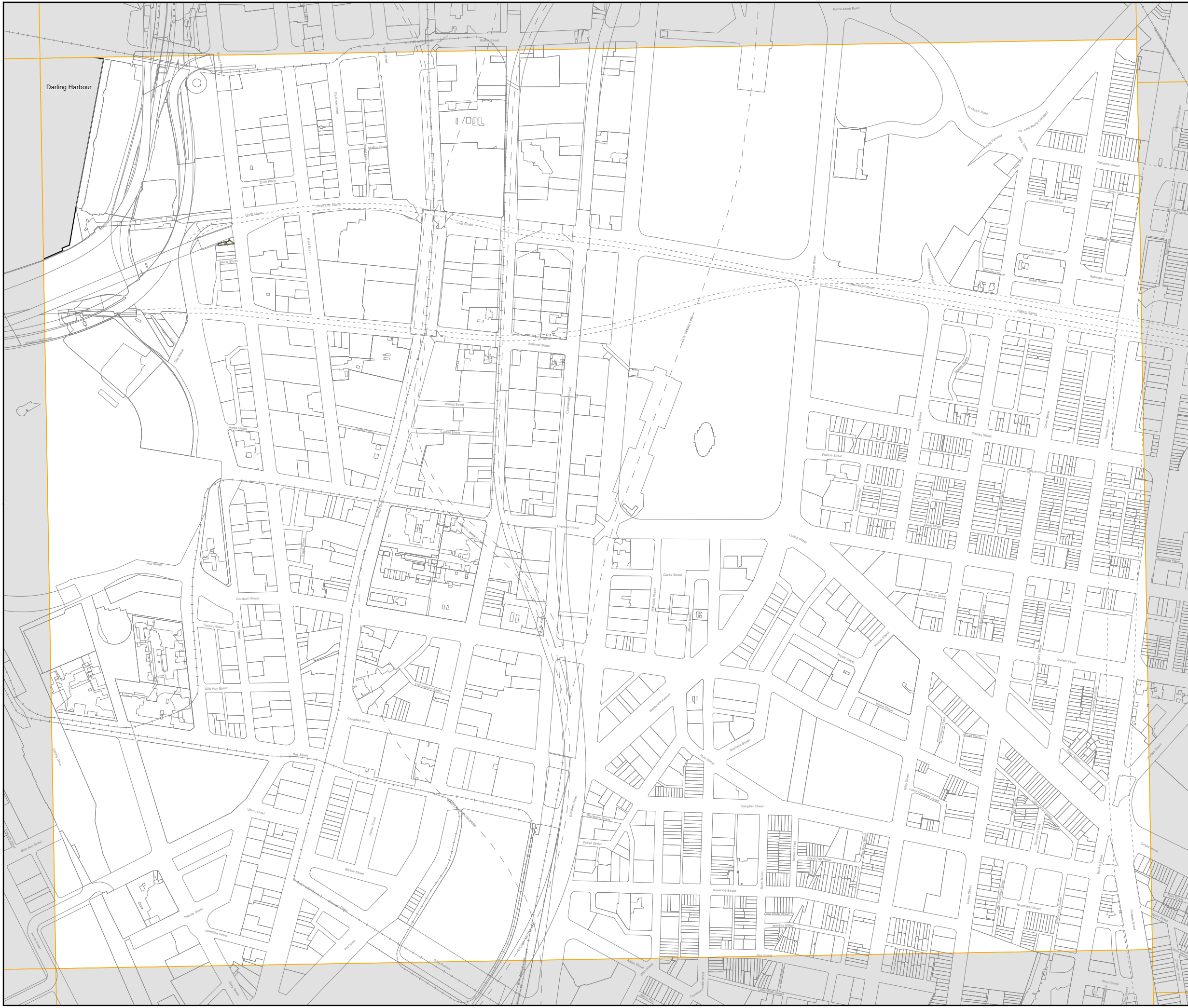
Land Use and Transport Integration Map - Sheet LUT_015

Land Use and Transport Integration

- Category A
- Category B
- Category C

Cadastre

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Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
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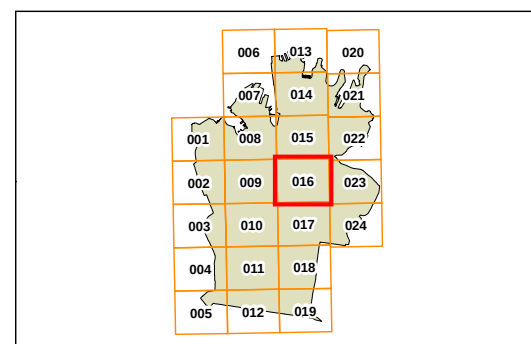
Land Use and Transport Integration
Map - Sheet LUT_016

Land Use and Transport Integration

- Category A
- Category B
- Category C

Cadastre

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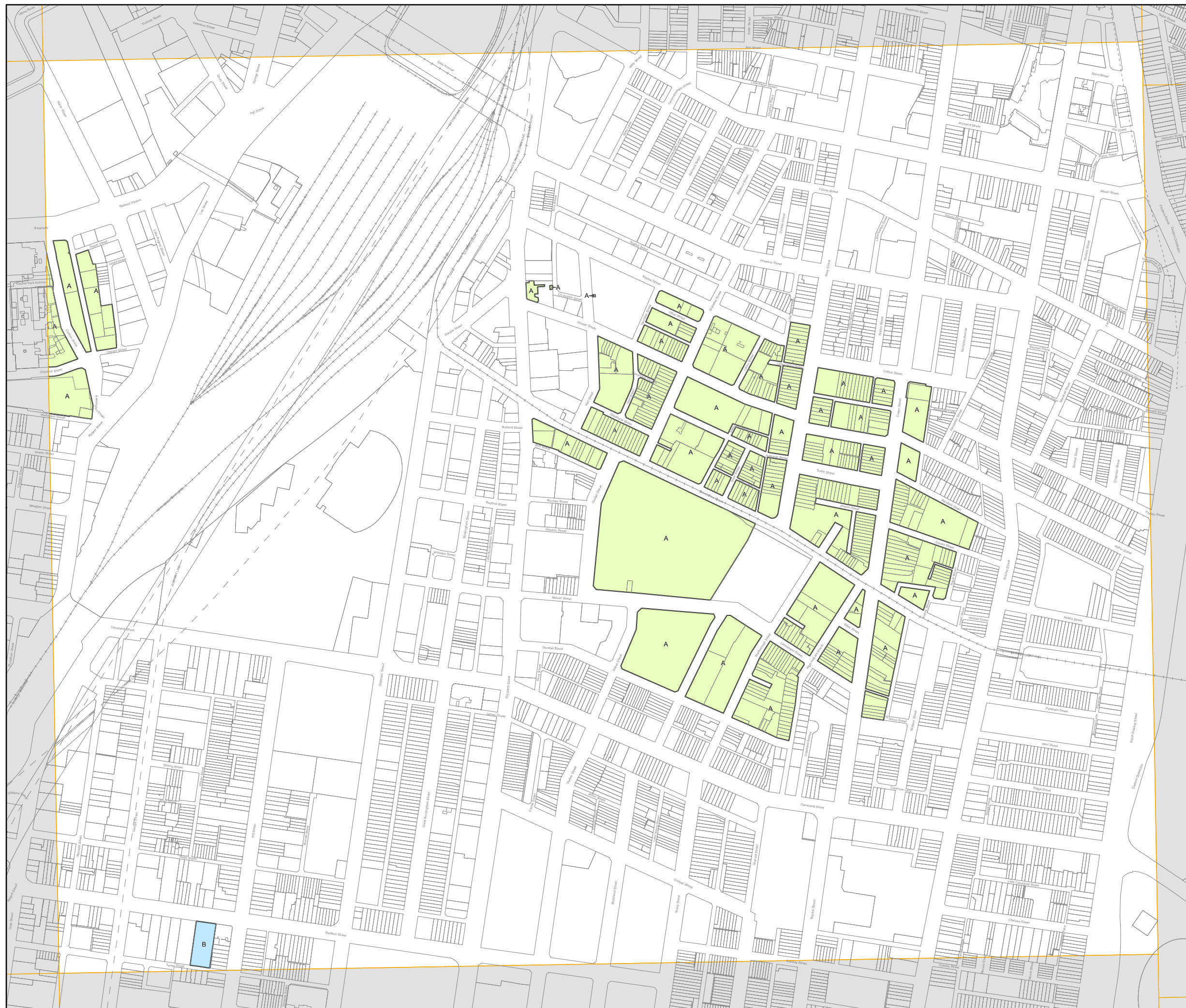


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Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_LUT_016_005_20230421



Sydney Local Environmental Plan 2012

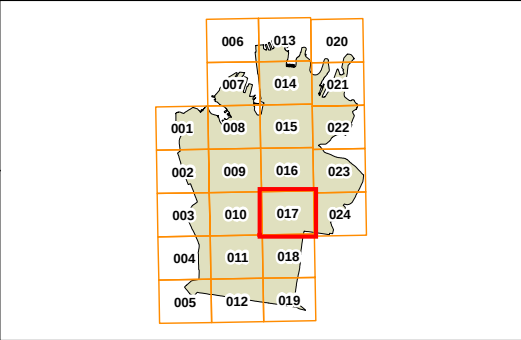
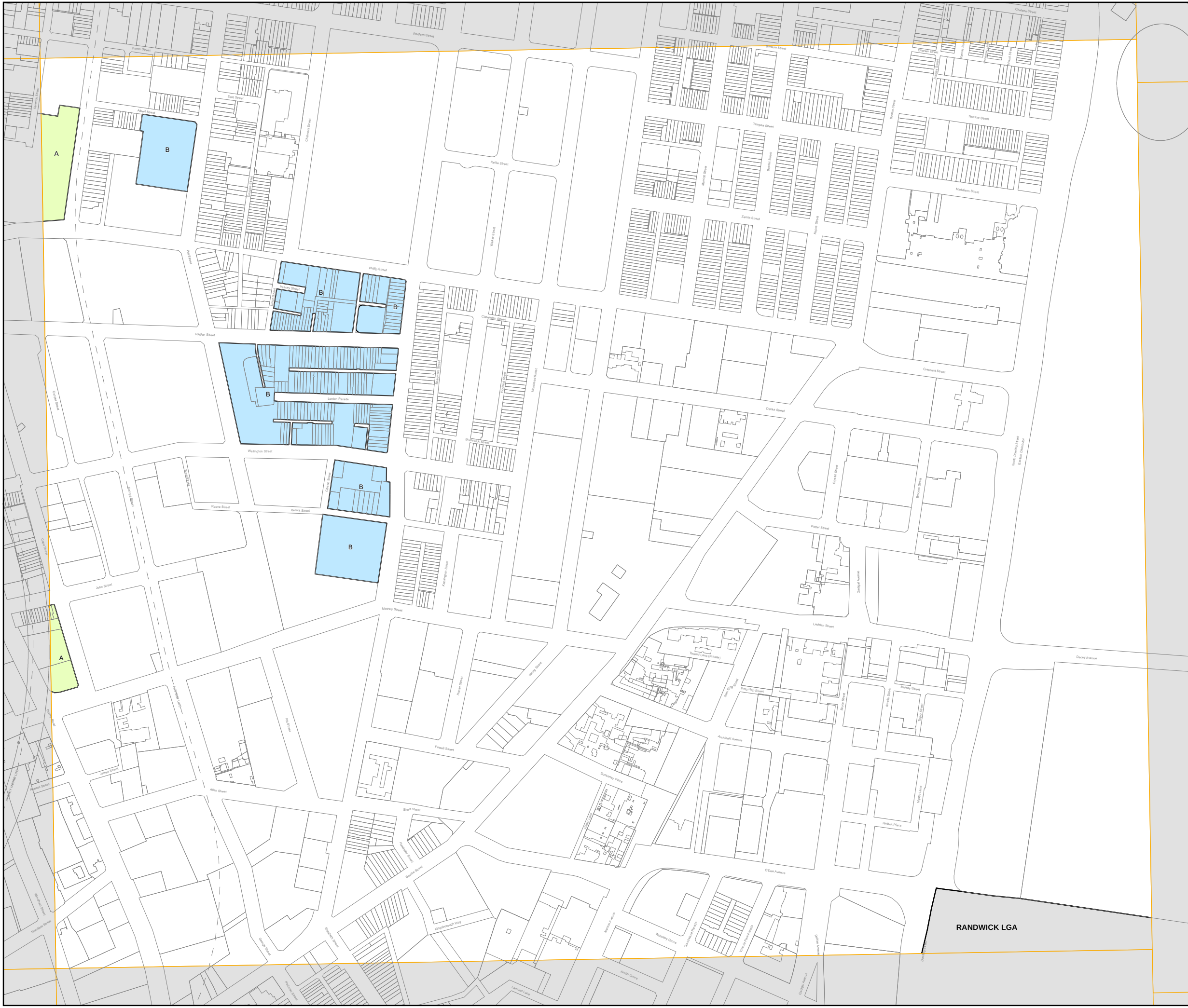
Land Use and Transport Integration Map - Sheet LUT_017

Land Use and Transport Integration

- Category A
- Category B
- Category C

Cadastre

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0 200m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_LUT_017_005_20230421

Sydney Local Environmental Plan 2012

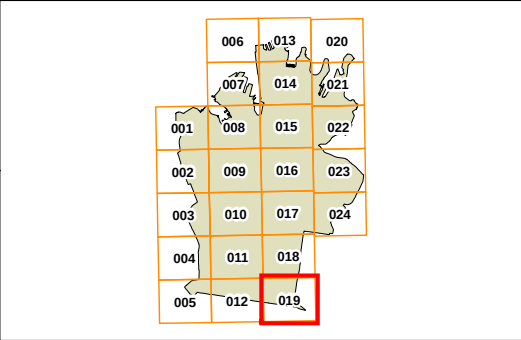
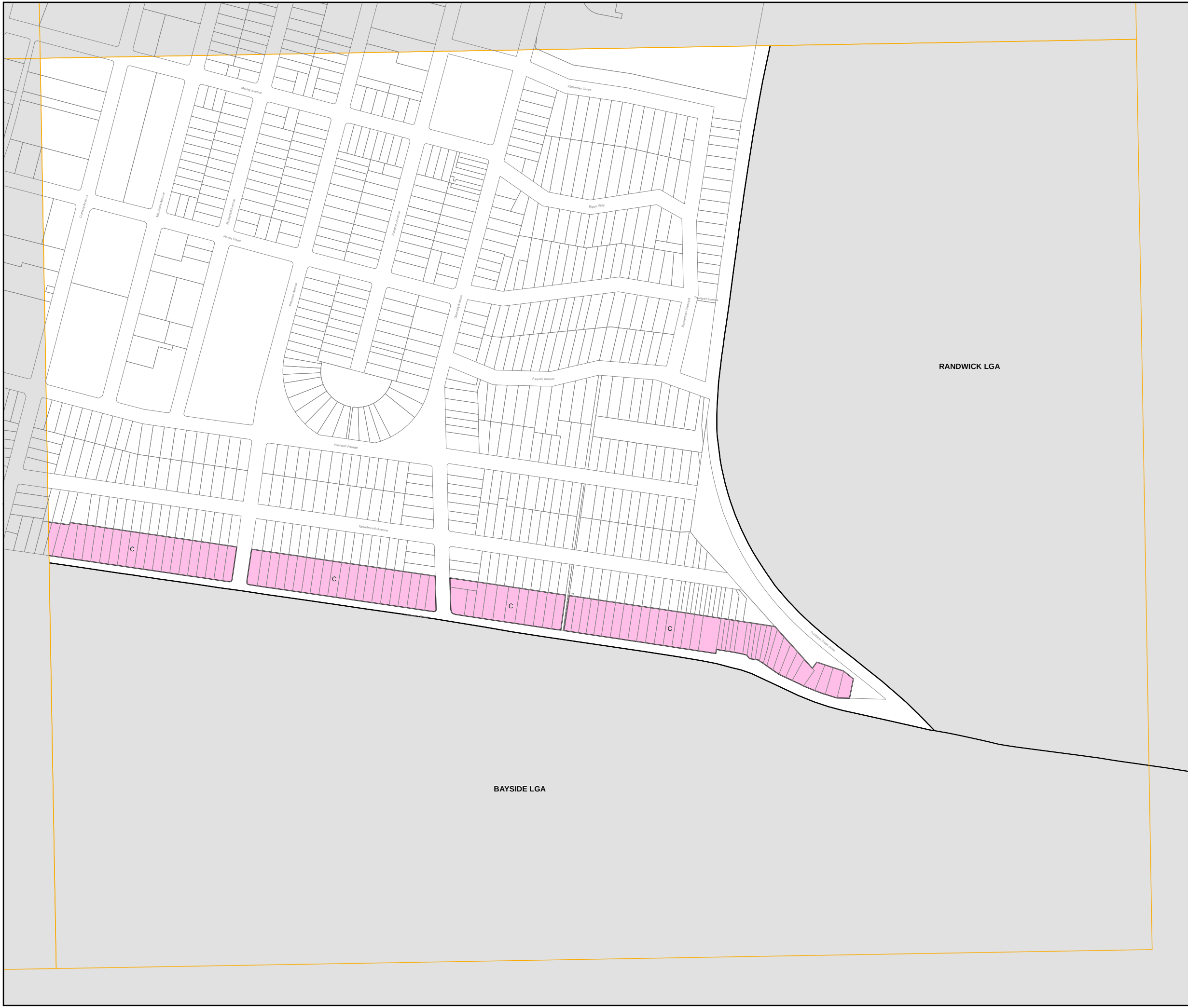
Land Use and Transport Integration Map - Sheet LUT_019

Land Use and Transport Integration

- A Category A
- B Category B
- C Category C

Cadastre

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0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_LUT_019_005_20230421

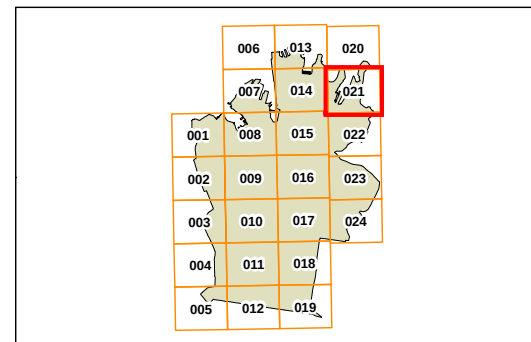
Land Use and Transport Integration
Map - Sheet LUT_021

Land Use and Transport Integration

- A** Category A
B Category B
C Category C

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0 200m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_LUT_021_005_20230421



Land Use and Transport Integration

B Category B

C Category C

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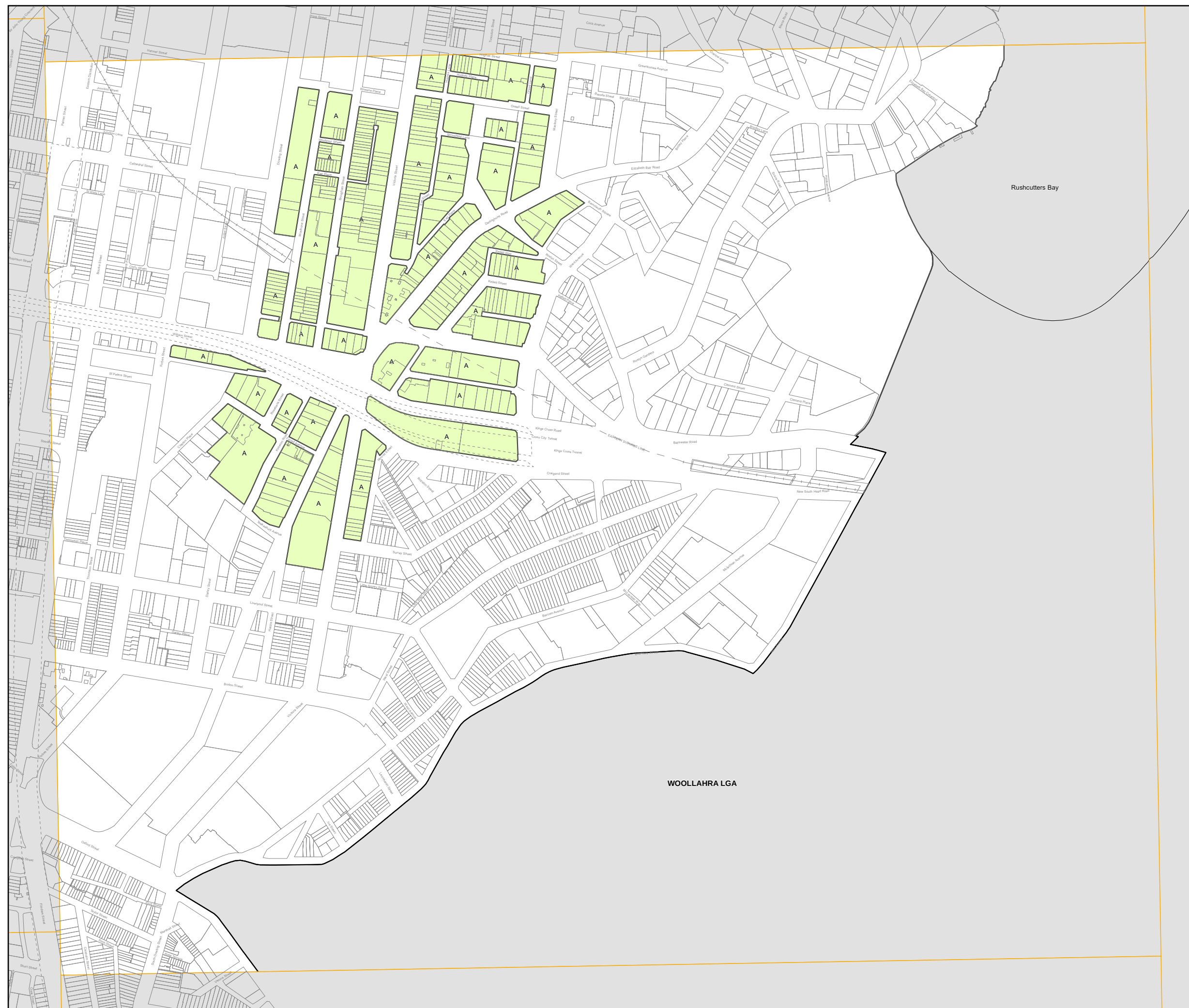


A horizontal scale bar with a black line. The left end is labeled '0' and the right end is labeled '200 m'.

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

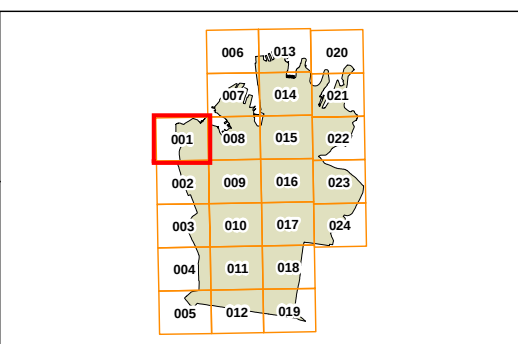
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Public Transport Accessibility Level

Cadastre

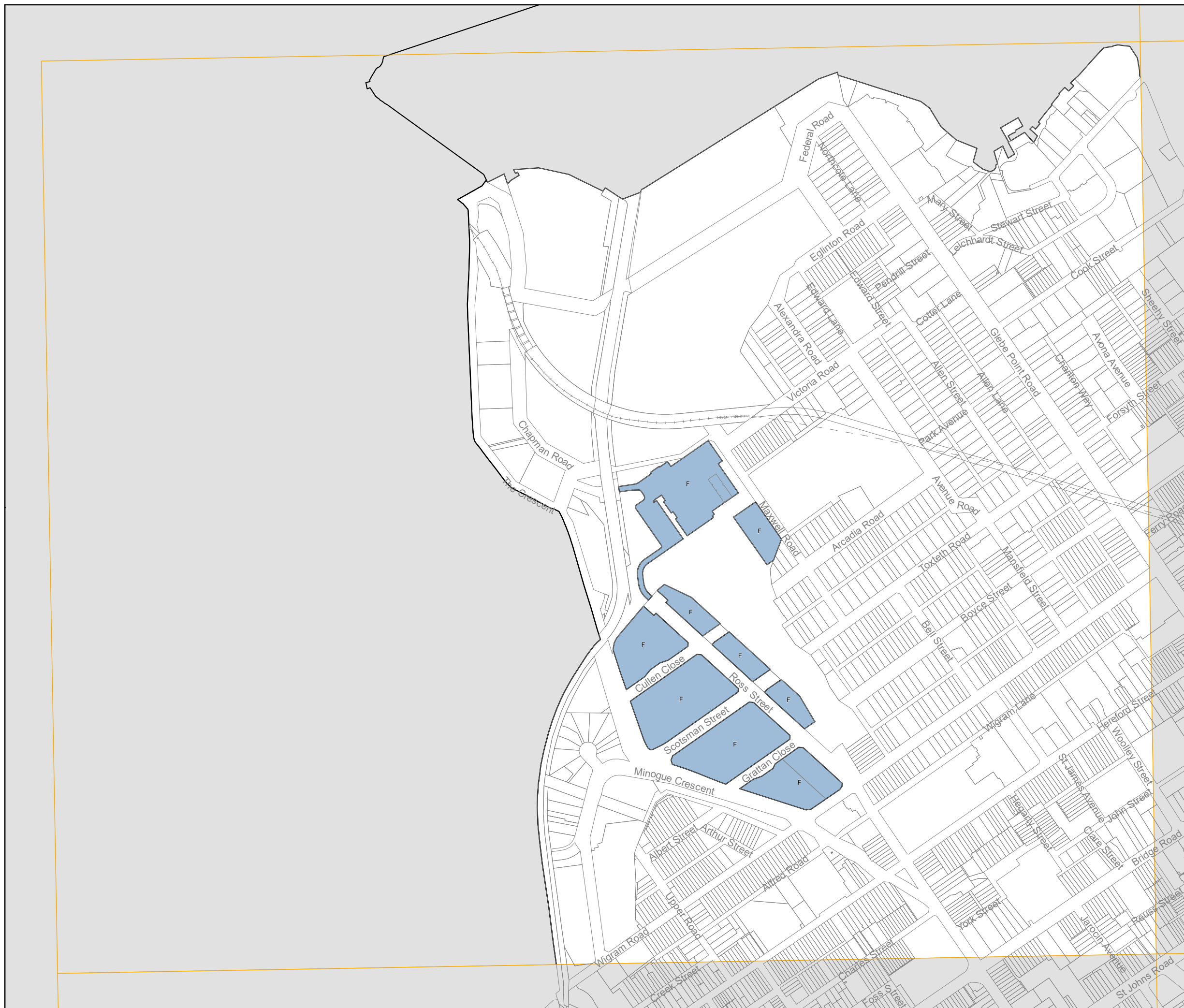
 Cadastre 21/04/2023 © City of Sydney



Projection: GDA 1994
Zone 56

Scale: 1:5,000 @ A3

Map identification number:
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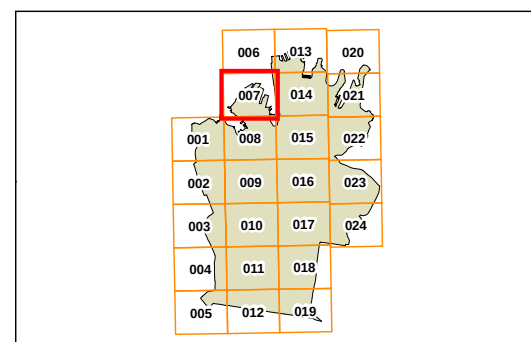
Public Transport Accessibility Level
Map - Sheet TAL_007

Public Transport Accessibility Level

- D** Category D
E Category E
F Category F

Cadastre

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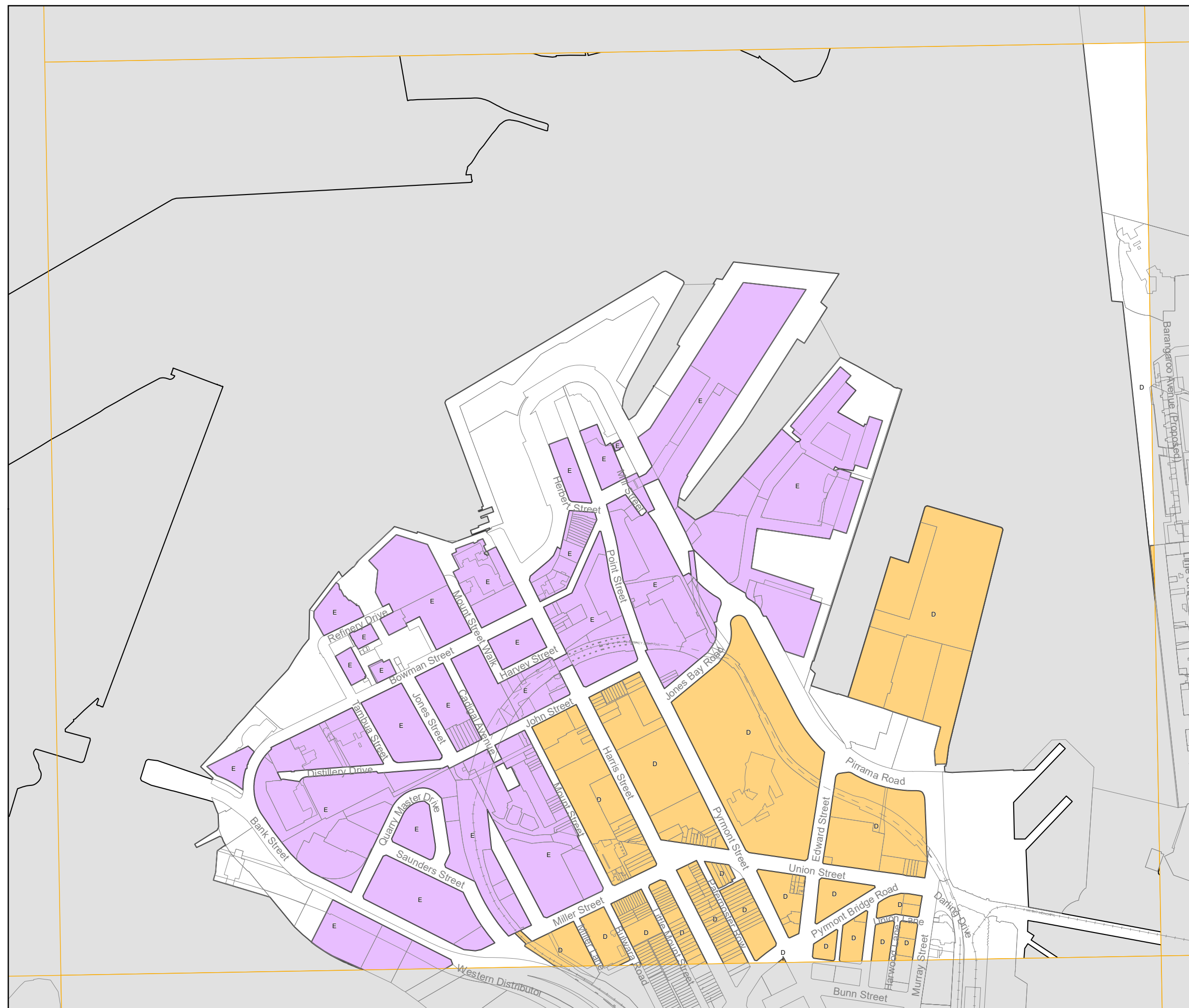


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Projection: GDA 1994
Zone 56

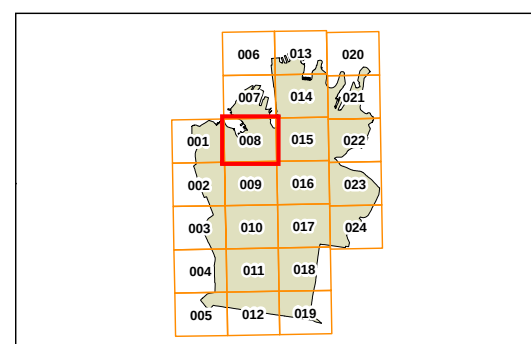
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Public Transport Accessibility Level
Map - Sheet TAL_008

- D Category D
- E Category E
- F Category F

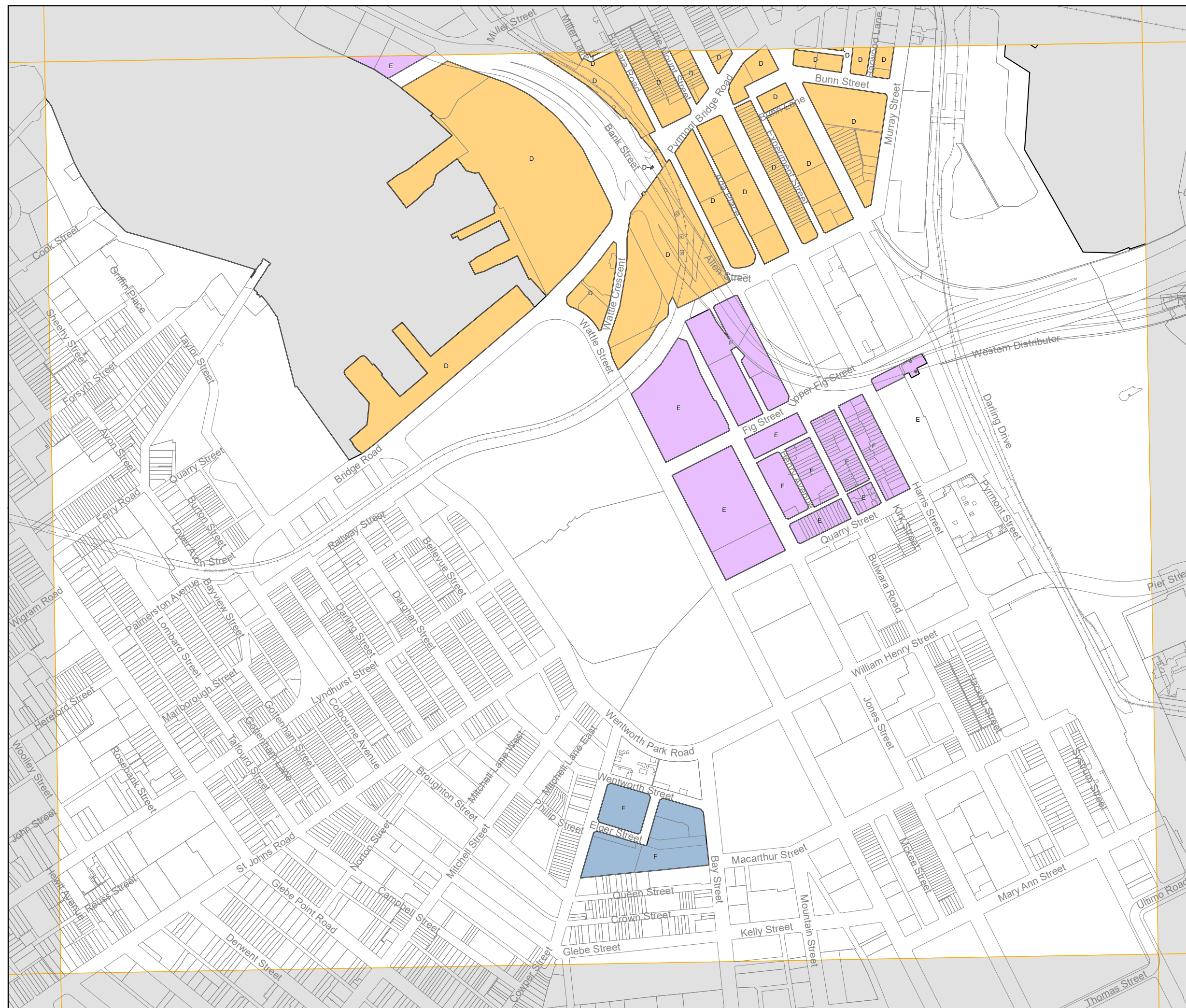
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Projection: GDA 1994
Zone 56

Scale: 1:5,000 @ A3

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Sydney Local Environmental Plan 2012

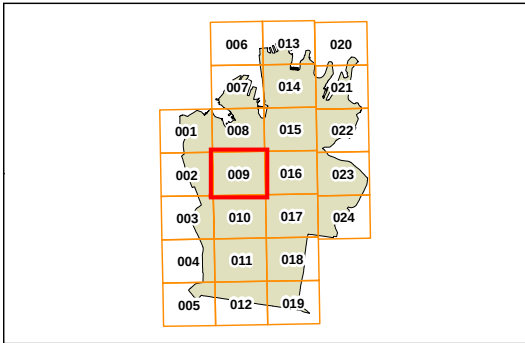
Public Transport Accessibility Level Map - Sheet TAL_009

Public Transport Accessibility Level

- D** Category D
- E** Category E
- F** Category F

Cadastre

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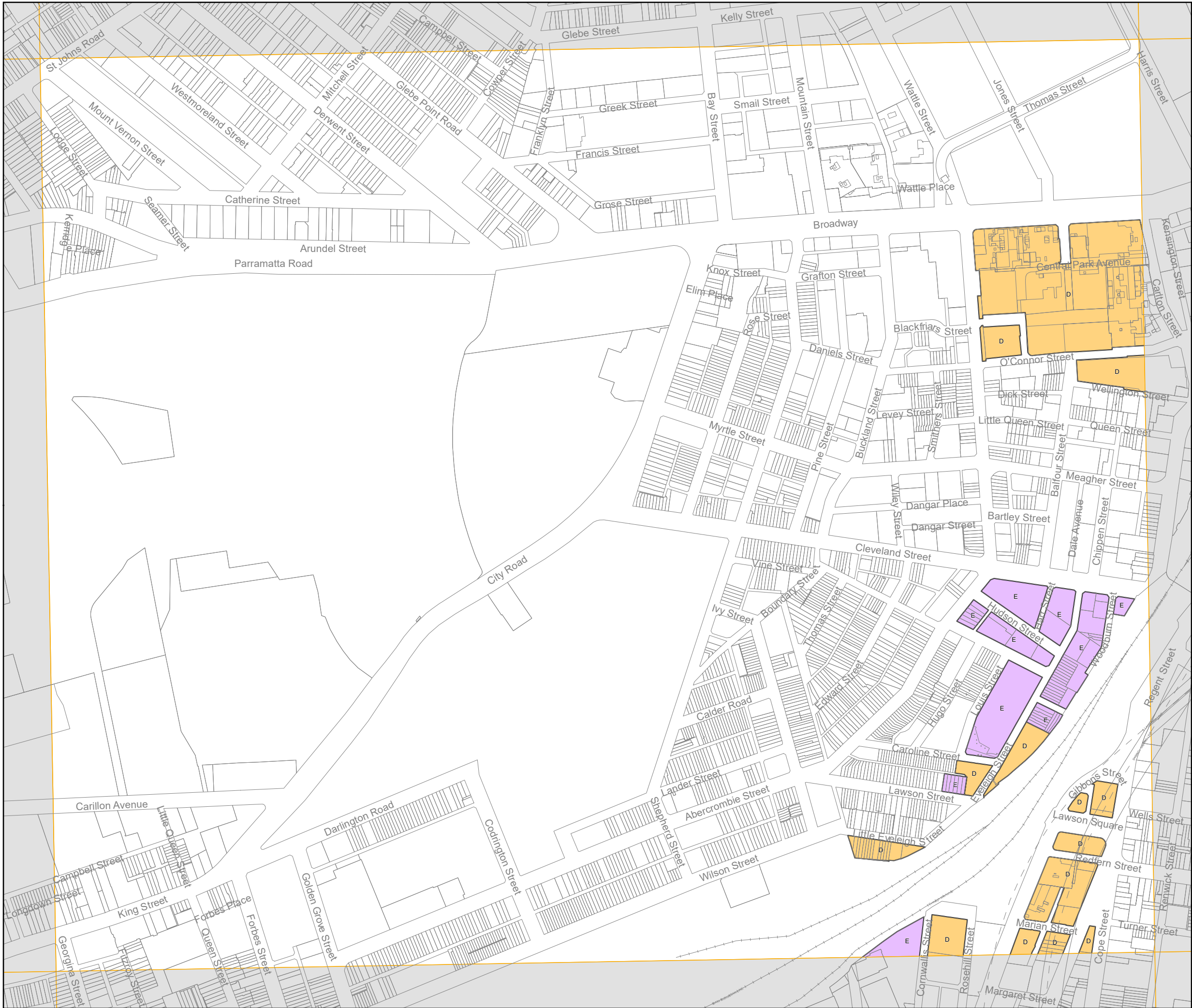


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Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_TAL_009_005_20230421



Sydney Local Environmental Plan 2012

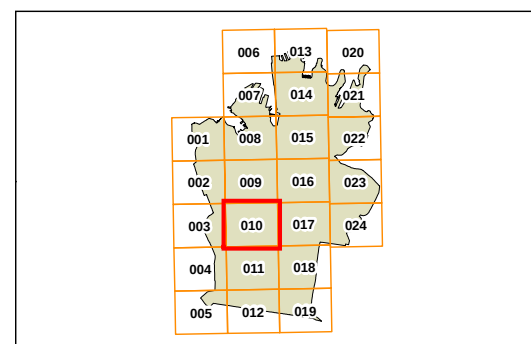
Public Transport Accessibility Level Map - Sheet TAL_010

Public Transport Accessibility Level

- D** Category D
E Category E
F Category F

Cadastre

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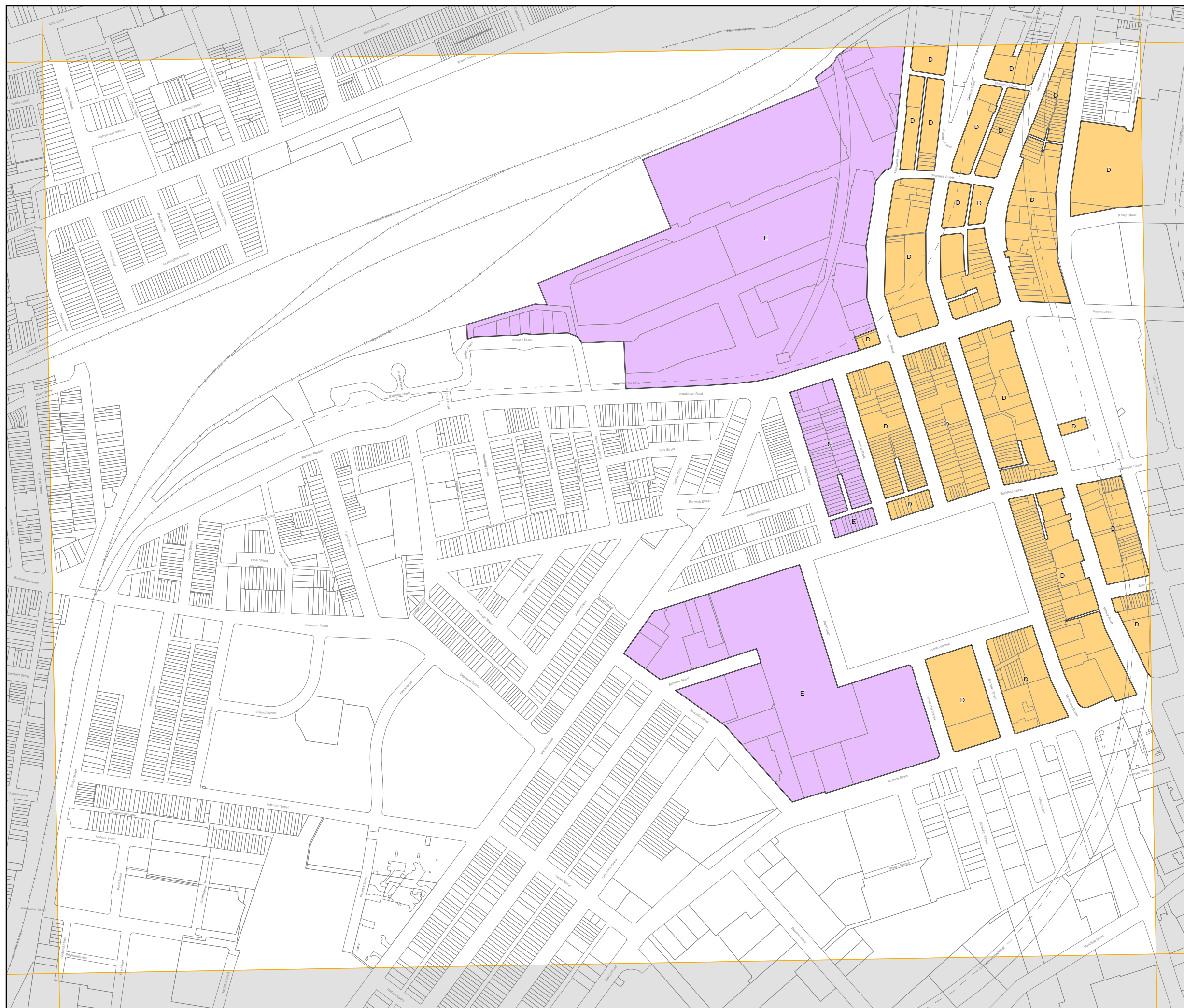


Projection: GDA 1994
Zone 56

0 200 m

Scale: 1:5,000 @ A3

Map identification number:
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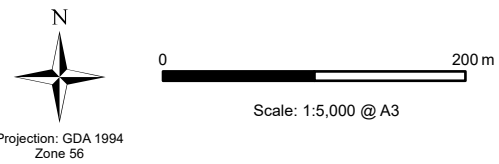
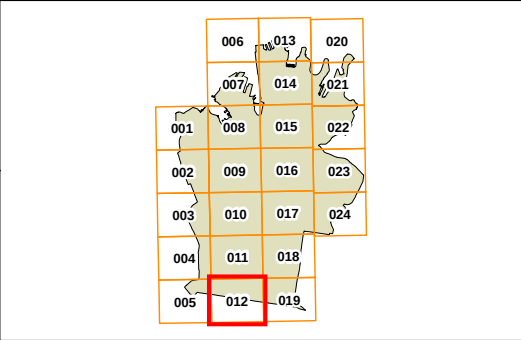
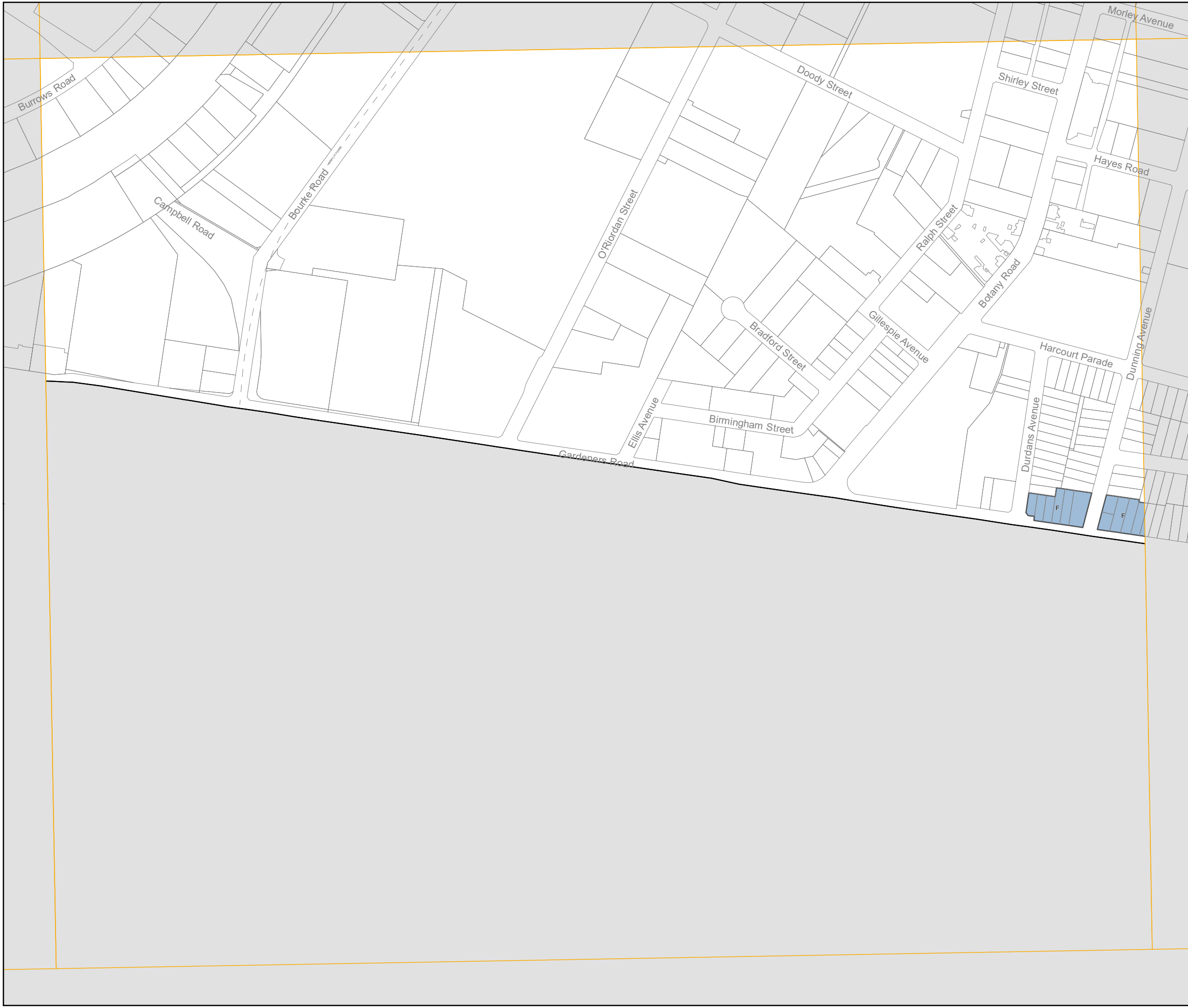
Sydney Local Environmental Plan 2012

Public Transport Accessibility Level Map - Sheet TAL_012

Public Transport Accessibility Level

- D Category D
- E Category E
- F Category F

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Sydney Local Environmental Plan 2012

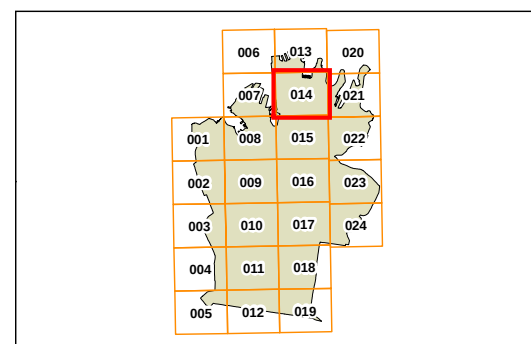
Public Transport Accessibility Level Map - Sheet TAL_014

Public Transport Accessibility Level

- D** Category D
E Category E
F Category F

Cadastre

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0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
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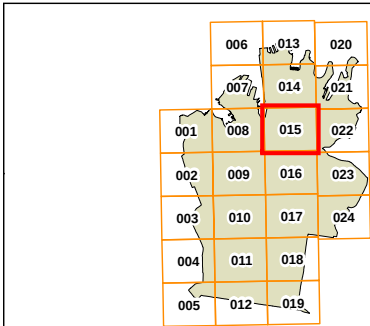
Sydney Local Environmental Plan 2012

Public Transport Accessibility Level Map - Sheet TAL_015

Public Transport Accessibility Level

- D Category D
- E Category E
- F Category F

Cadastre
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0 200m

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Projection: GDA 1994
Zone 56

Map identification number:
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Sydney Local Environmental Plan 2012

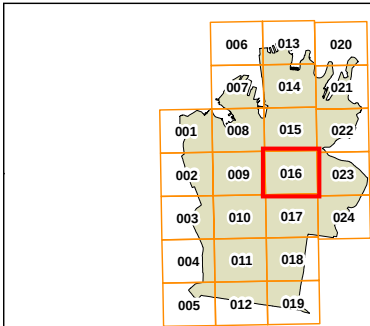
Public Transport Accessibility Level Map - Sheet TAL_016

Public Transport Accessibility Level

- D** Category D
- E** Category E
- F** Category F

Cadastre

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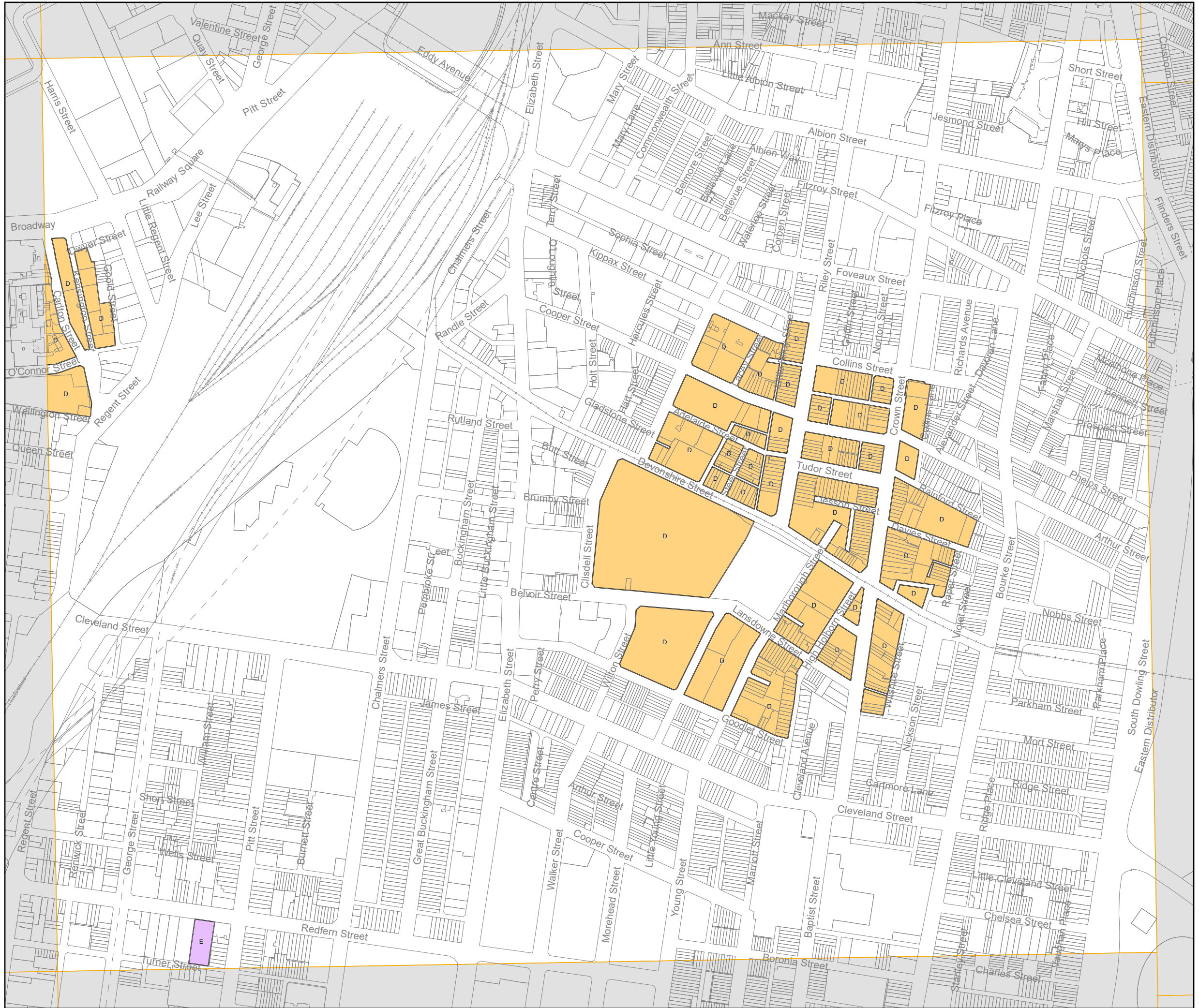


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Projection: GDA 1994
Zone 56

Map identification number:
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Public Transport Accessibility Level

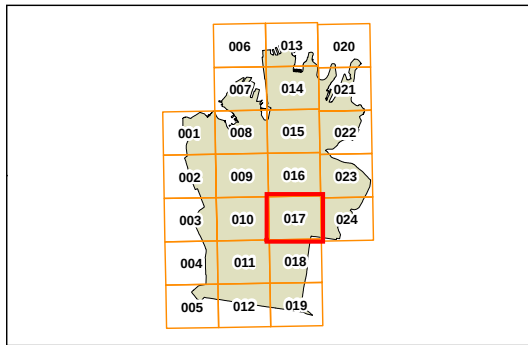
Map - Sheet TAL_017

Public Transport Accessibility Level

D	Category D
E	Category E
F	Category F

Cadaastre

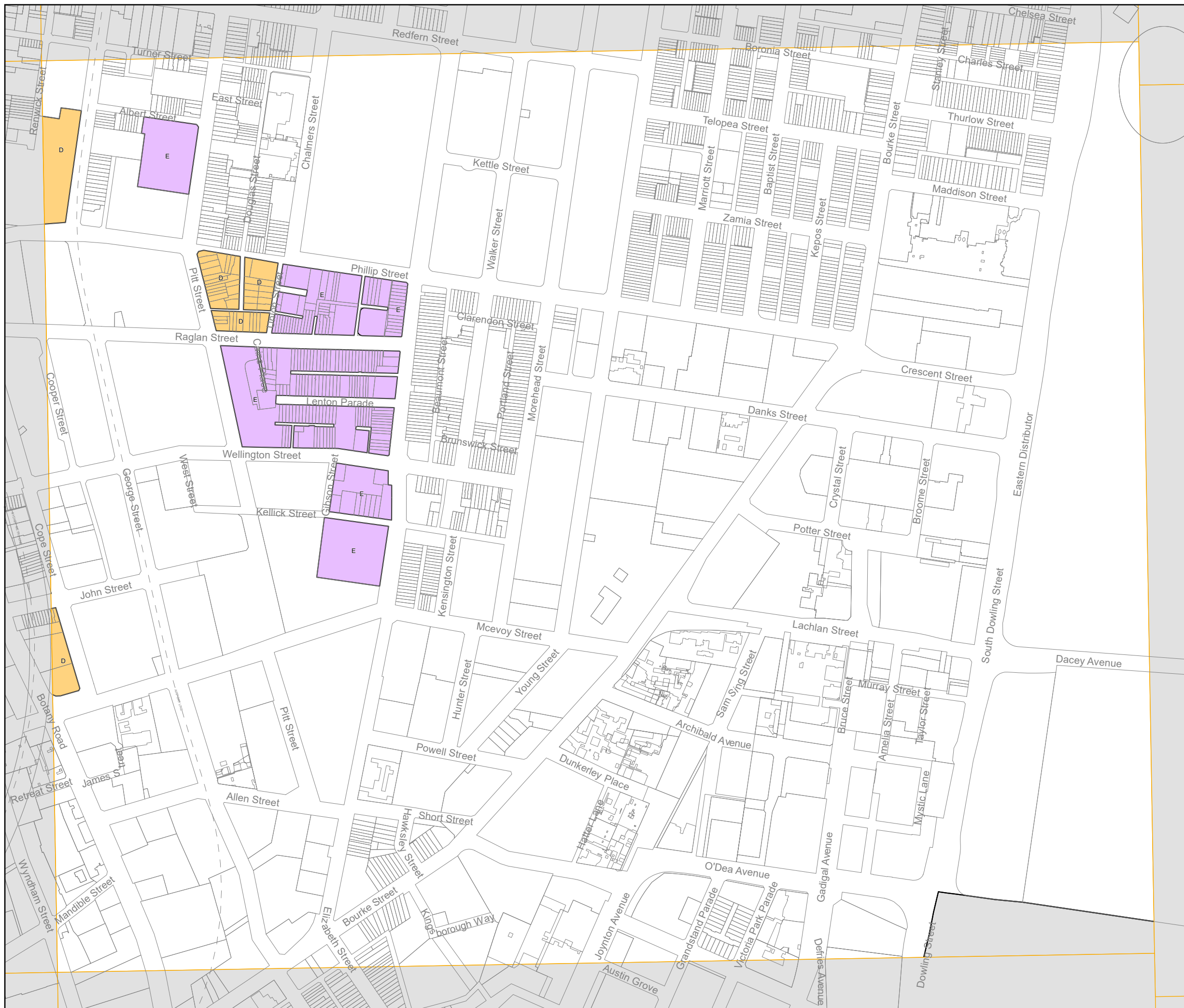
 Cadastre 21/04/2023 © City of Sydney



Projection: GDA 1994
Zone 56

Scale: 1:5,000 @ A3

Map identification number:
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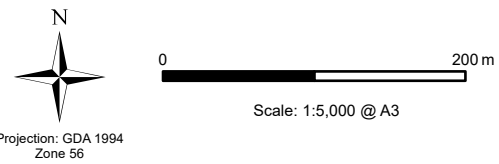
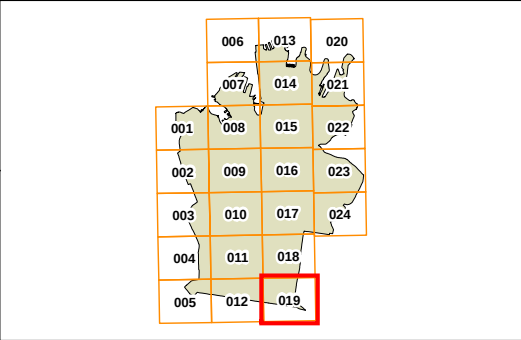
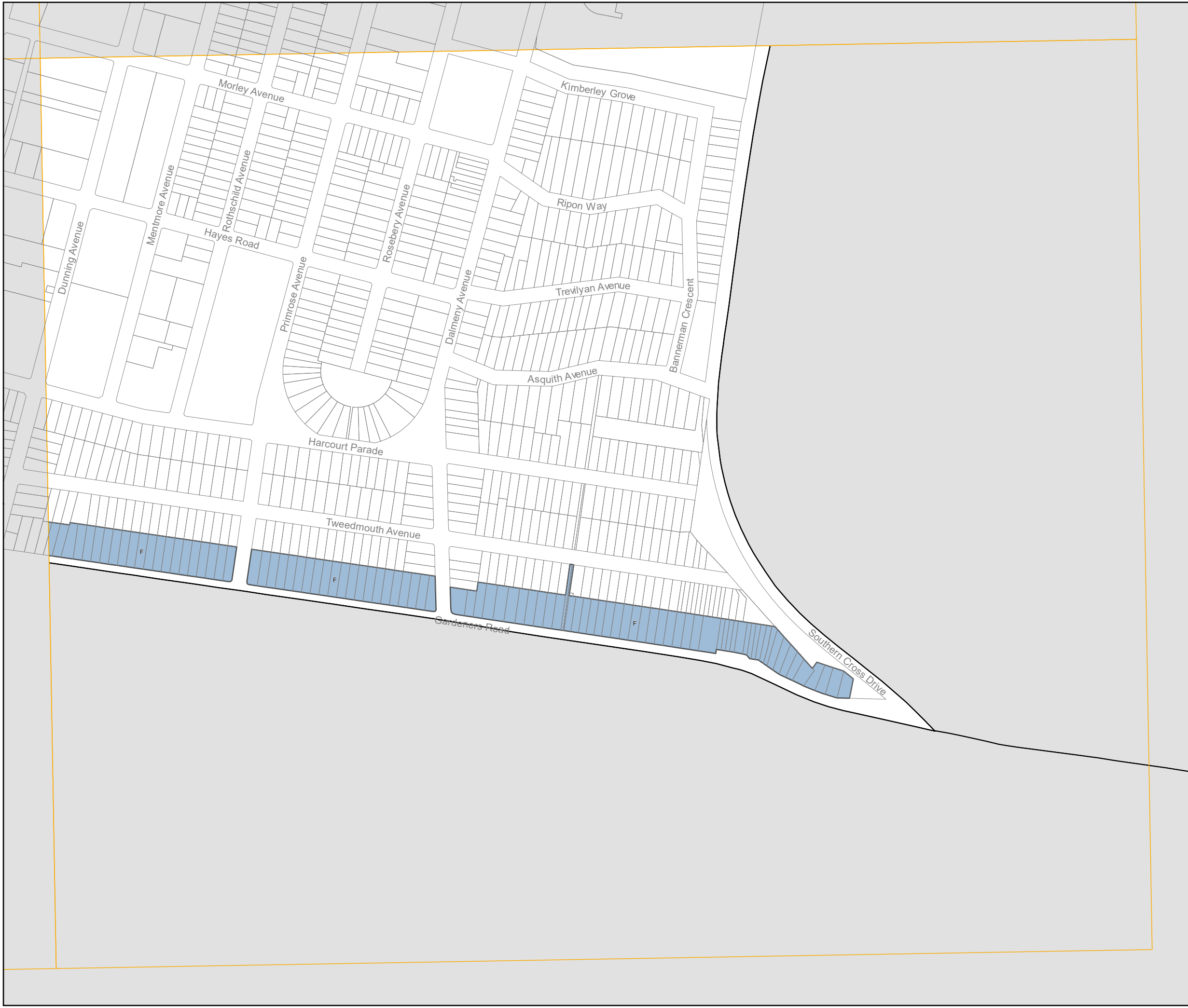
Sydney Local Environmental Plan 2012

Public Transport Accessibility Level Map - Sheet TAL_019

Public Transport Accessibility Level

- D Category D
- E Category E
- F Category F

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 Cadastre 21/04/2023 © City of Sydney



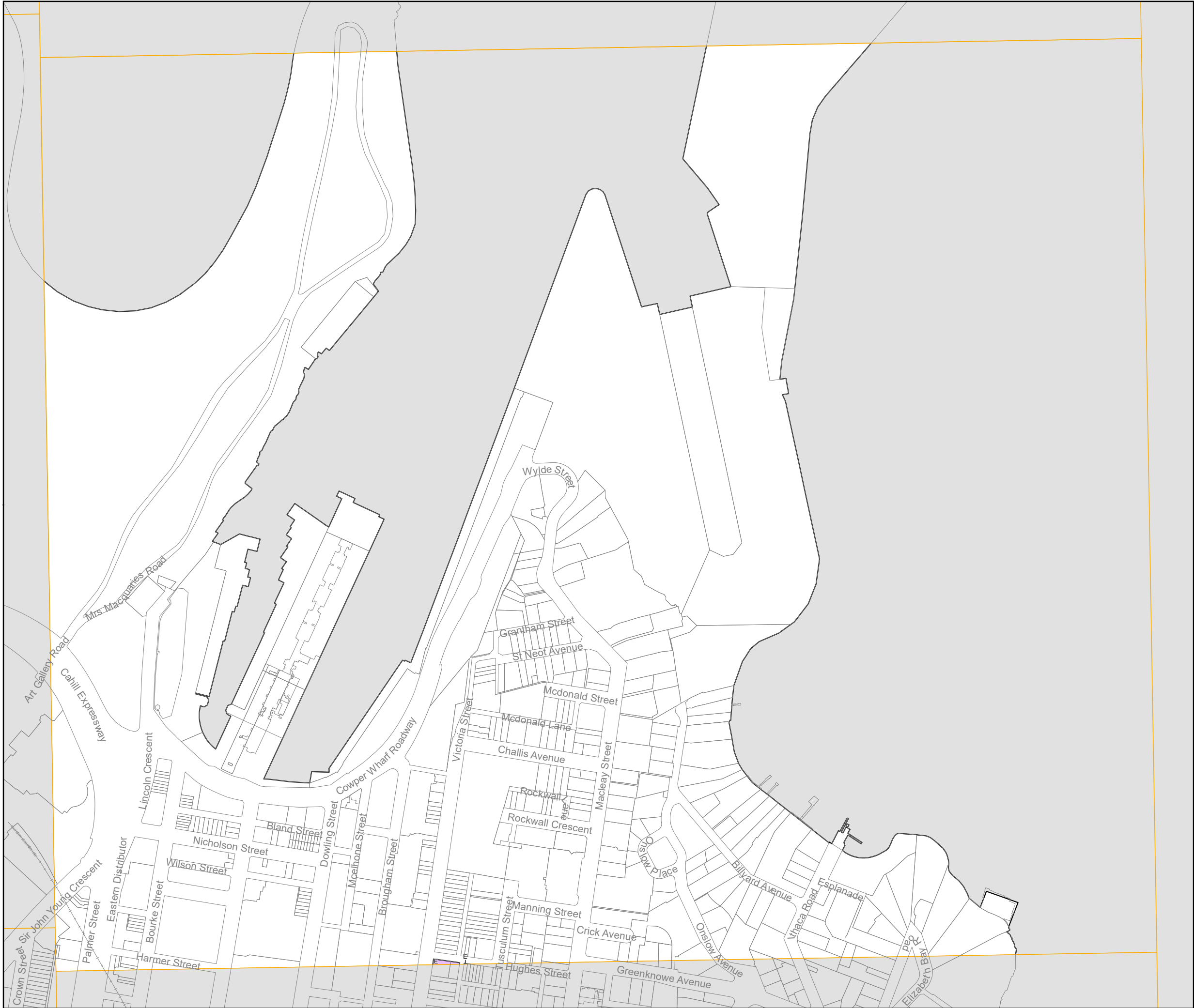
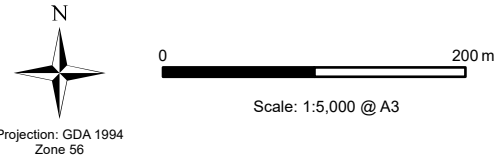
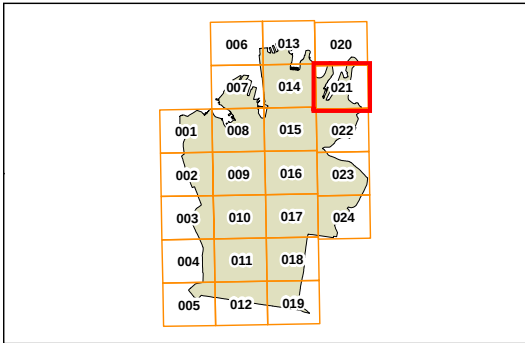
Sydney Local Environmental Plan 2012

Public Transport Accessibility Level Map - Sheet TAL_021

Public Transport Accessibility Level

- D Category D
- E Category E
- F Category F

Cadastre
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Sydney Local Environmental Plan 2012

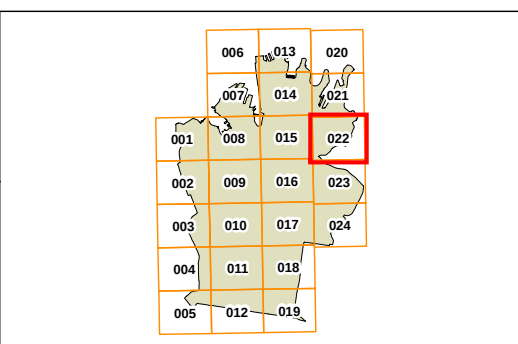
Public Transport Accessibility Level Map - Sheet TAL_022

Public Transport Accessibility Level

- D Category D
- E Category E
- F Category F

Cadastre

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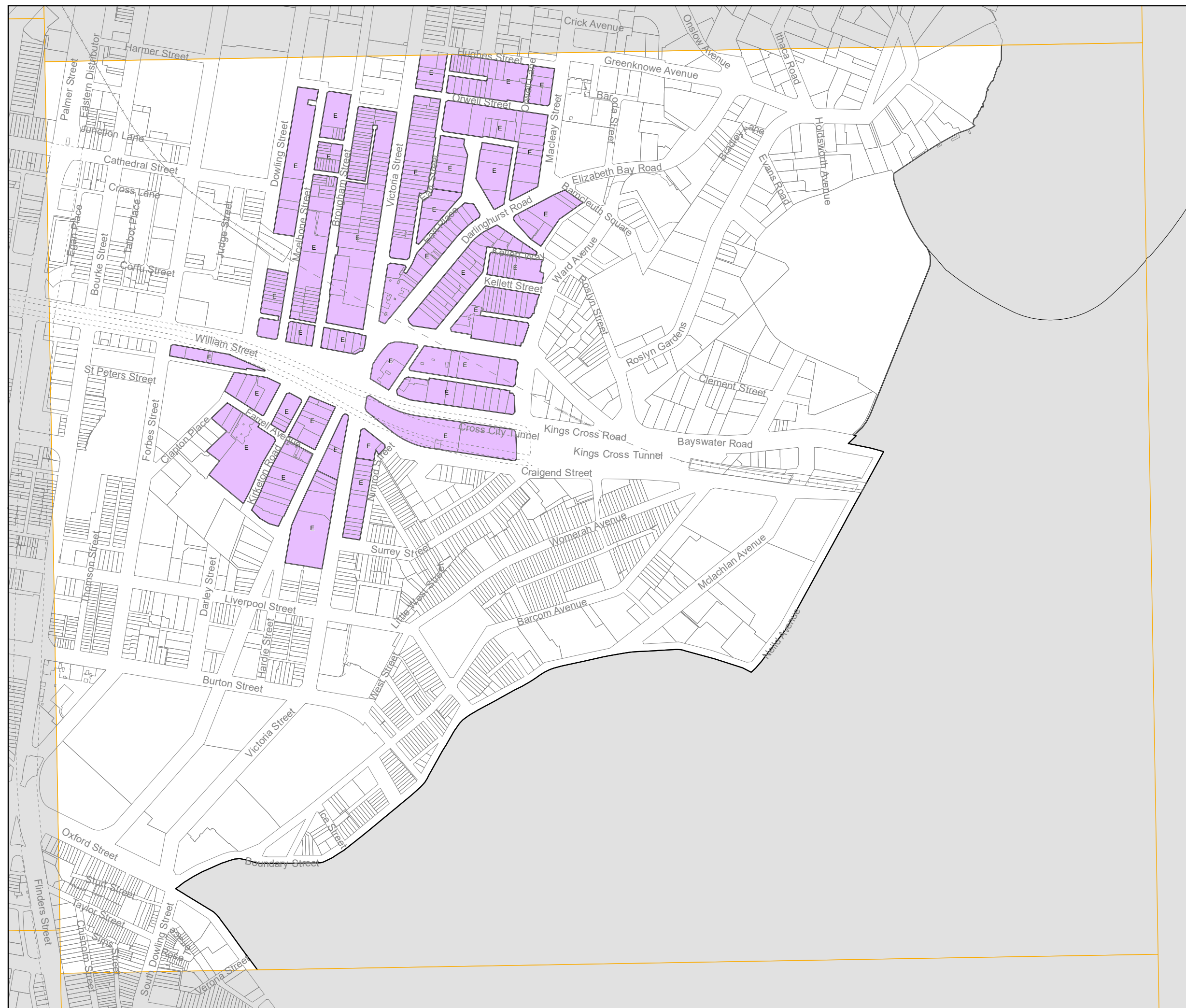


0 200m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_TAL_022_005_20230421



Amendment 4 – Protection of sun access to Gunyama Park and Cook and Phillip Park

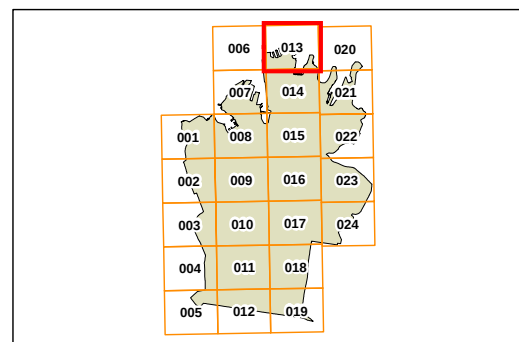
Sun Access Protection Map - Sheet SAP_013

Protected Places

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

Cadastral

- Cadastral 27/09/2022 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_SAP_013_005_20220927

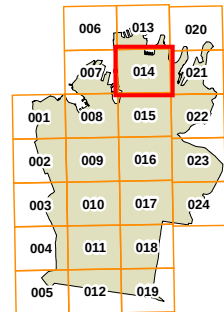
Sun Access Protection Map - Sheet SAP_014

Protected Places

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

Cadastral

-  Cadastral 27/09/2022 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
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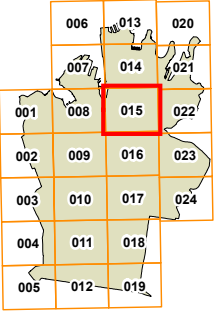
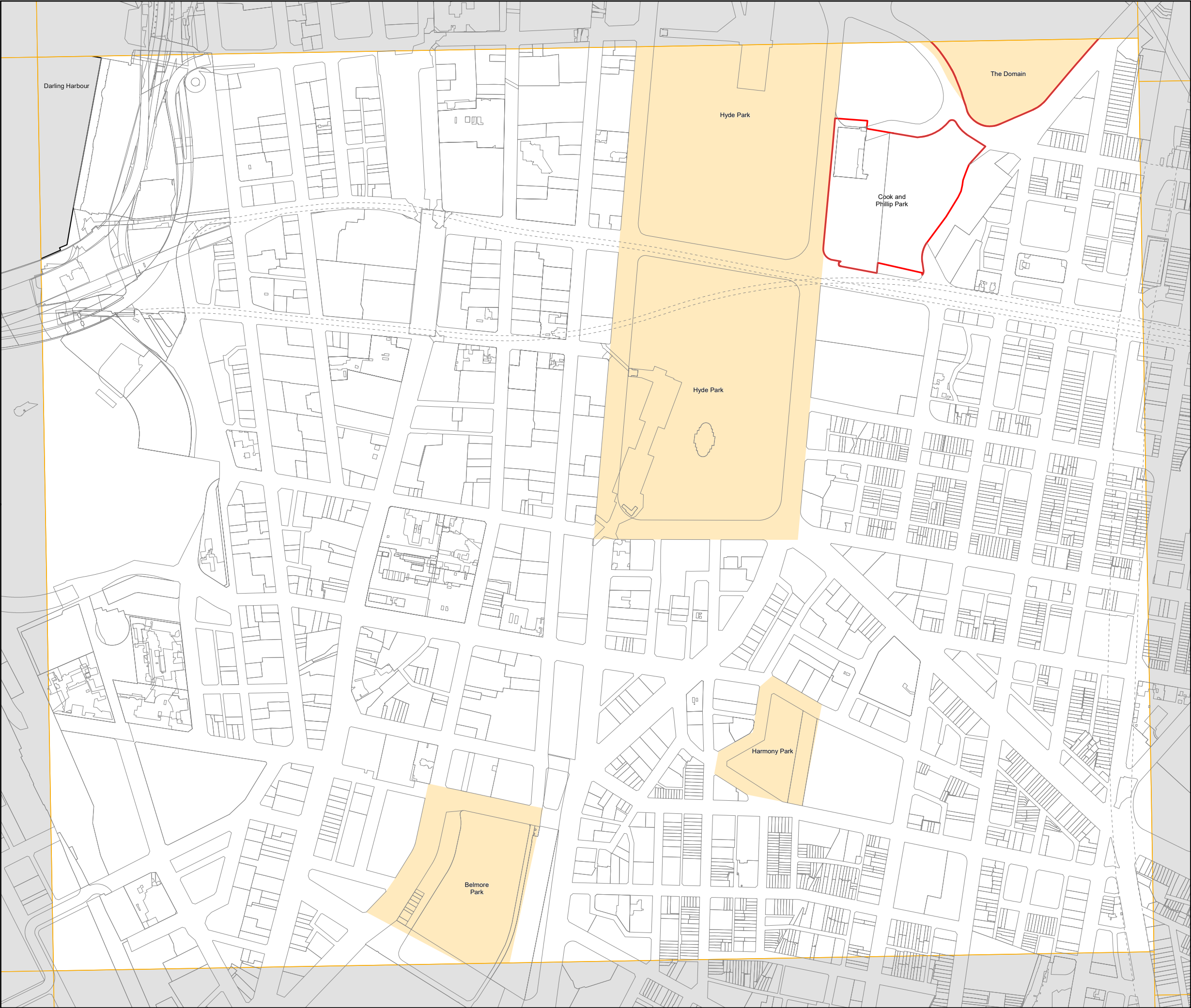
Sun Access Protection Map
- Sheet SAP_015

Protected Places

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

Cadastral

- Cadastral 11/10/2024 © City of Sydney



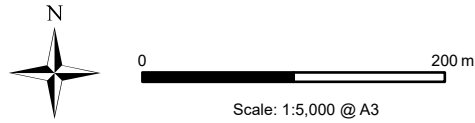
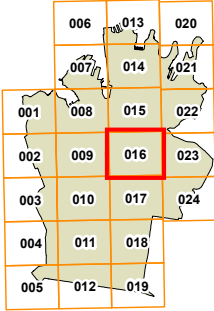
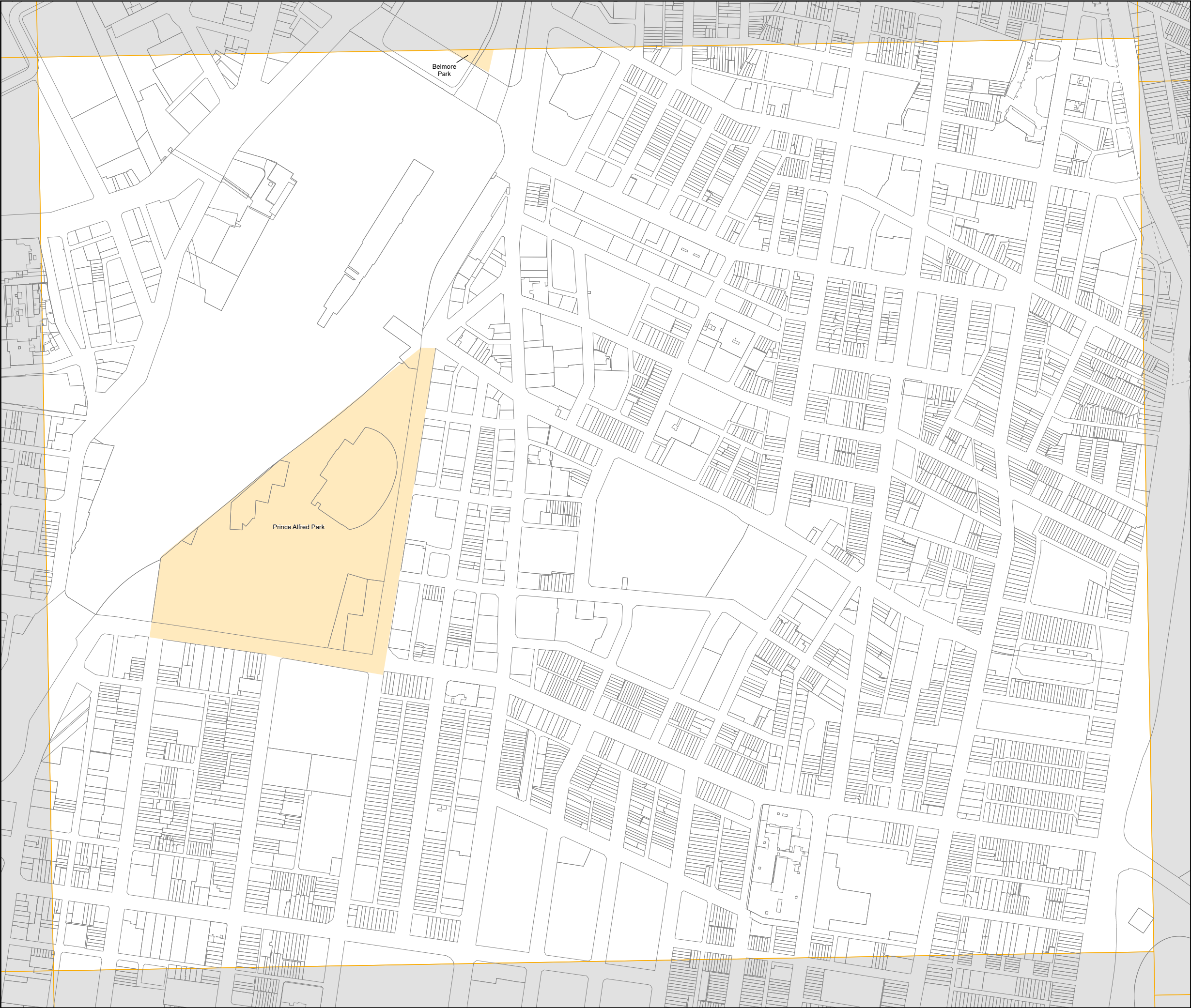
Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_SAP_015_005_20241011

Sun Access Protection Map
- Sheet SAP_016

- Protected Places**
- Land Protected by Sun Access Planes
 - Land Protected by Clause 6.18
- Cadastral**
- Cadastral 11/10/2024 © City of Sydney



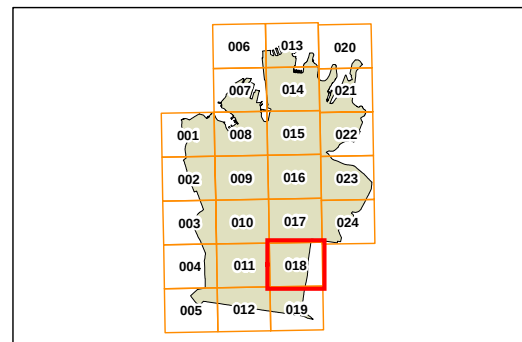
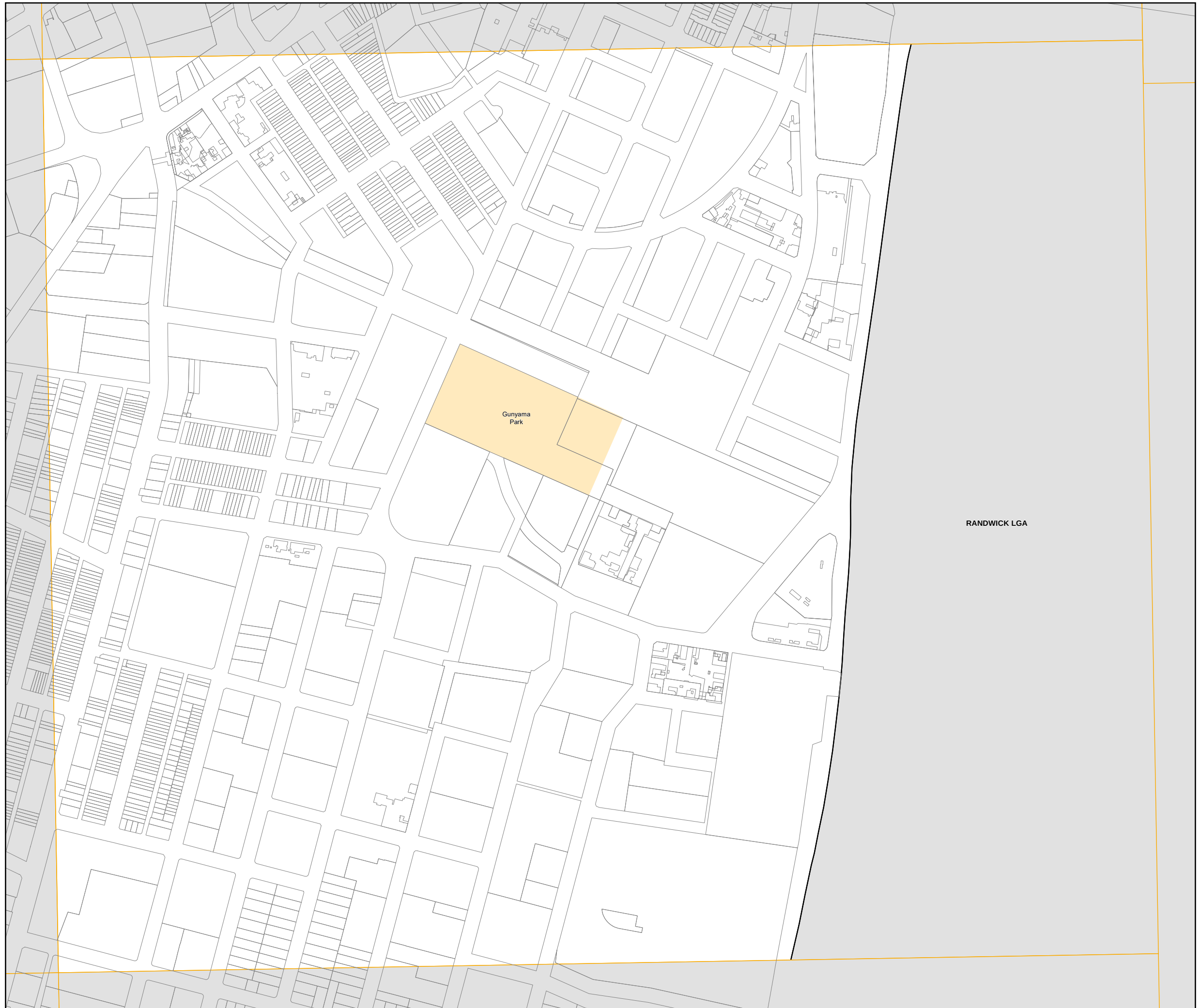
Sun Access Protection Map - Sheet SAP_018

Protected Places

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

Cadastral

- Cadastral 27/09/2022 © City of Sydney



0 200 m

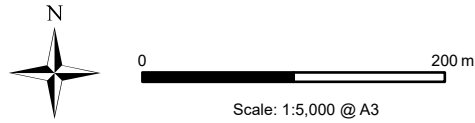
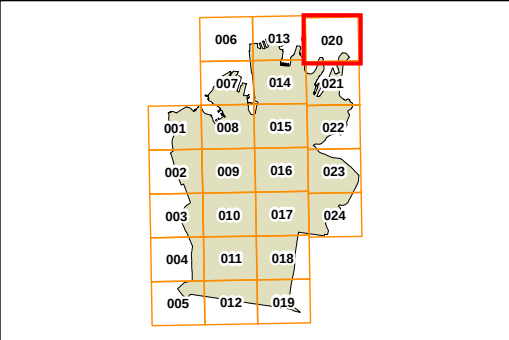
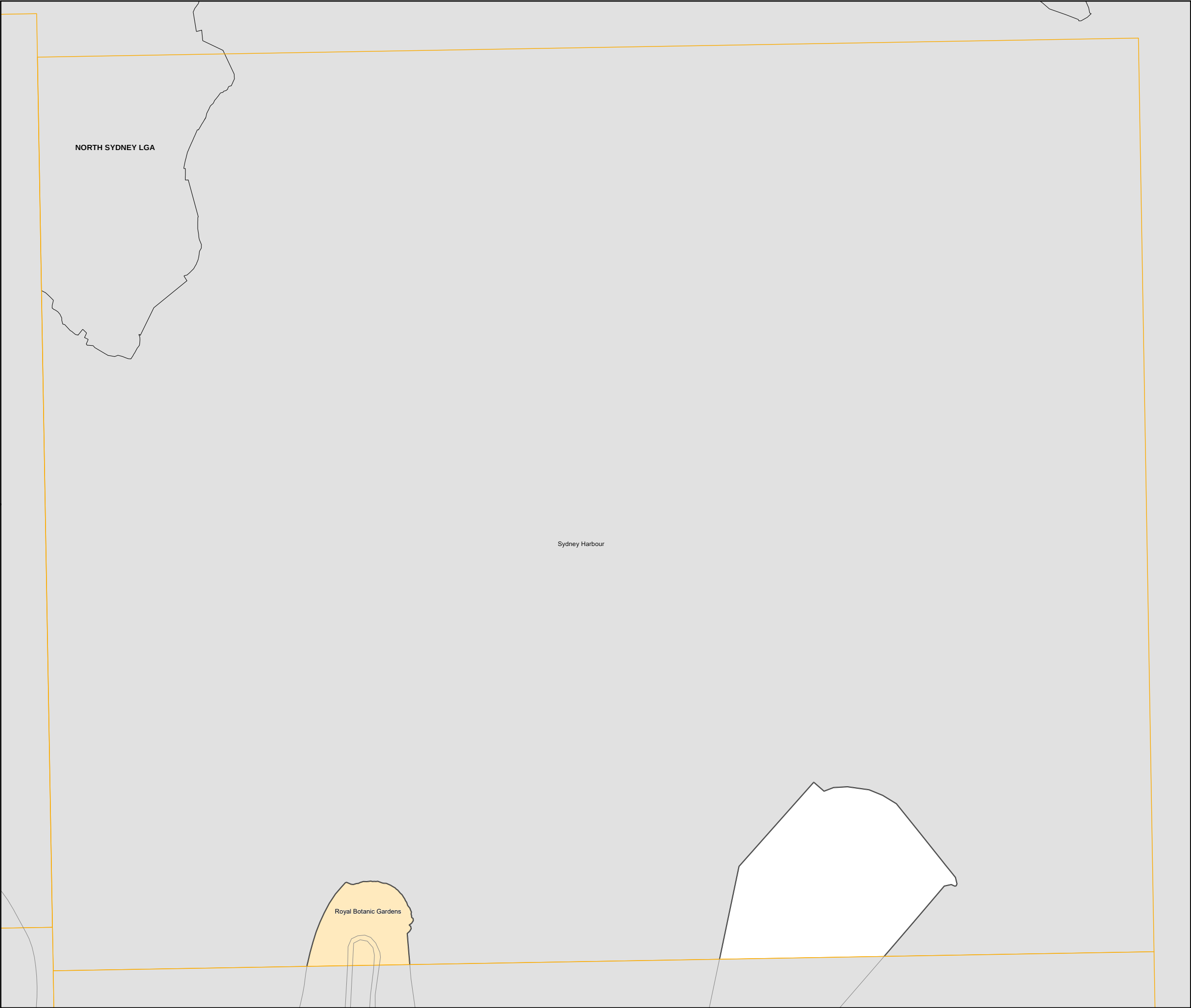
Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_SAP_018_005_20220927

Sun Access Protection Map
- Sheet SAP_020

- Protected Places**
- Land Protected by Sun Access Planes
 - Land Protected by Clause 6.18
- Cadastral**
- Cadastral 27/09/2022 © City of Sydney



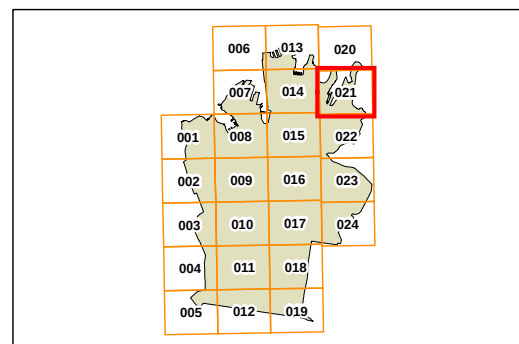
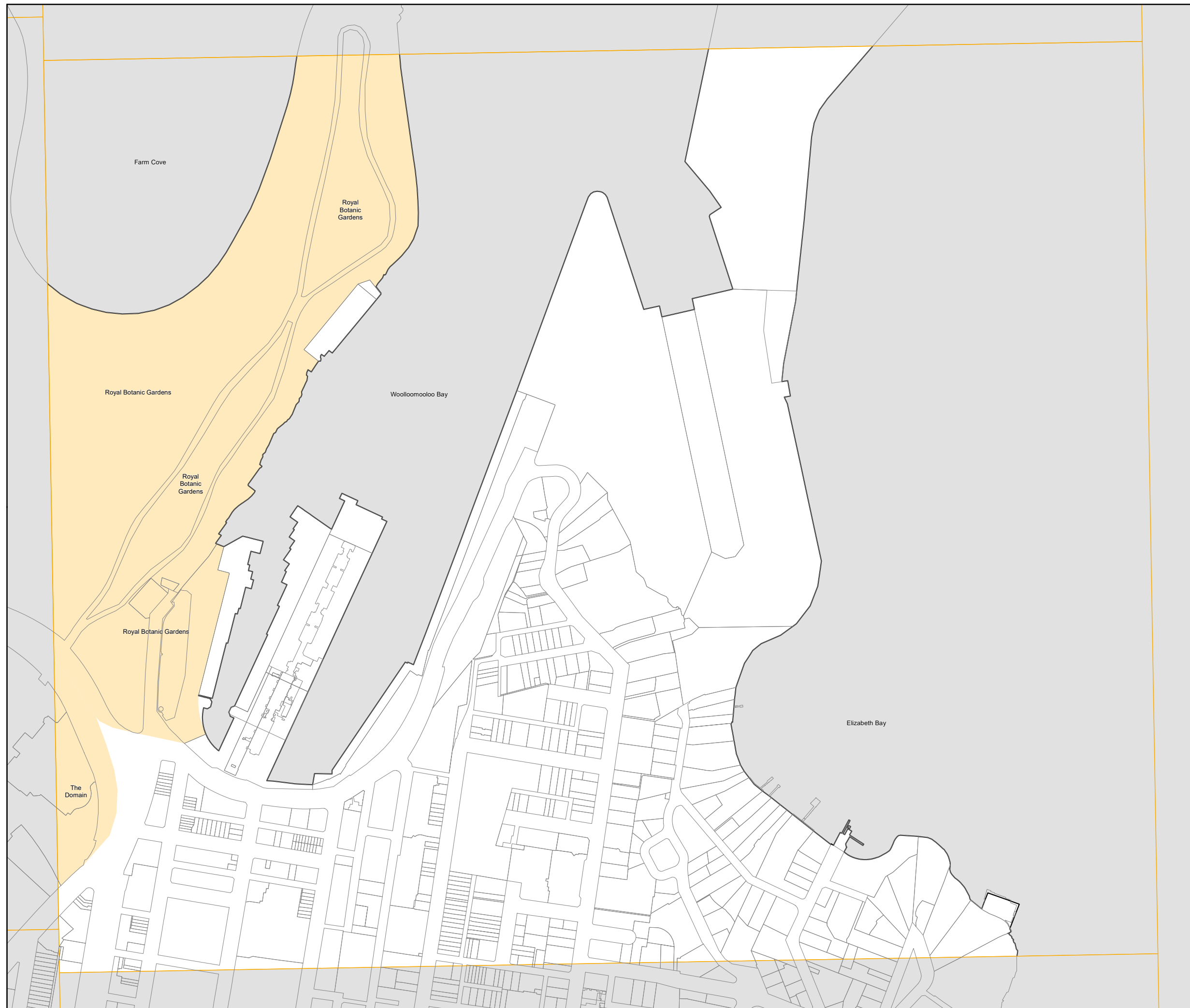
Sun Access Protection Map - Sheet SAP_021

Protected Places

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

Cadastral

- Cadastral 27/09/2022 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_SAP_021_005_20220927

Amendment 9 – Change to boundaries of SP5 Metropolitan Centre zone

Sydney Local Environmental Plan 2012

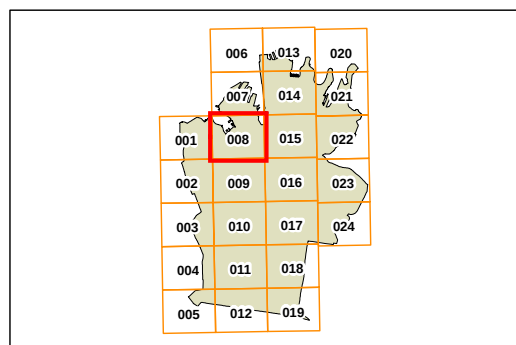
Locality and Site Identification Map Key Sites Map Foreshore Building Line Map

Locality and Site Identification Map

- Central Sydney
- Ultimo-Pyrmont

Cadastre

- Cadastre 08/03/2022 © City of Sydney

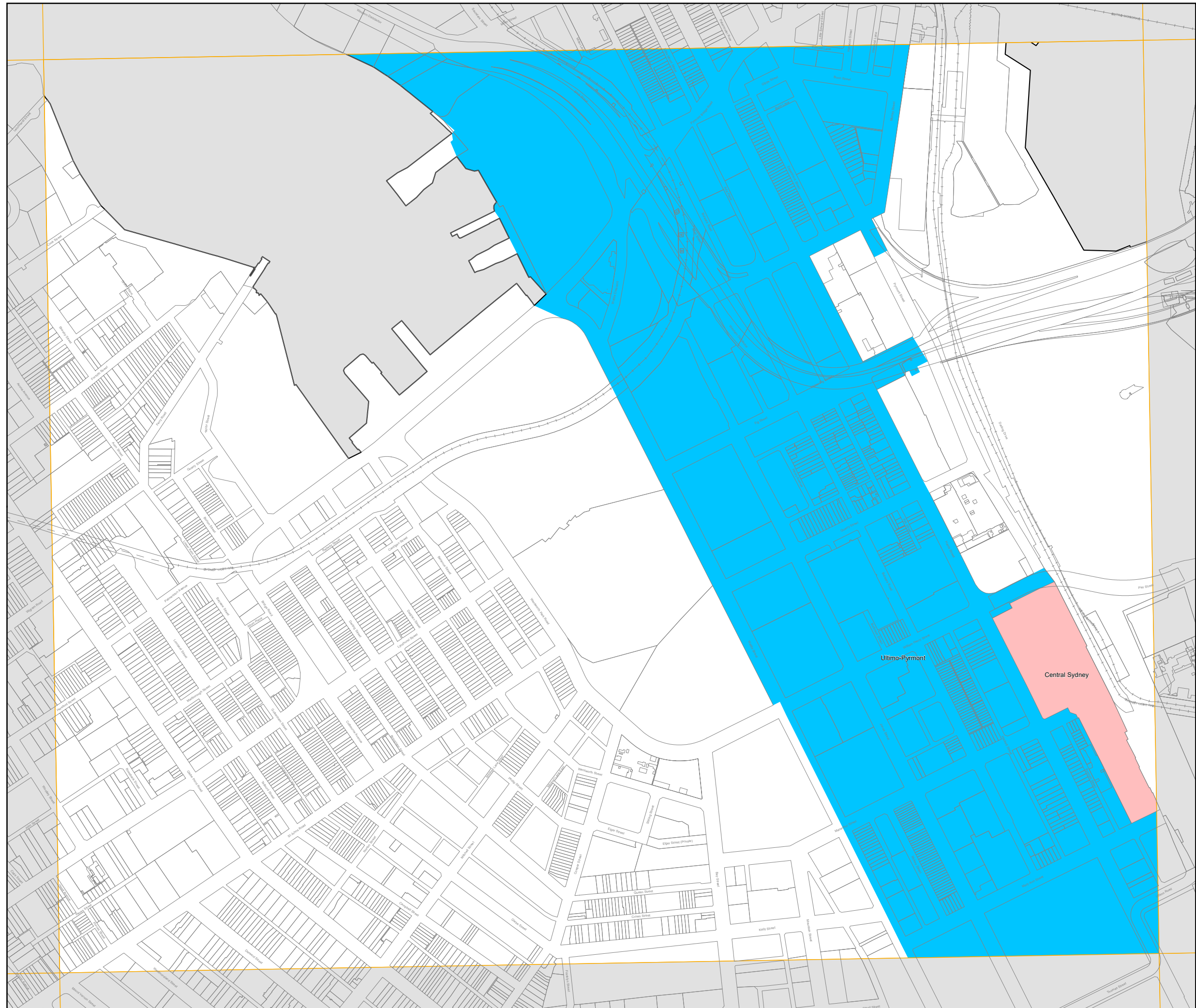


Projection: GDA 1994
Zone 56

0 200 m

Scale: 1:14,000 @ A3

Map identification number:
7200_COM_CL1_008_005_20220308



Sydney Local Environmental Plan 2012

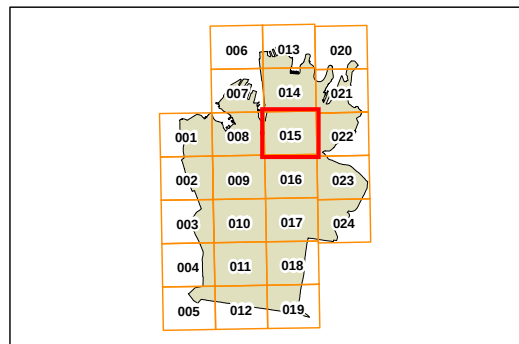
Locality and Site Identification Map Key Sites Map Foreshore Building Line Map

Locality and Site Identification Map

- Central Sydney
- Ultimo-Pyrmont

Cadastre

- Cadastre 08/03/2022 © City of Sydney



Projection: GDA 1994
Zone 56

0 200 m

Scale: 1:14,000 @ A3

Map identification number:
7200_COM_CL1_015_005_20220308



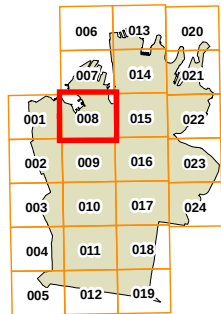
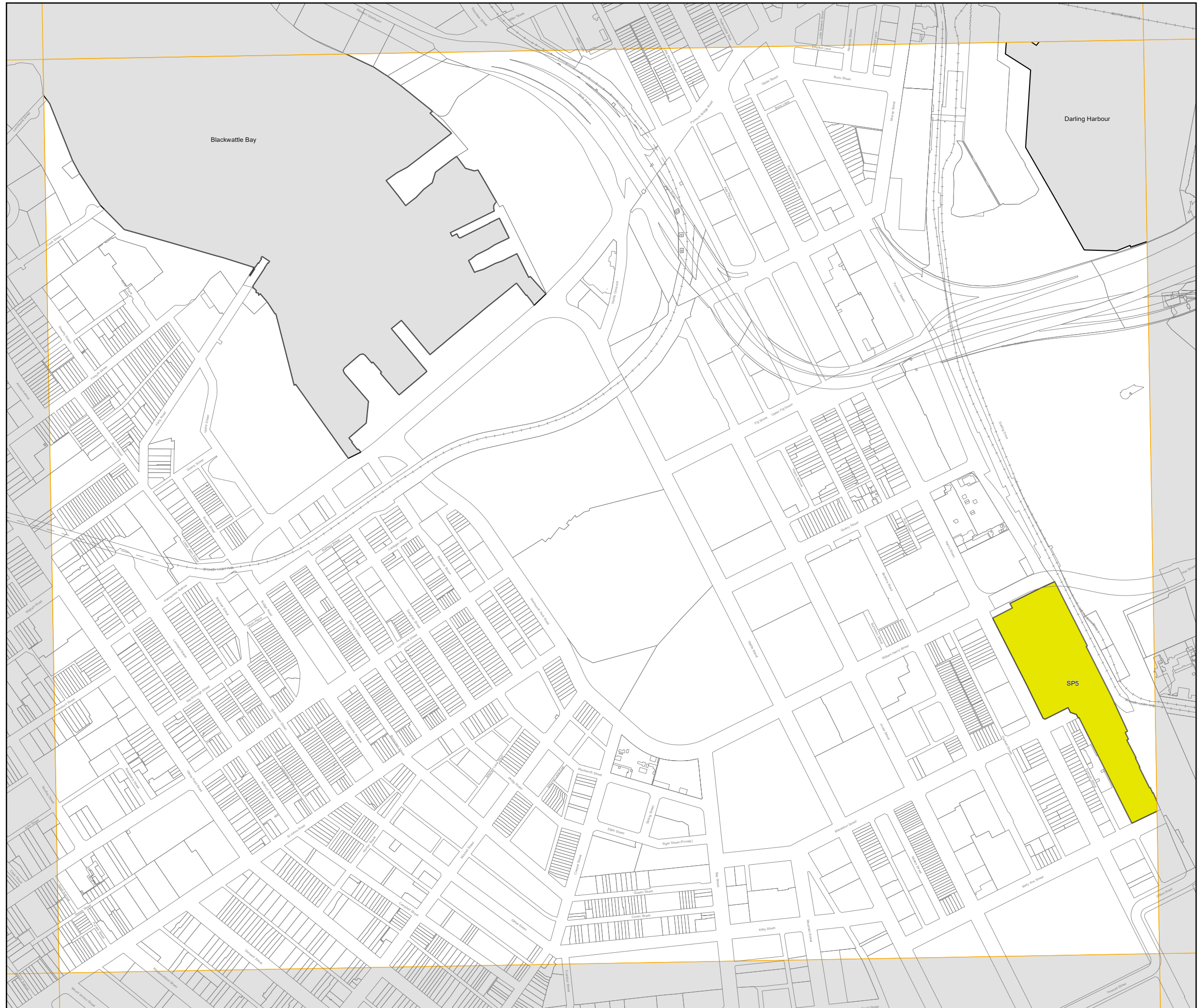
Land Zoning Map - Sheet LZN_008

Zone

- MU1** Mixed Use
R1 General Residential
SP2 Infrastructure
SP5 Metropolitan Centre

Cadastre

Cadastre 18/07/2023 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
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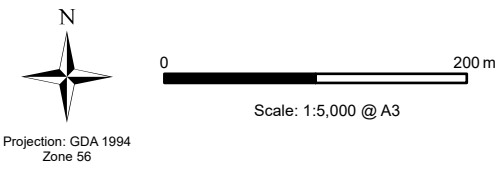
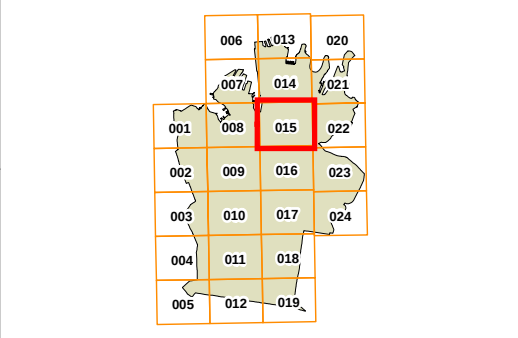
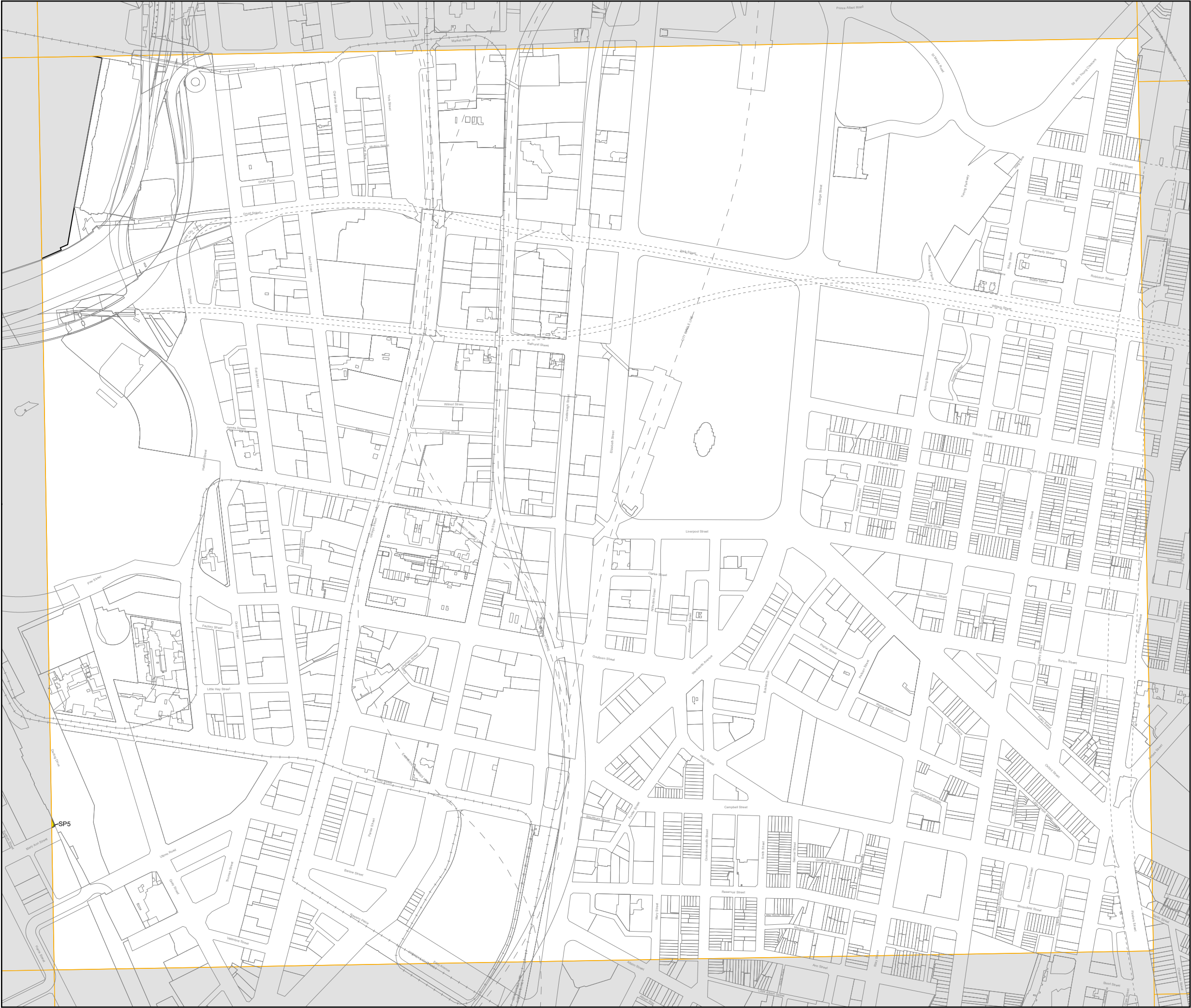
Land Zoning Map - Sheet LZN_015

Zone

- MU1 Mixed Use
- R1 General Residential
- SP2 Infrastructure
- SP5 Metropolitan Centre

Cadastre

- Cadastre 18/07/2023 © City of Sydney



~~Amendment 13 – Rezoning part of 9-13 & 22 O’Riordan Street, Alexandria~~

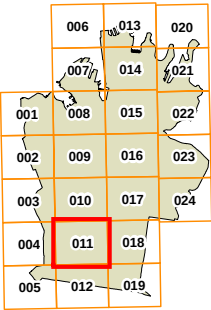
Land Reservation Acquisition Map
- Sheet LRA_011

Land Reservation Acquisition

Local Road (SP2)

Cadastre

Cadastre 07/04/2022 © City of Sydney

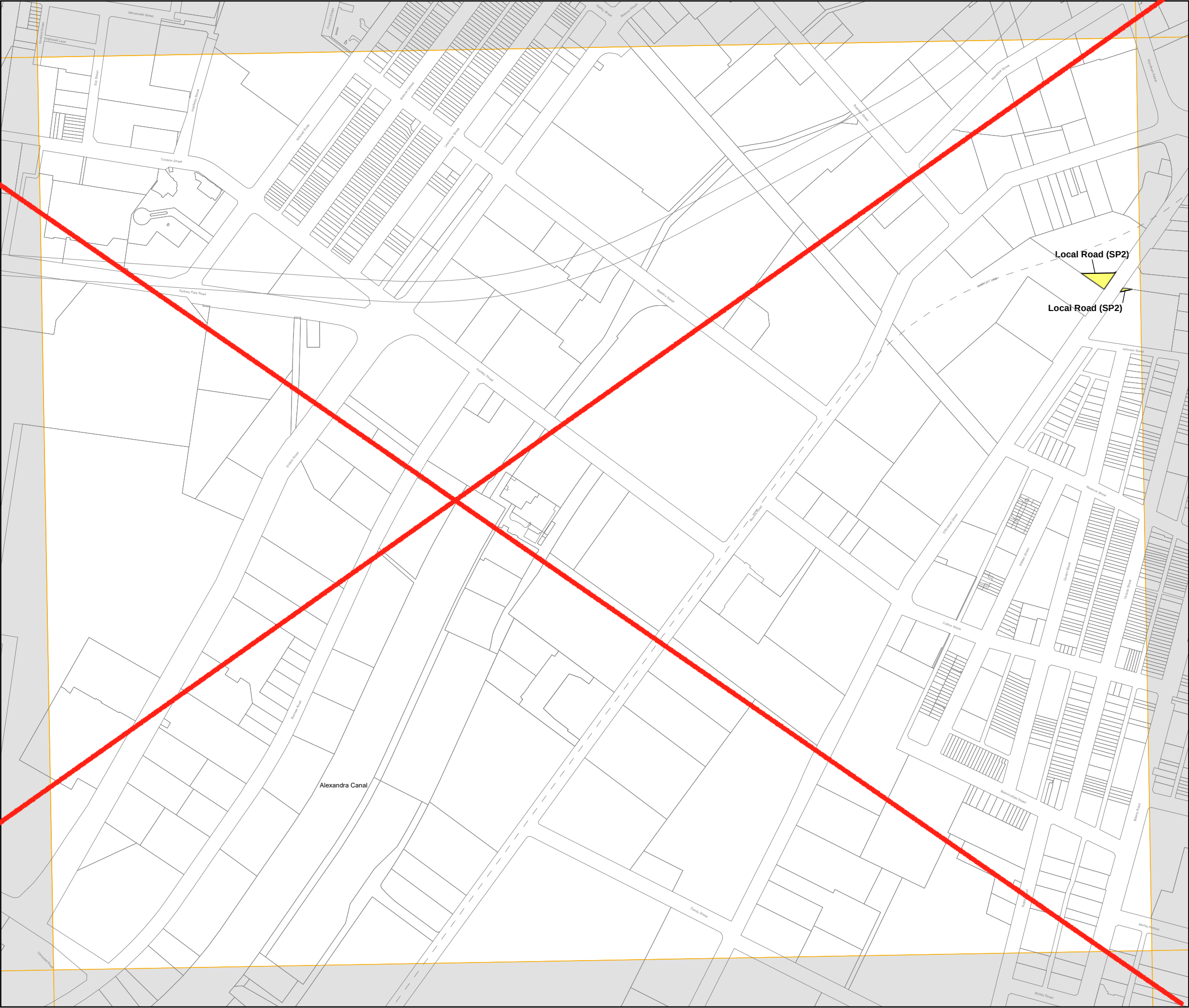


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Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
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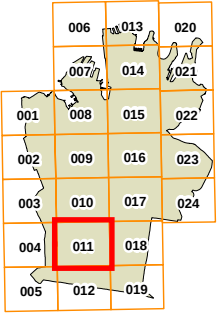
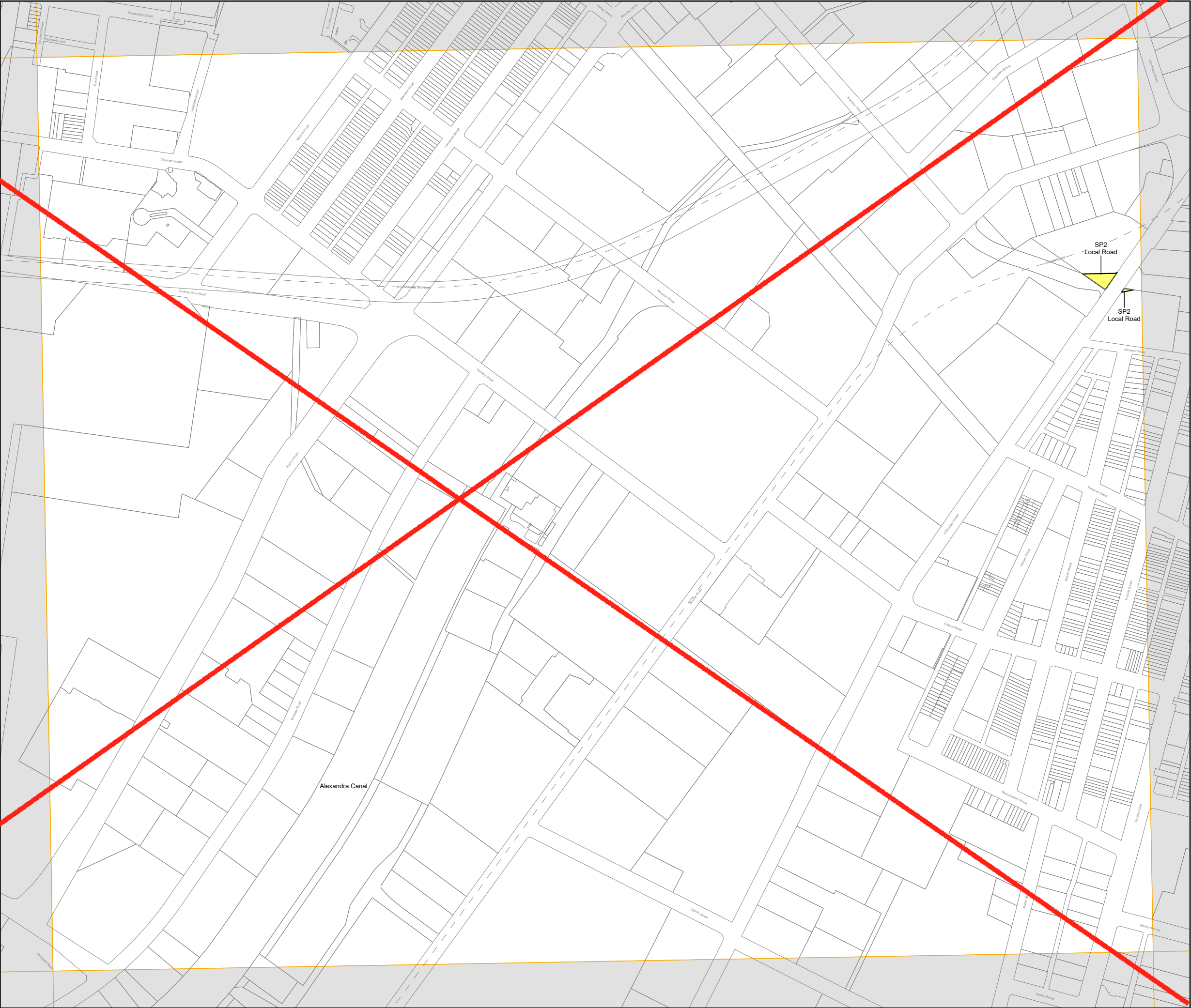


Land Zoning Map - Sheet LZN_011

- Zone
- MU1 Mixed Use
 - R1 General Residential
 - SP2 Infrastructure
 - SP5 Metropolitan Centre

Cadastre

Cadastre 18/07/2023 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
200_COM_LZN_011_005_20230718

Amendment 15 – 257 Sussex Street: Building height and Floor space ratio

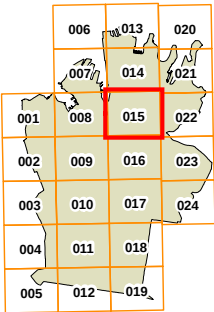
Floor Space Ratio Map -
Sheet FSR_015

Maximum Floor Space Ratio (n:1)

AB2 7.5

Cadastre

Cadastre 19/08/2021 © City of Sydney

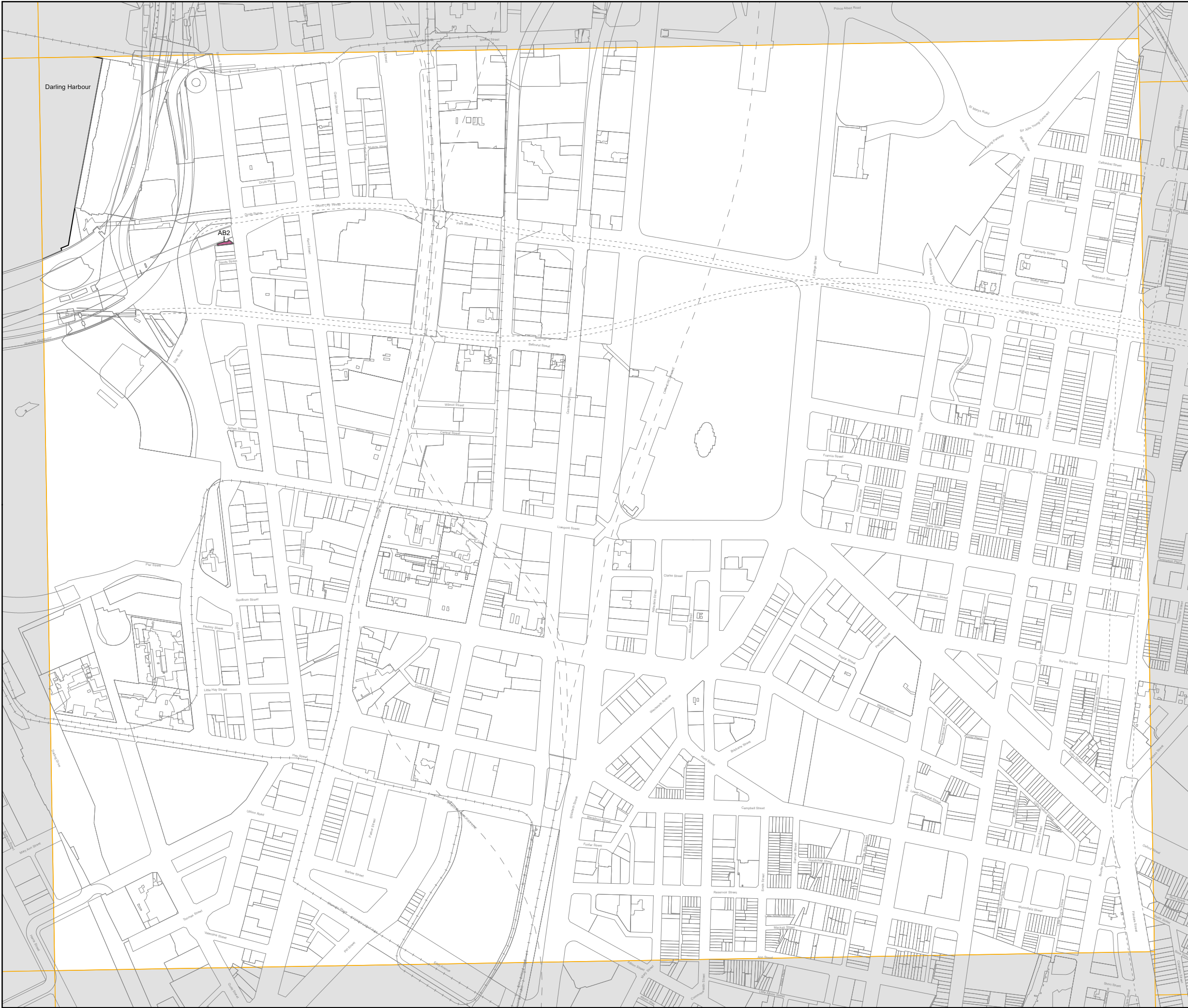


0 200m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_FSR_015_005_20210819



Sydney
Local Environmental
Plan 2012

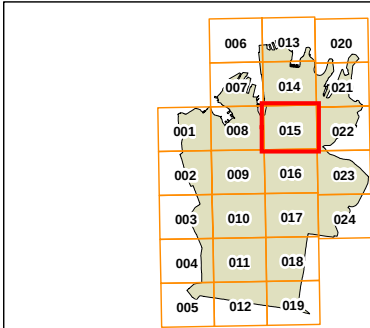
Height of Buildings Map
- Sheet HOB_015

Maximum Building Height (m)

X 45

Cadastre

Cadastre 19/08/2021 © City of Sydney

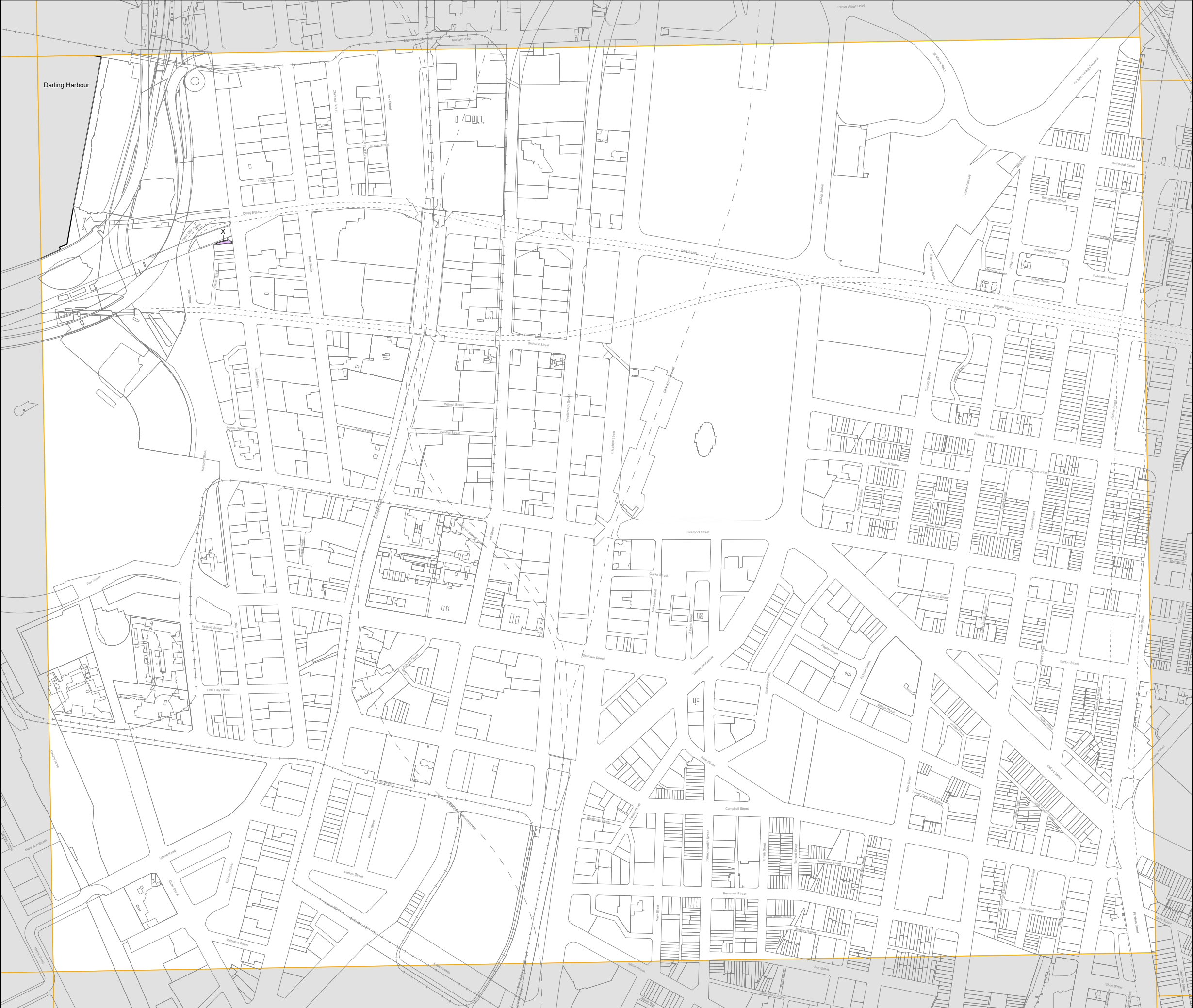


N

0 200m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

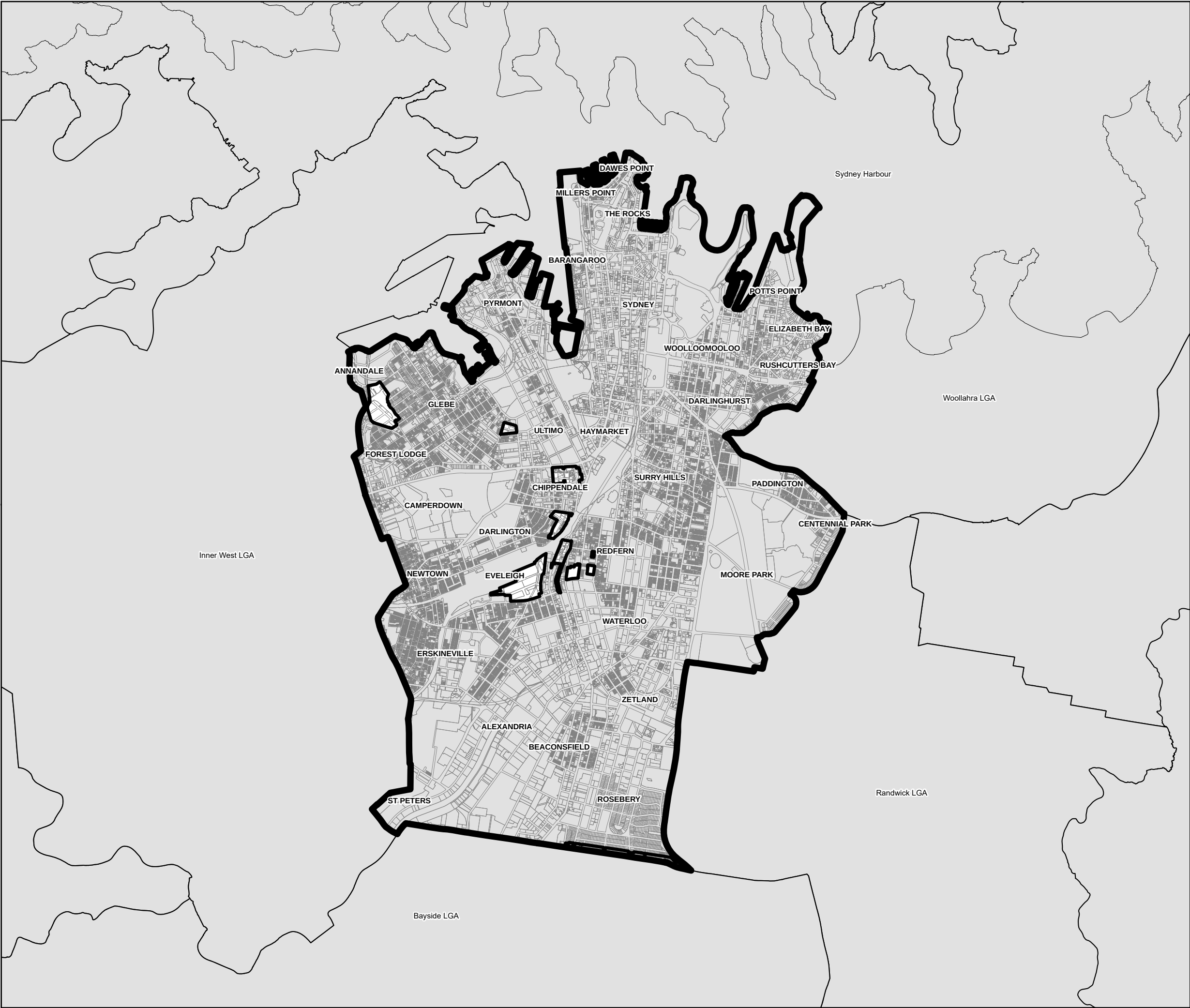


Amendment 18 – Integration of planning controls

Sydney
Local Environmental
Plan 2012

Land Application Map
- Sheet LAP_001

- LGA Boundary
- Land Application - Included**
- LEP Included
- Cadastre**
- Cadastre 05/09/2023 © City of Sydney



0 1 Km

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

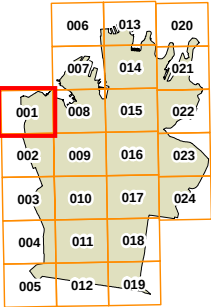
Acid Sulfate Soils Map
- Sheet ASS_001

Acid Sulfate Soils

- 1 Class 1
- 2 Class 2
- 3 Class 3
- 5 Class 5

Cadastre

Cadastre 07/06/2023 © City of Sydney

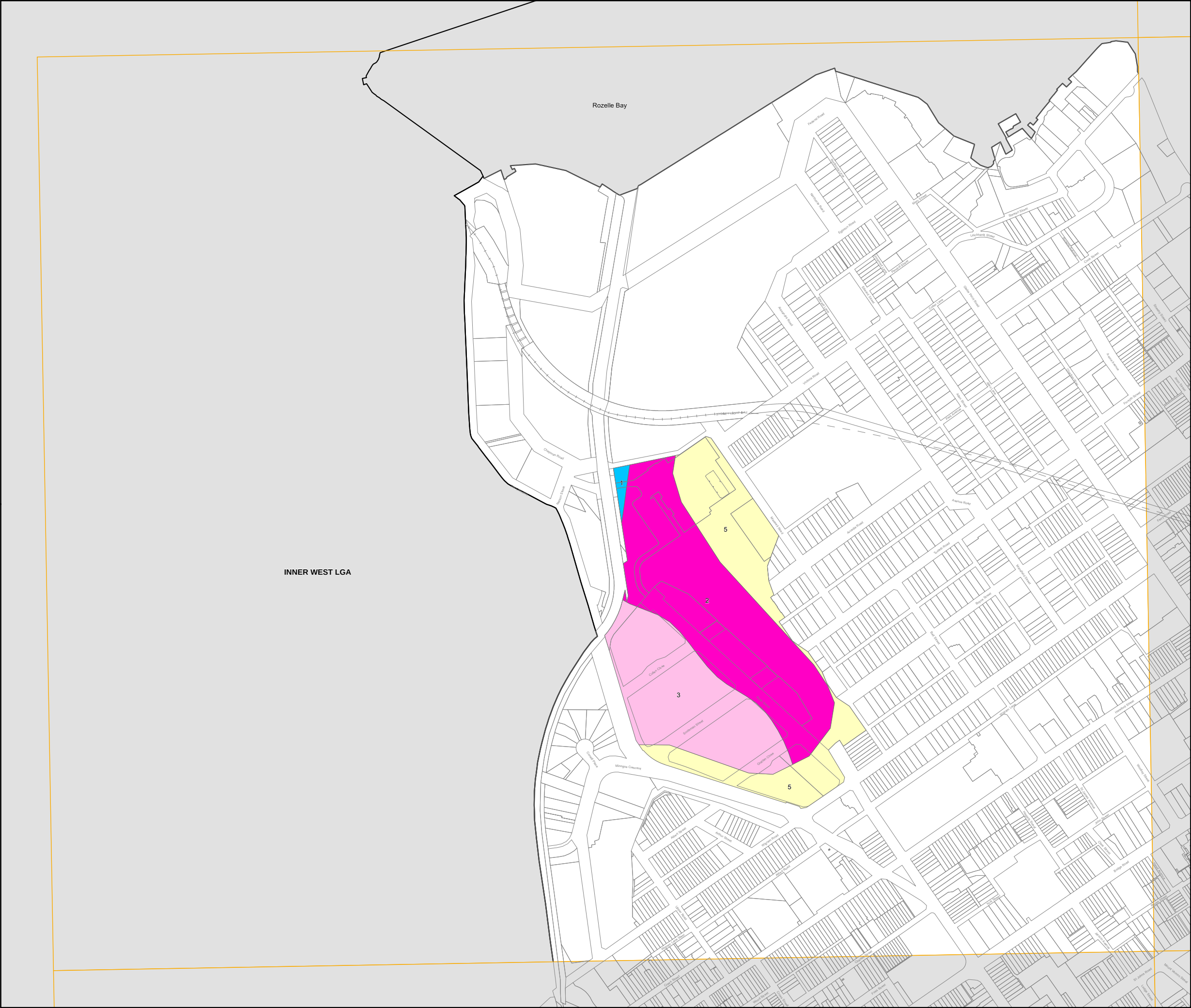


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Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_ASS_001_005_20230607



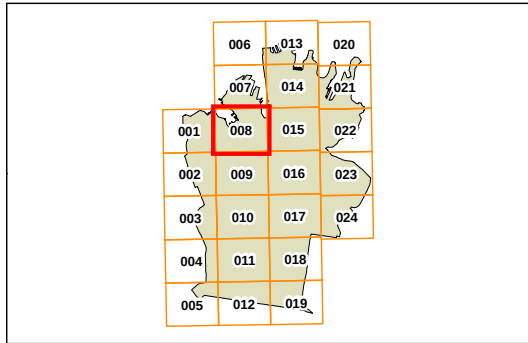
Acid Sulfate Soils Map
- Sheet ASS_008

Acid Sulfate Soils

- 1 Class 1
- 2 Class 2
- 3 Class 3
- 5 Class 5

Cadastre

Cadastre 07/06/2023 © City of Sydney

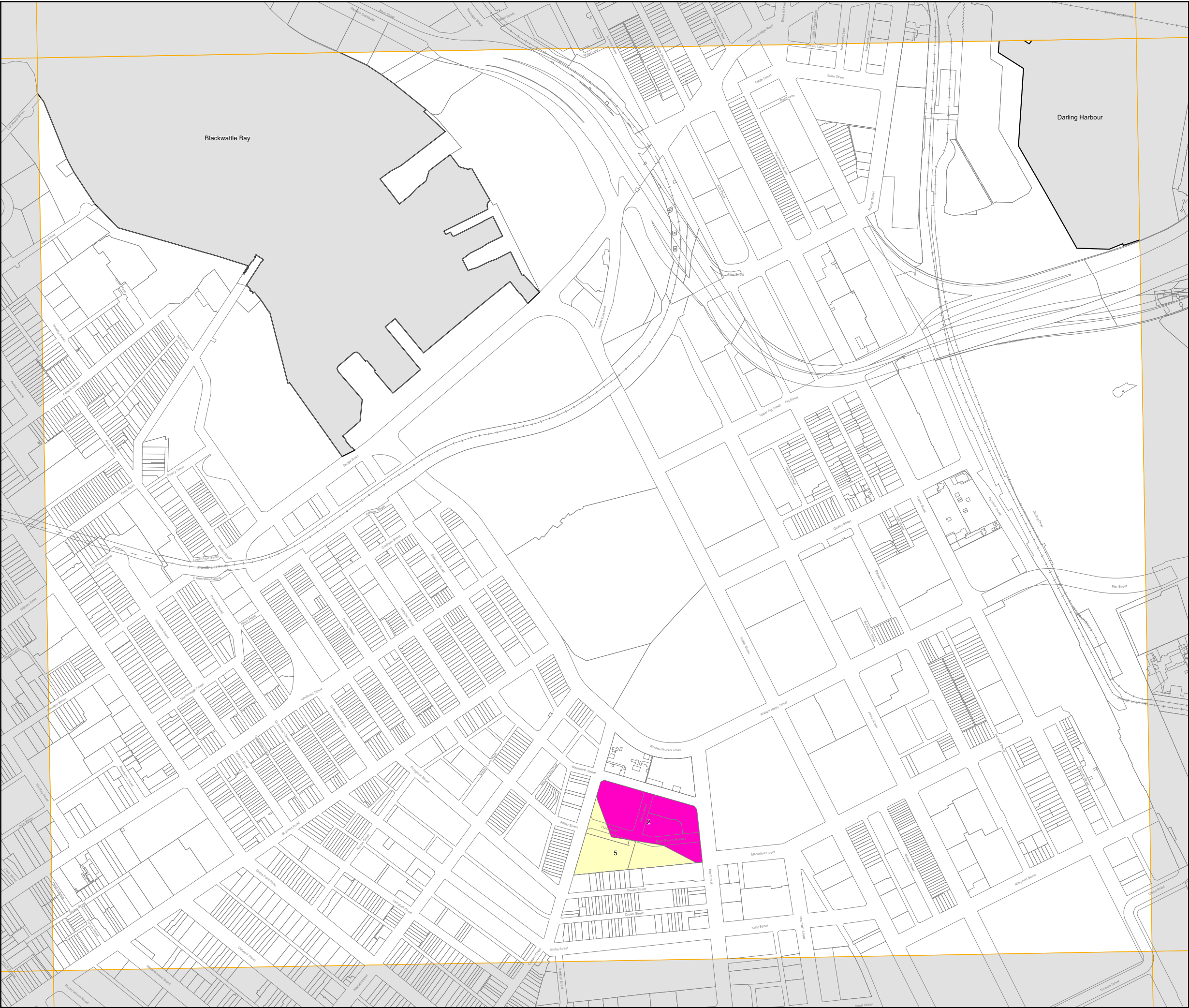


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Projection: GDA 1994
Zone 56

Map identification number:
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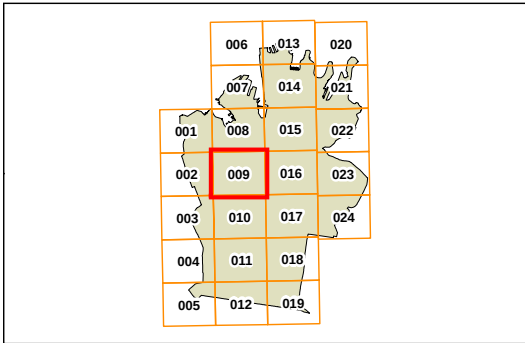
Acid Sulfate Soils Map
- Sheet ASS_009

Acid Sulfate Soils

- 1 Class 1
- 2 Class 2
- 3 Class 3
- 5 Class 5

Cadastre

Cadastre 03/07/2023 © City of Sydney

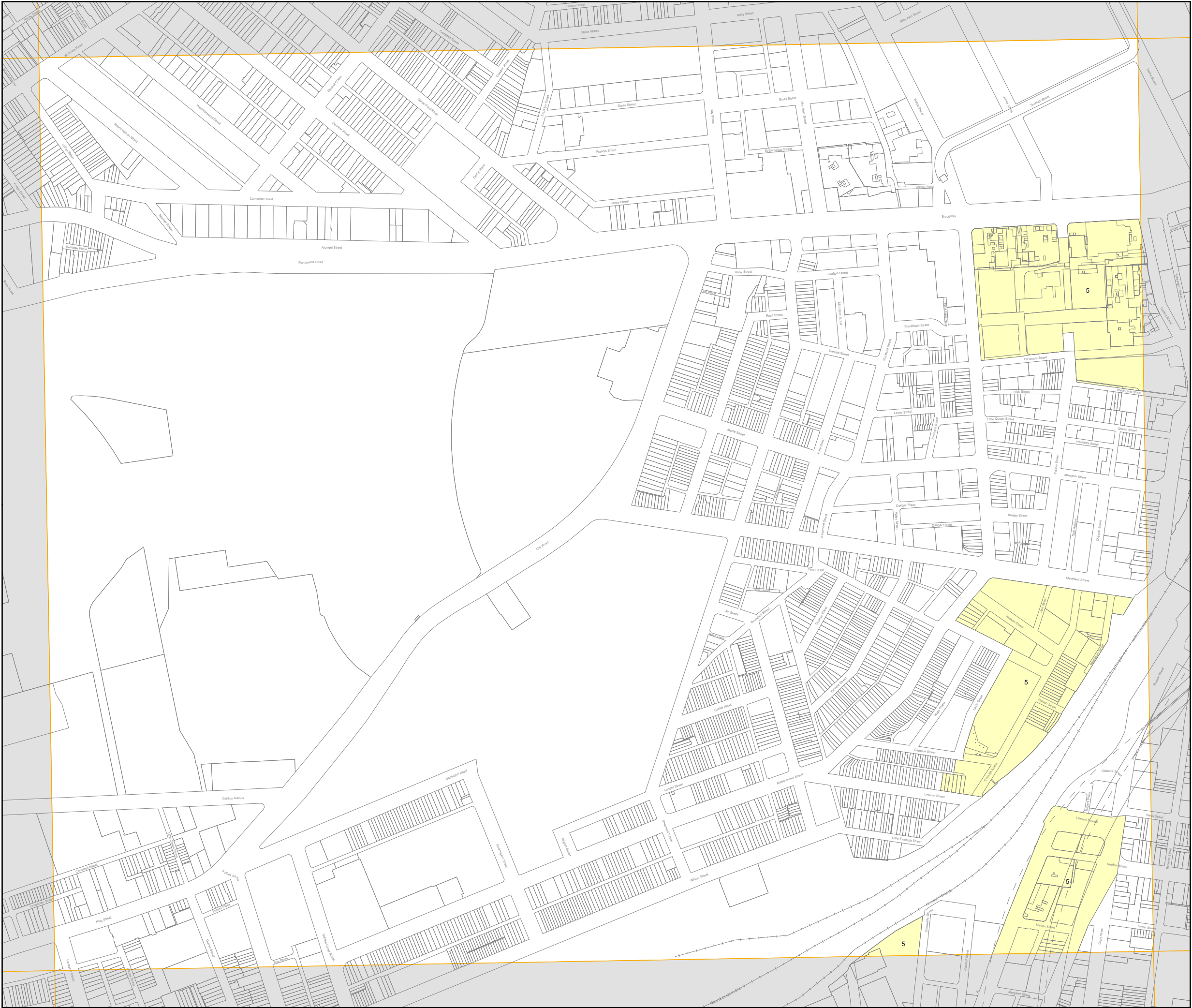


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Projection: GDA 1994
Zone 56

Map identification number:
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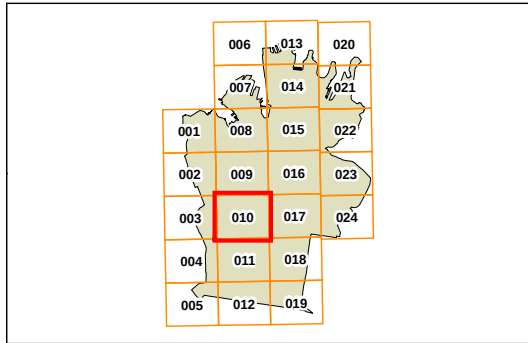
Acid Sulfate Soils Map
- Sheet ASS_010

Acid Sulfate Soils

- 1 Class 1
- 2 Class 2
- 3 Class 3
- 5 Class 5

Cadastre

Cadastre 05/09/2023 © City of Sydney

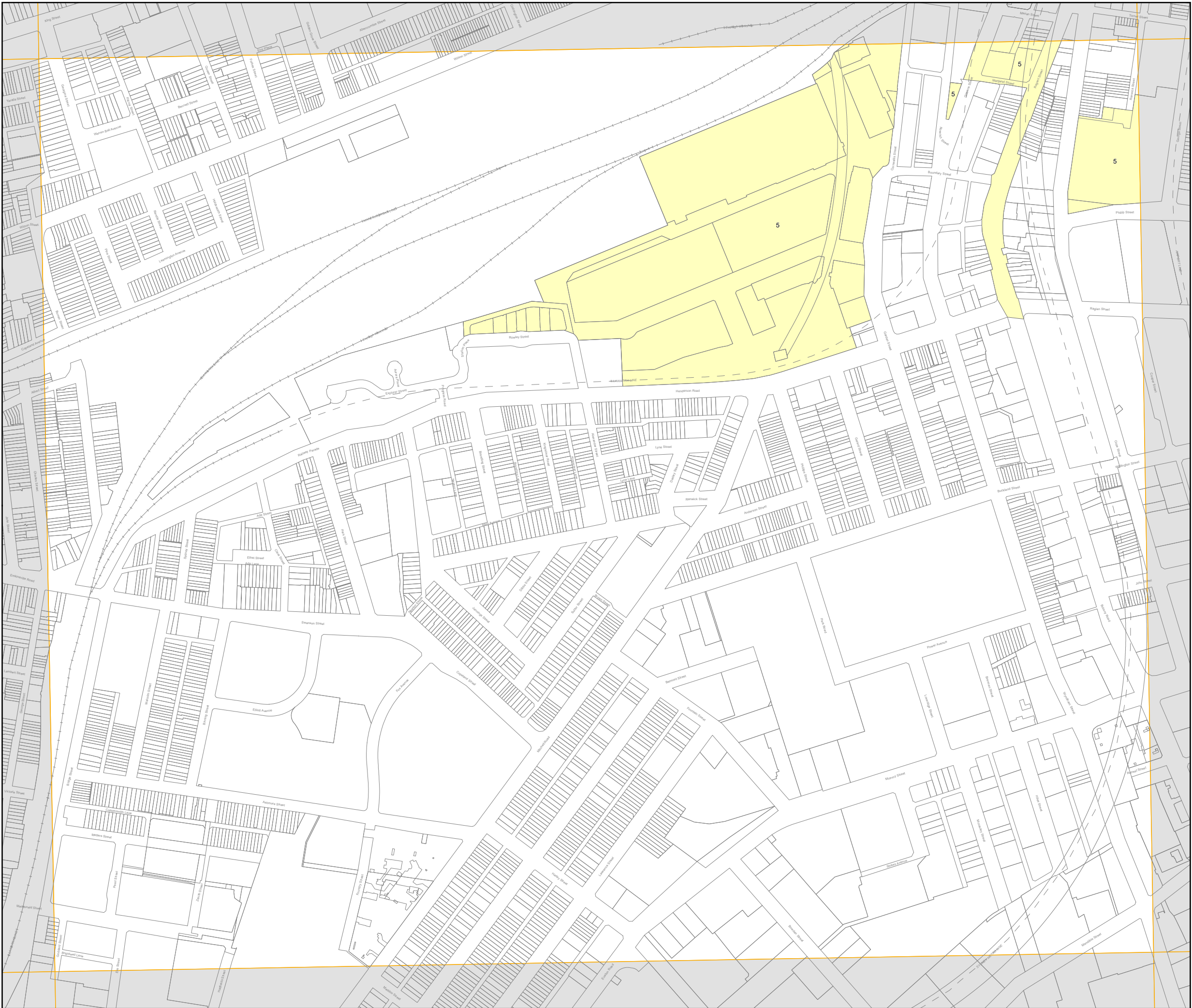


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Projection: GDA 1994
Zone 56

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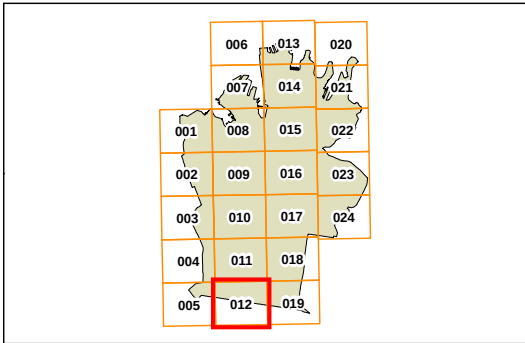
Acid Sulfate Soils Map
- Sheet ASS_012

Acid Sulfate Soils

- 1 Class 1
- 2 Class 2
- 3 Class 3
- 5 Class 5

Cadastre

Cadastre 07/06/2023 © City of Sydney

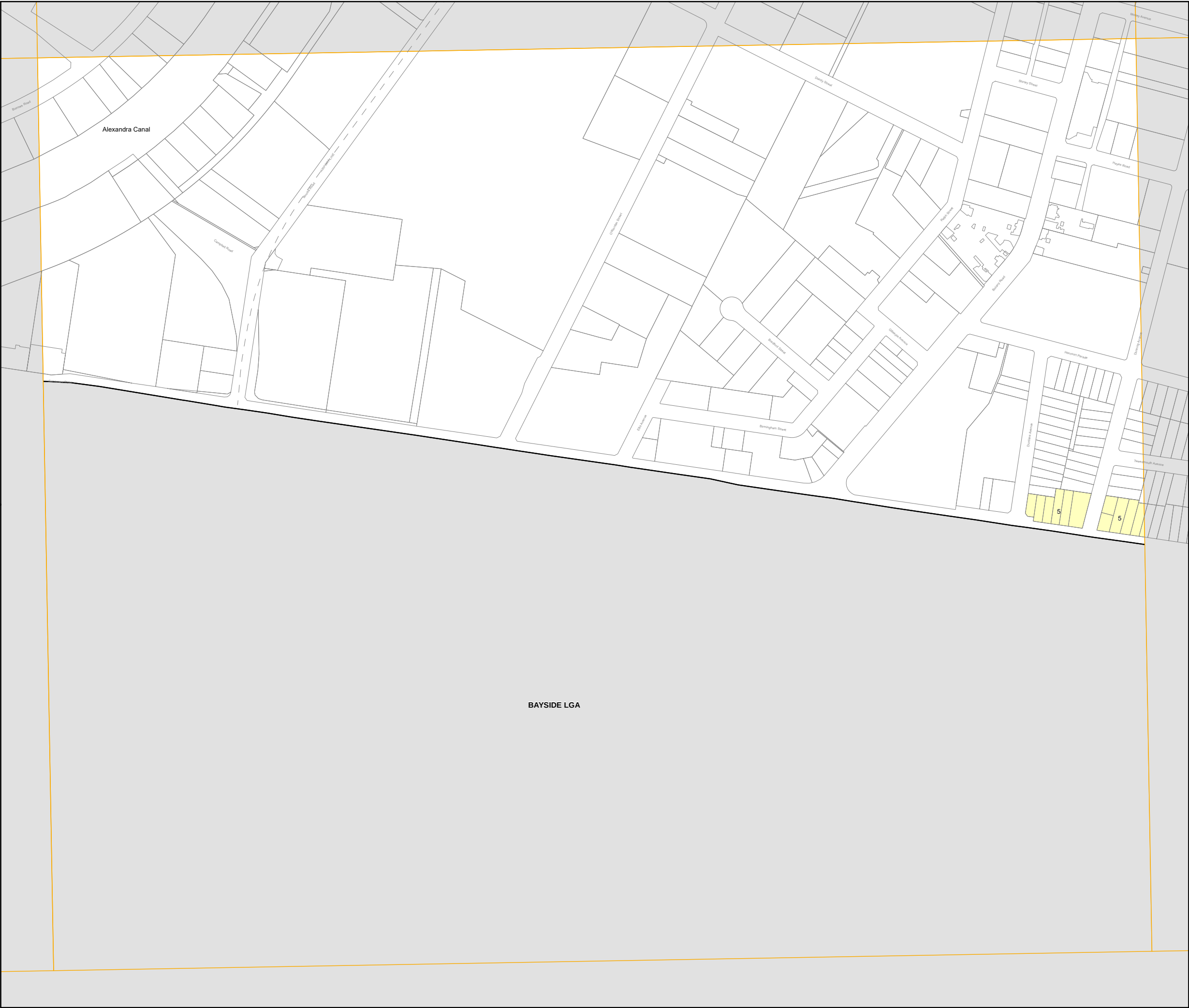


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Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
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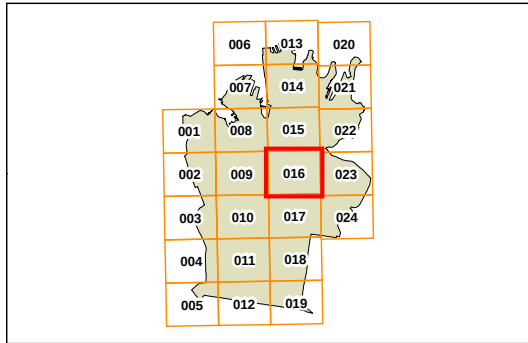
Acid Sulfate Soils Map
- Sheet ASS_016

Acid Sulfate Soils

- 1 Class 1
- 2 Class 2
- 3 Class 3
- 5 Class 5

Cadastre

Cadastre 03/07/2023 © City of Sydney

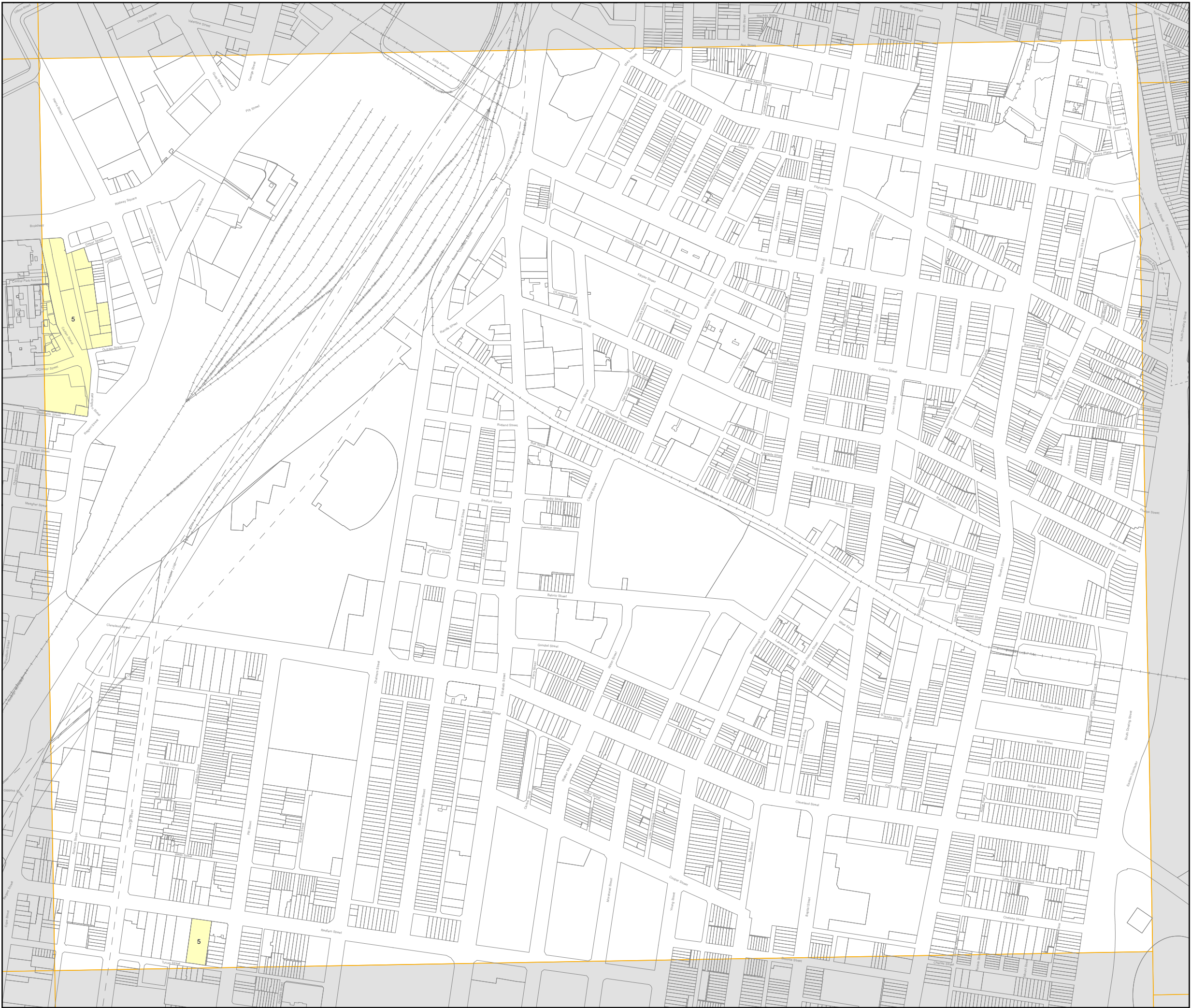


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Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
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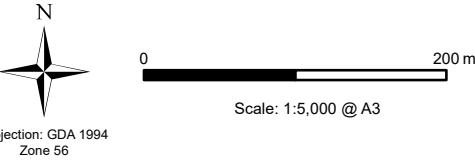
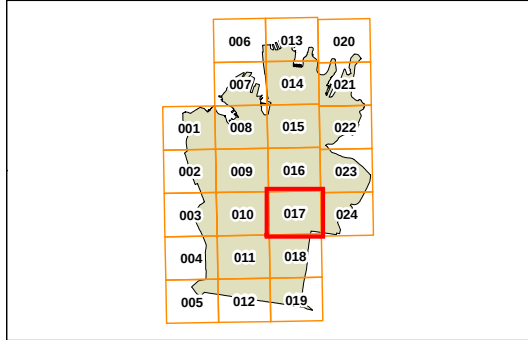
Acid Sulfate Soils Map
- Sheet ASS_017

Acid Sulfate Soils

- 1 Class 1
- 2 Class 2
- 3 Class 3
- 5 Class 5

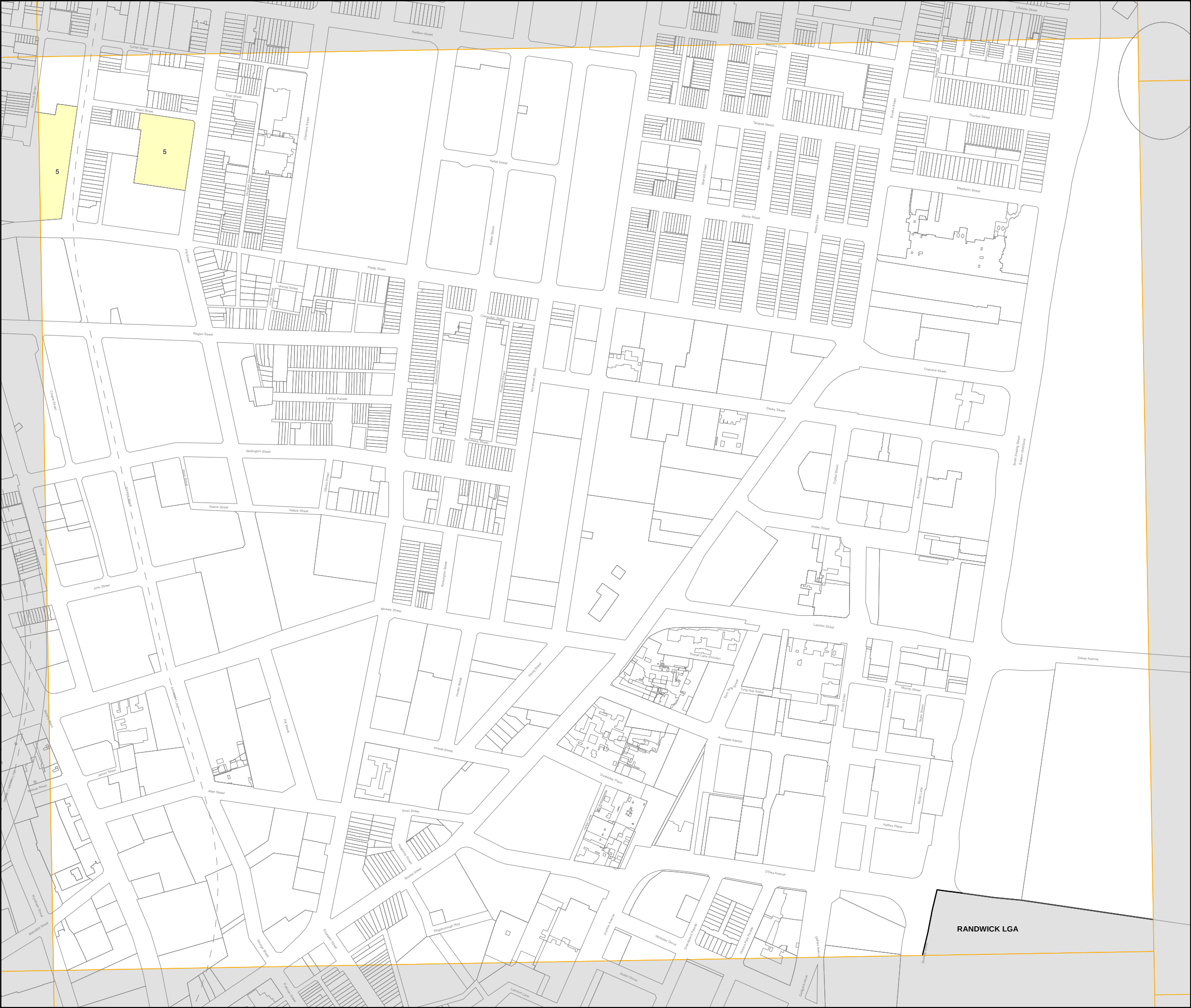
Cadastre

Cadastre 03/07/2023 © City of Sydney



Projection: GDA 1994
Zone 56

Map identification number:
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Acid Sulfate Soils Map

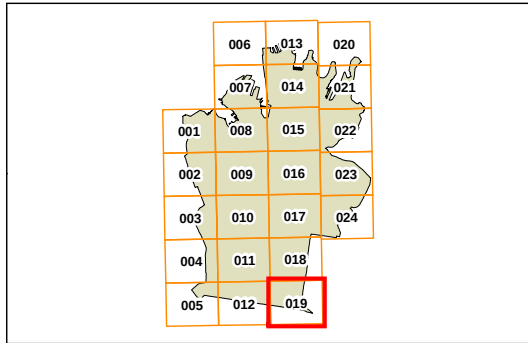
- Sheet ASS_019

Acid Sulfate Soils

- | | |
|---|---------|
| 1 | Class 1 |
| 2 | Class 2 |
| 3 | Class 3 |
| 5 | Class 5 |

Cadaastre

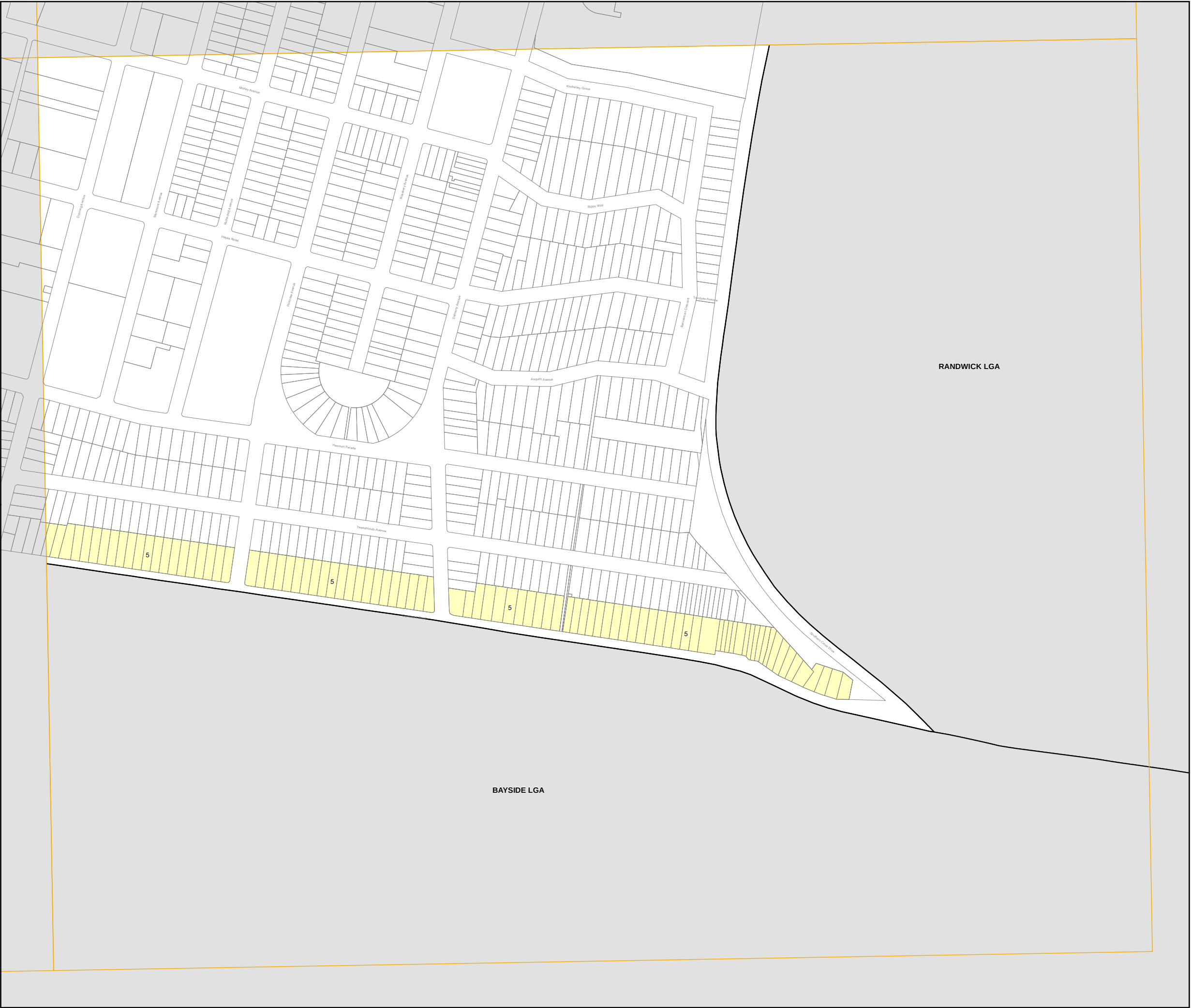
Cadastre 07/06/2023 © City of Sydney



Projection: GDA 1994
Zone 56

Scale: 1:5,000 @ A3

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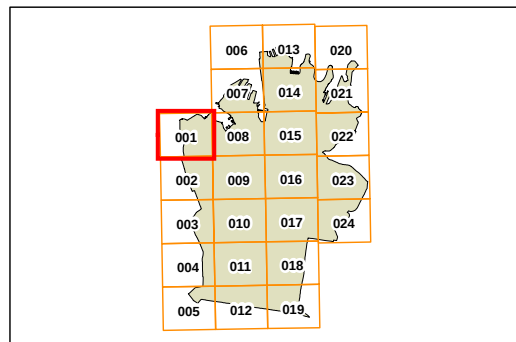


Locality and Site Identification Map
Key Sites Map
Foreshore Building Line Map
- Sheet CL1_001

Locality and Site Identification Map

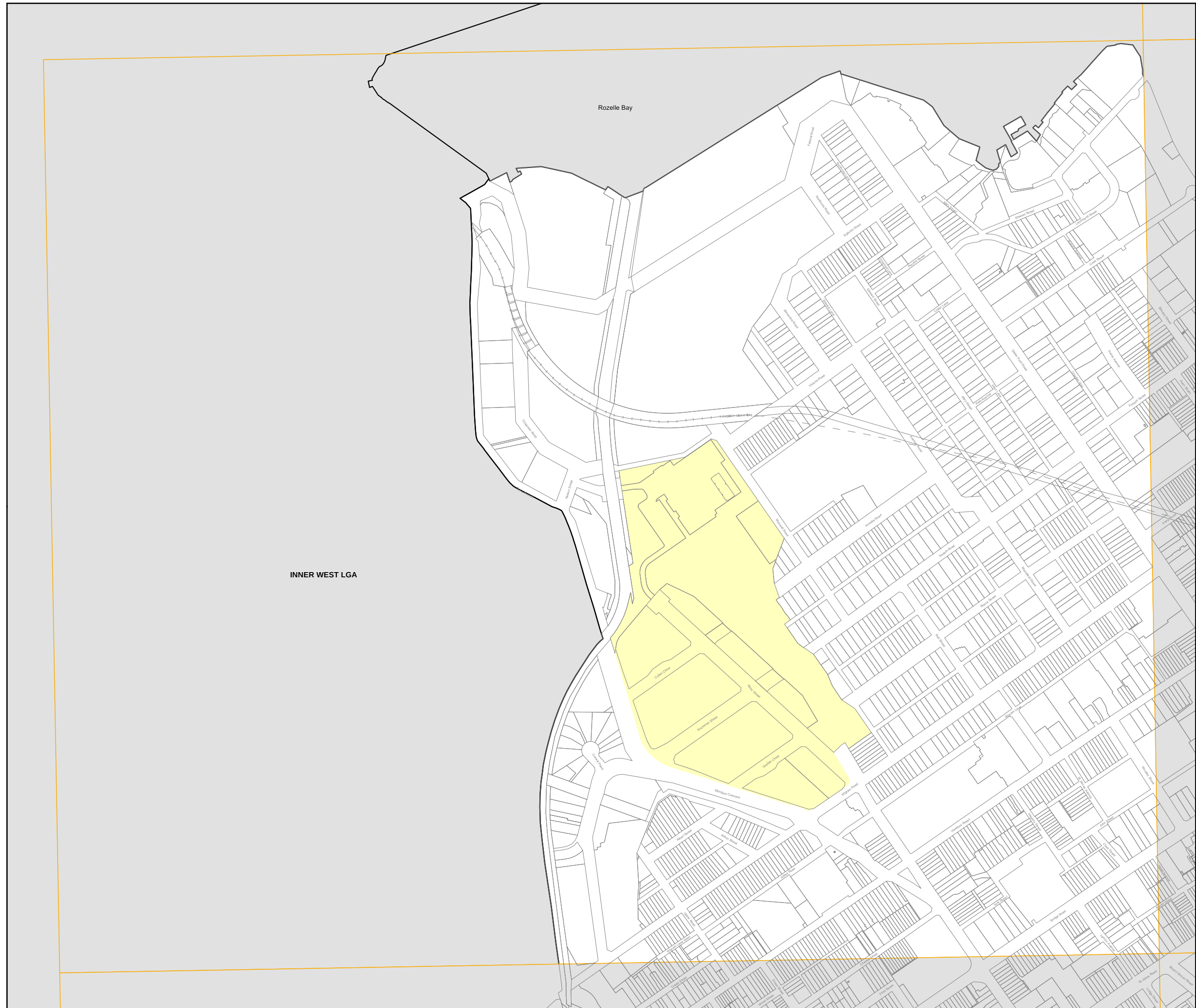
 Residual Lands

Cadastre

 Cadastre 04/07/2022 © City of SydneyProjection: GDA 1994
Zone 56

0 200 m

Scale: 1:5,000 @ A3

Map identification number:
7200_COM_CL1_001_005_20220704

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Plan 2012

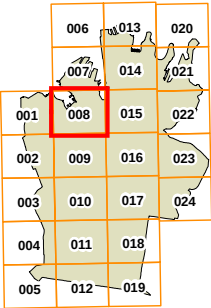
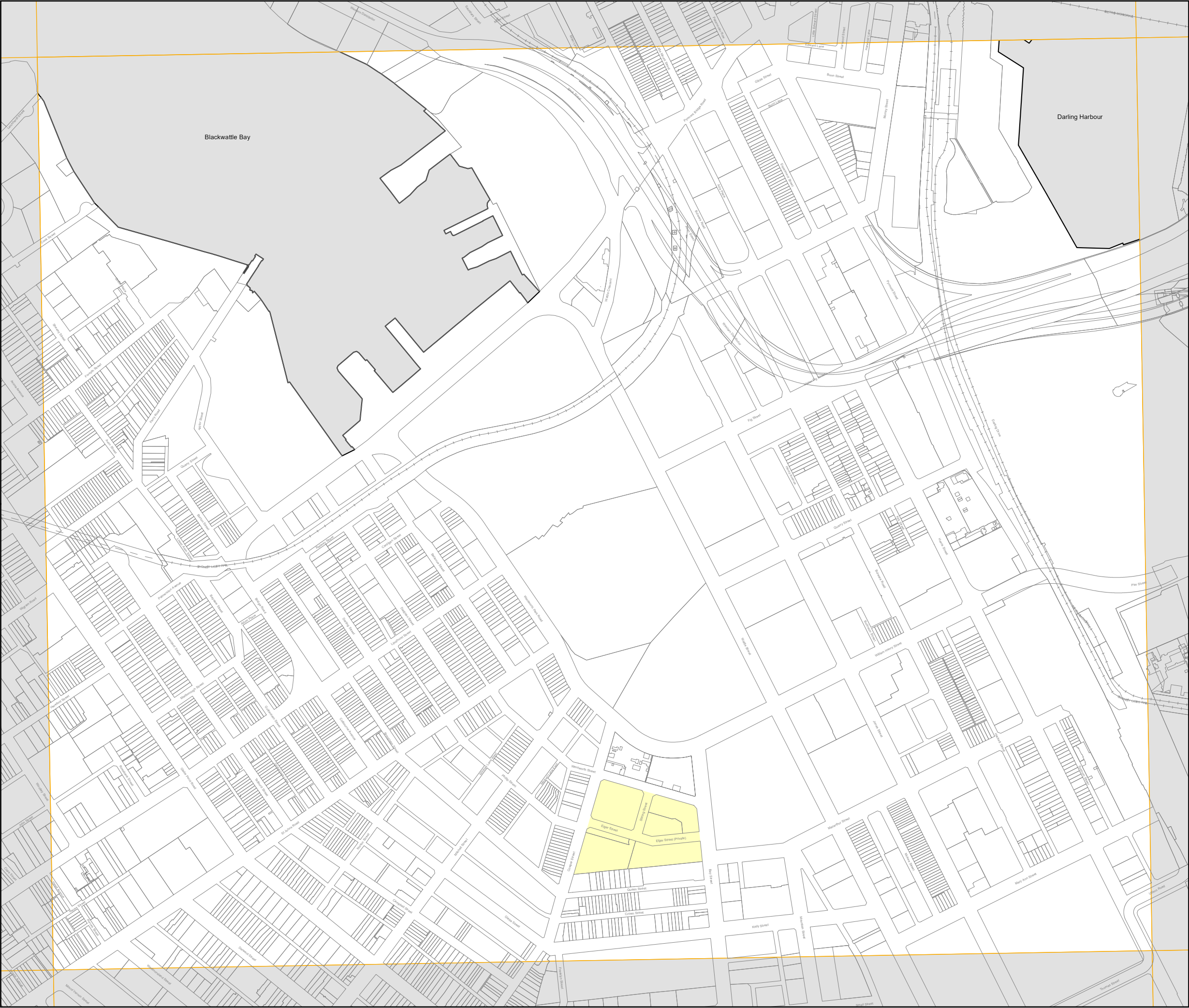
Locality and Site Identification Map
Key Sites Map
Foreshore Building Line Map
- Sheet CL1_008

Locality and Site Identification Map

Residual Lands

Cadastre

Cadastre 04/07/2022 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_CL1_008_005_20220704

Sydney Local Environmental Plan 2012

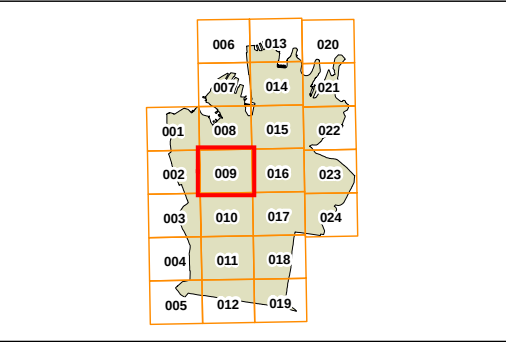
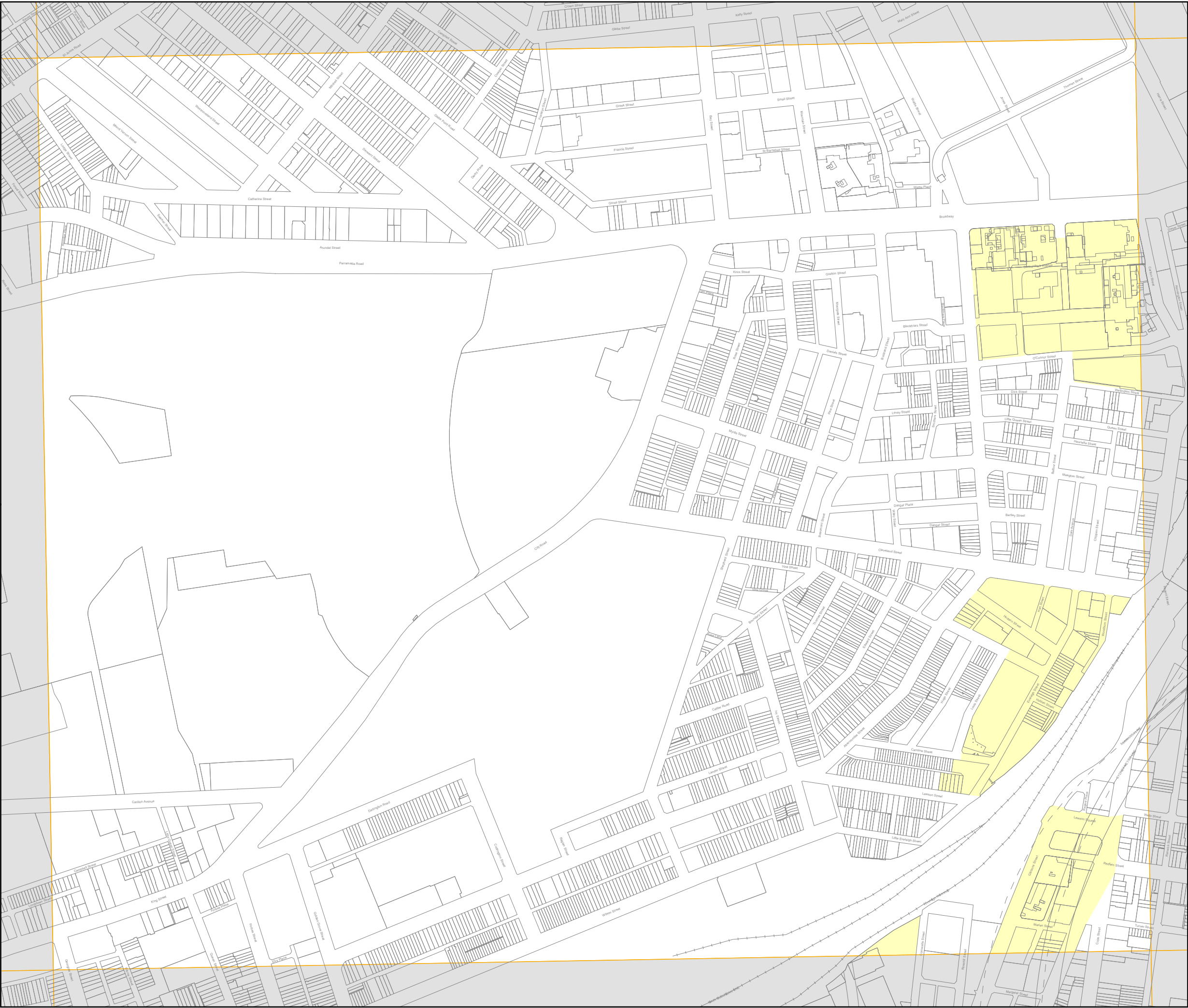
Locality and Site Identification Map Key Sites Map Foreshore Building Line Map - Sheet CL1_009

Locality and Site Identification Map

Residual Lands

Cadastre

Cadastre 03/07/2023 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_CL1_009_005_20230703

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Local Environmental
Plan 2012

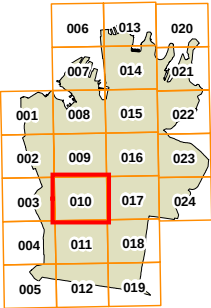
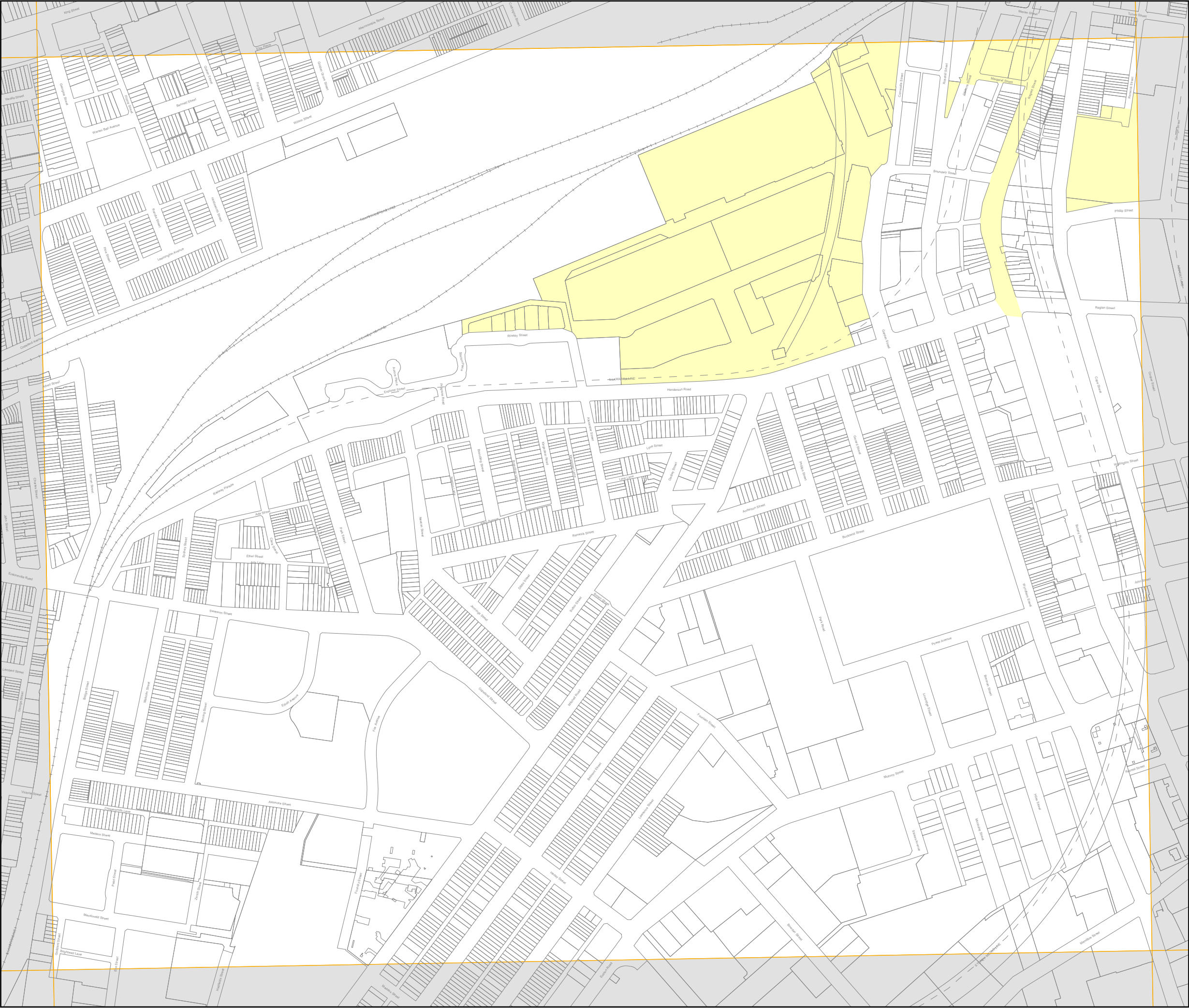
Locality and Site Identification Map
Key Sites Map
Foreshore Building Line Map
- Sheet CL1_010

Locality and Site Identification Map

Residual Lands

Cadastre

Cadastre 05/09/2023 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
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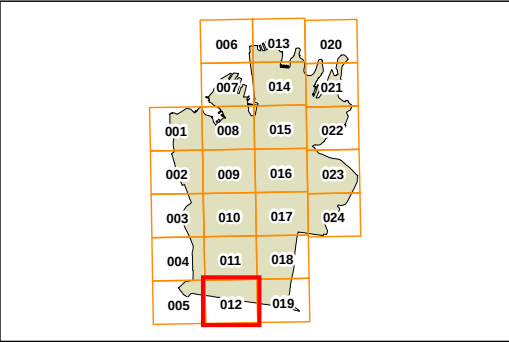
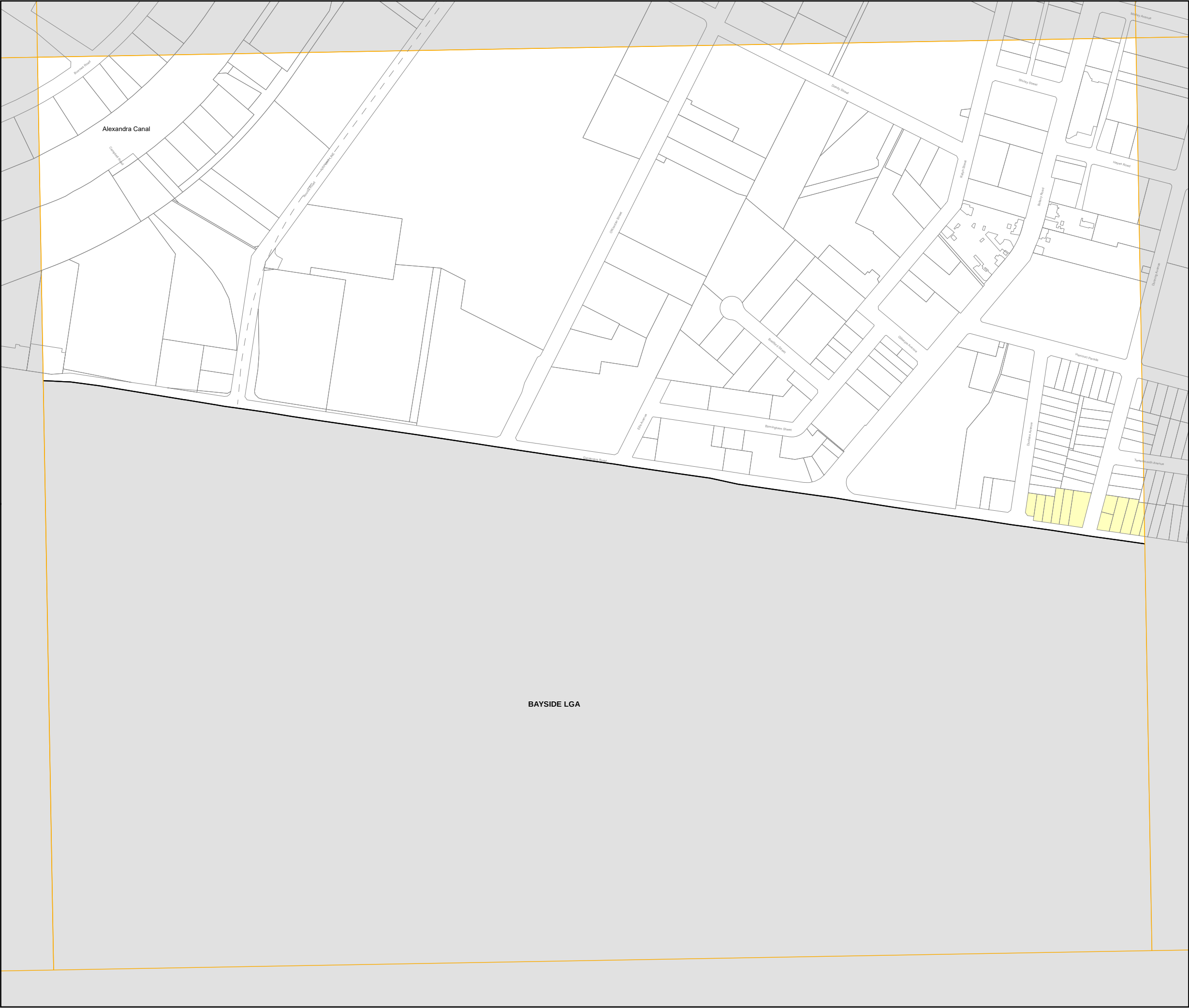
Locality and Site Identification Map
Key Sites Map
Foreshore Building Line Map
- Sheet CL1_012

Locality and Site Identification Map

Residual Lands

Cadastre

Cadastre 04/07/2022 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Sydney Local Environmental Plan 2012

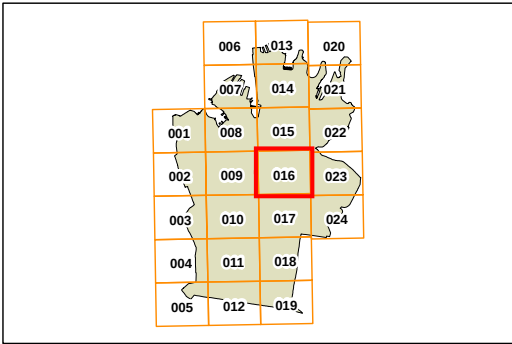
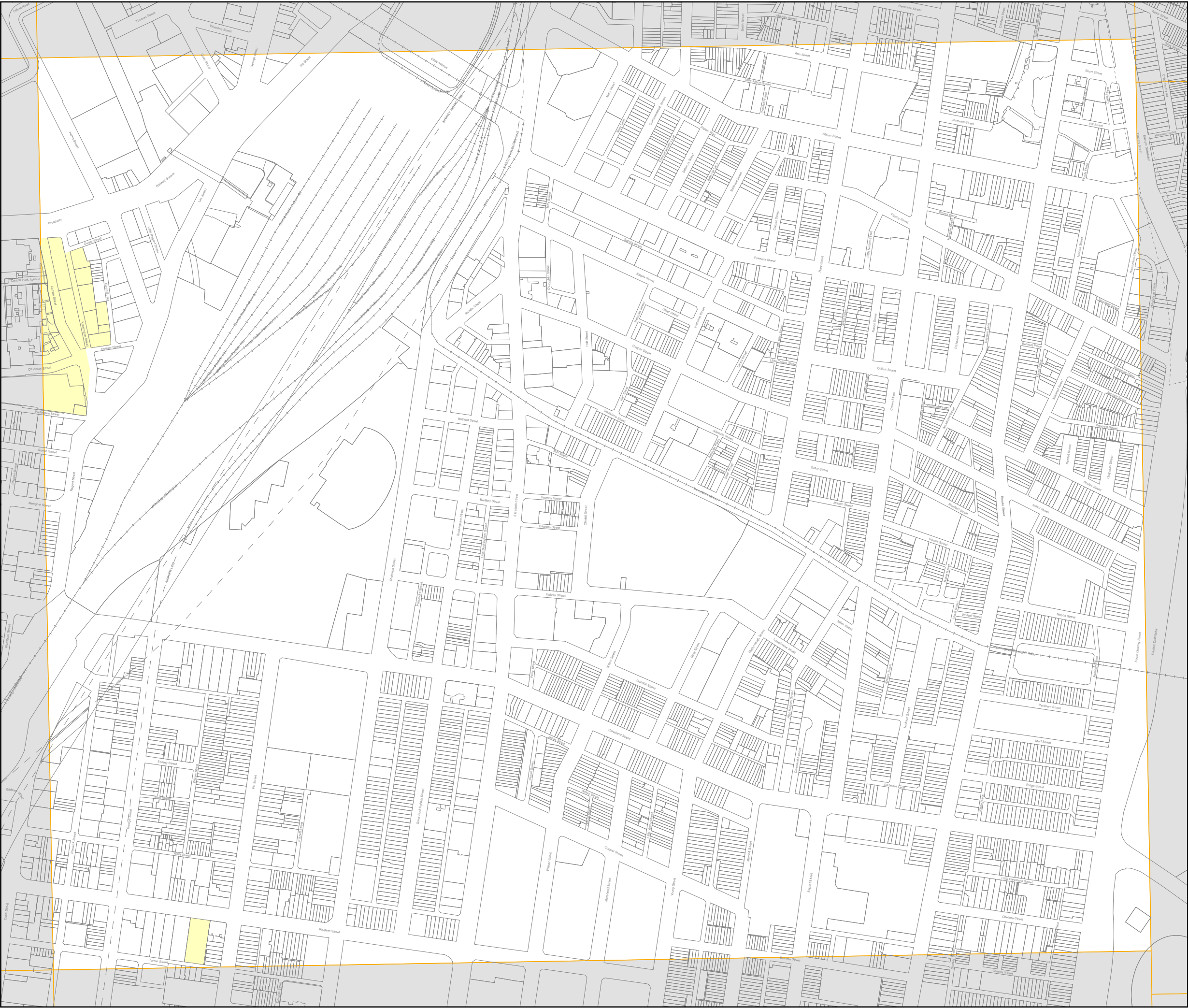
Locality and Site Identification Map Key Sites Map Foreshore Building Line Map - Sheet CL1_016

Locality and Site Identification Map

Residual Lands

Cadastre

Cadastre 03/07/2023 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

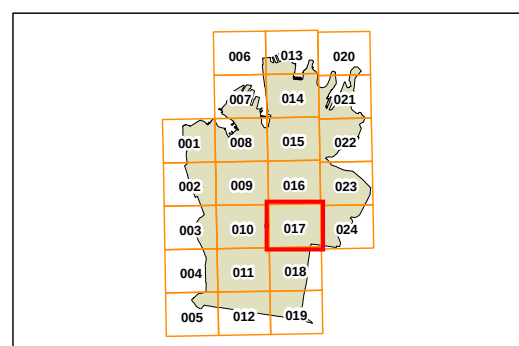
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Locality and Site Identification Map

Residual Lands

Cadaastre

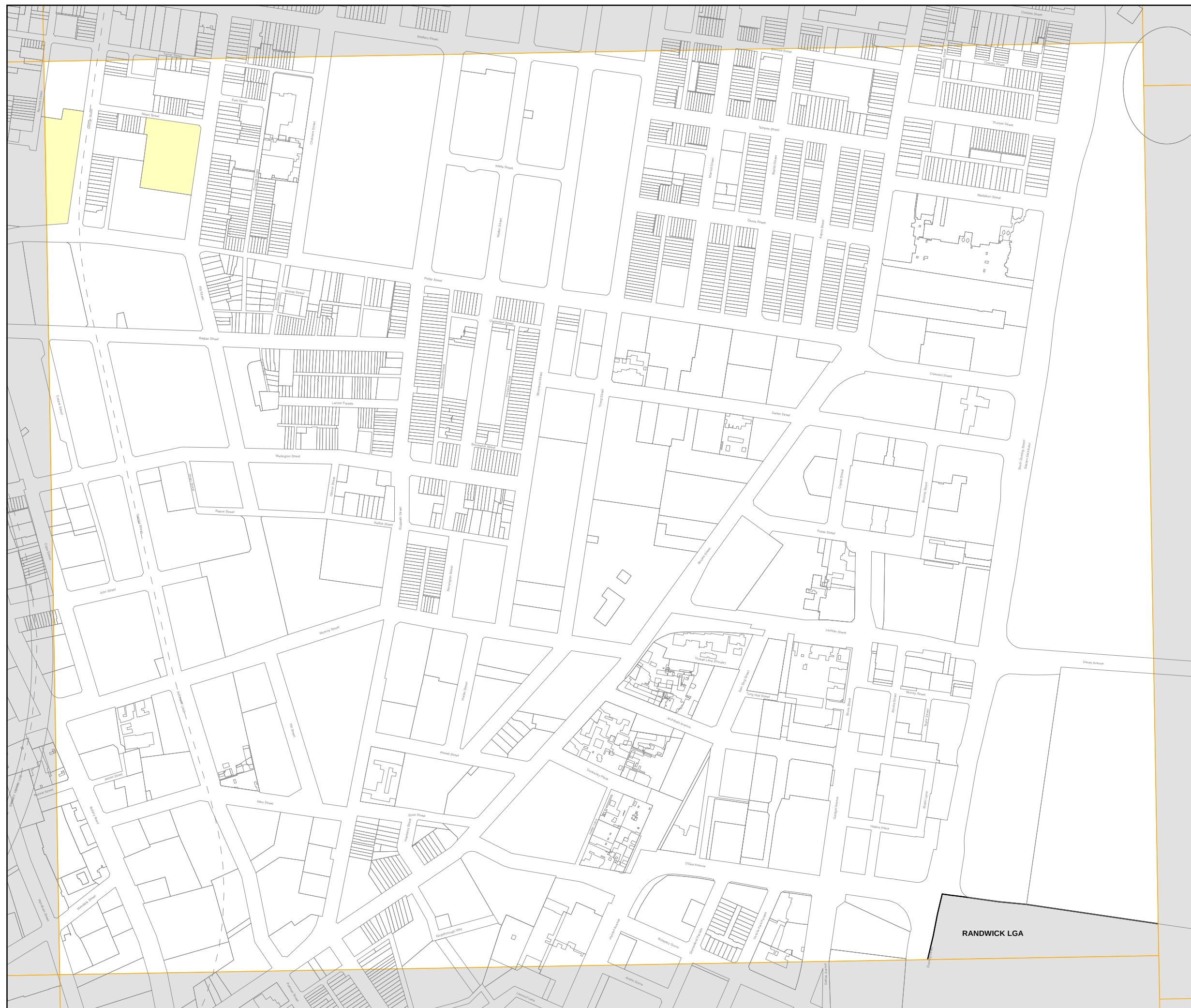
 Cadastre 03/07/2023 © City of Sydney



Projection: GDA 1994
Zone 56

Scale: 1:5,000 @ A3

Map identification number:
7200 COM CL1 017 005 20230703

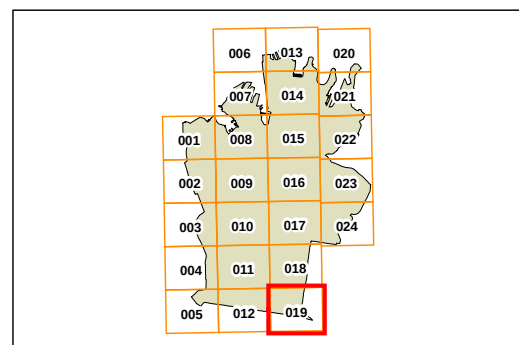
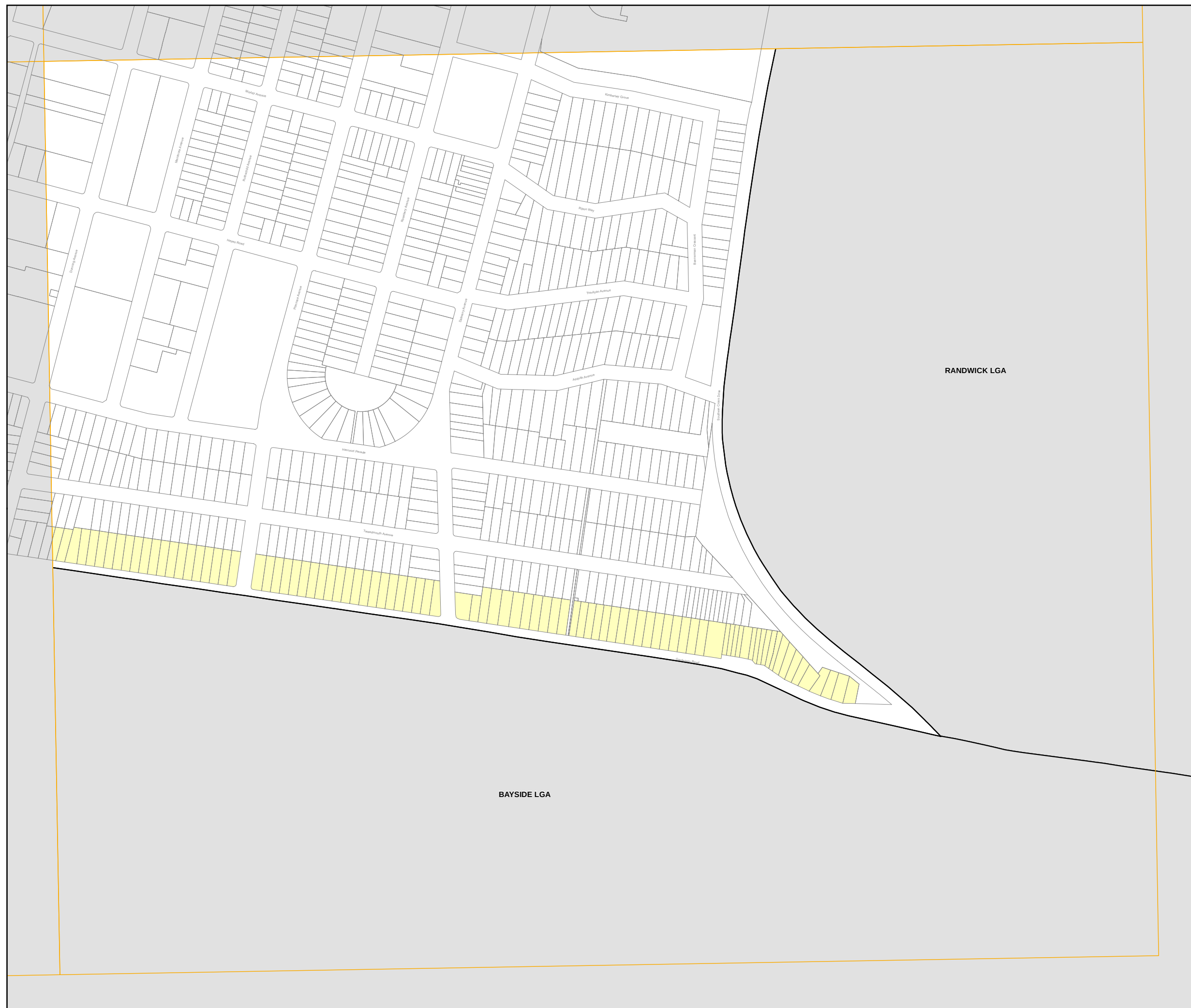


Locality and Site Identification Map

Residual Lands

Cadaastre

 Cadastre 04/07/2022 © City of Sydney



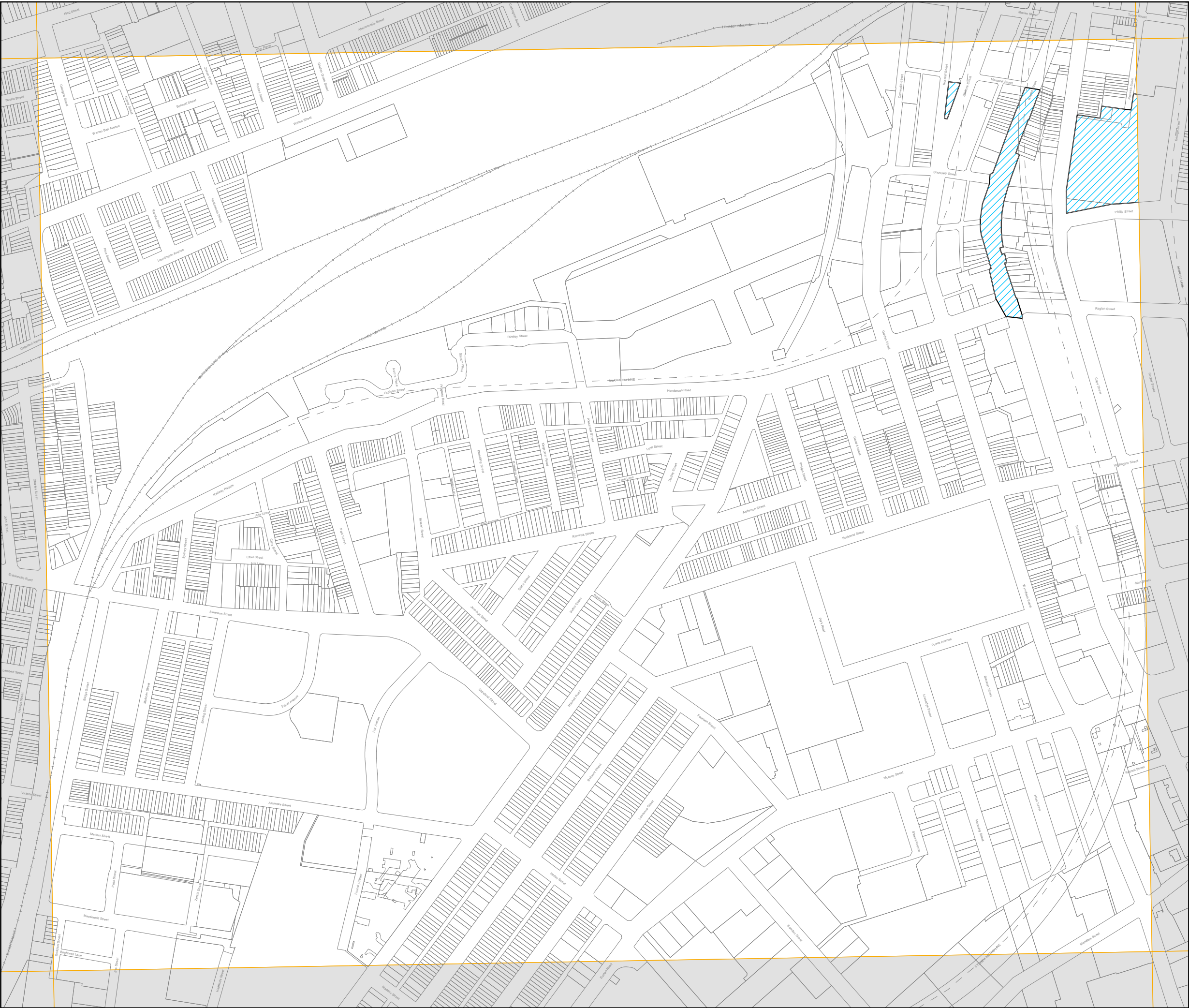
Projection: GDA 1994
Zone 56

A horizontal scale bar with a black line. The left end is labeled '0' and the right end is labeled '200 m'.

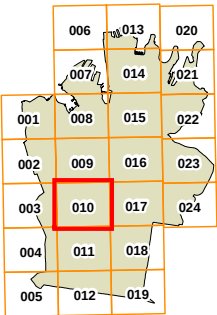
Scale: 1:5,000 @ A3

Special Character Areas Map
Retail Premises Map
- Sheet CL2_010

- Retail Premises**
-  Restricted Retail Development
- Cadastre**
-  Cadastre 14/11/2023 © City of Sydney



Pre-Exhibition



0 200m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_CL2_010_005_20231114

Sydney Local Environmental Plan 2012

Special Character Areas Map Retail Premises Map - Sheet CL2_017

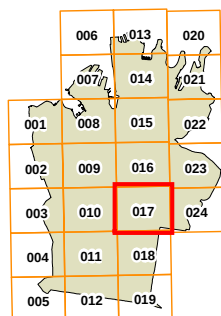
Retail Premises

 Restricted Retail Development

Cadastre

 Cadastre 14/11/2023 © City of Sydney

Pre-Exhibition

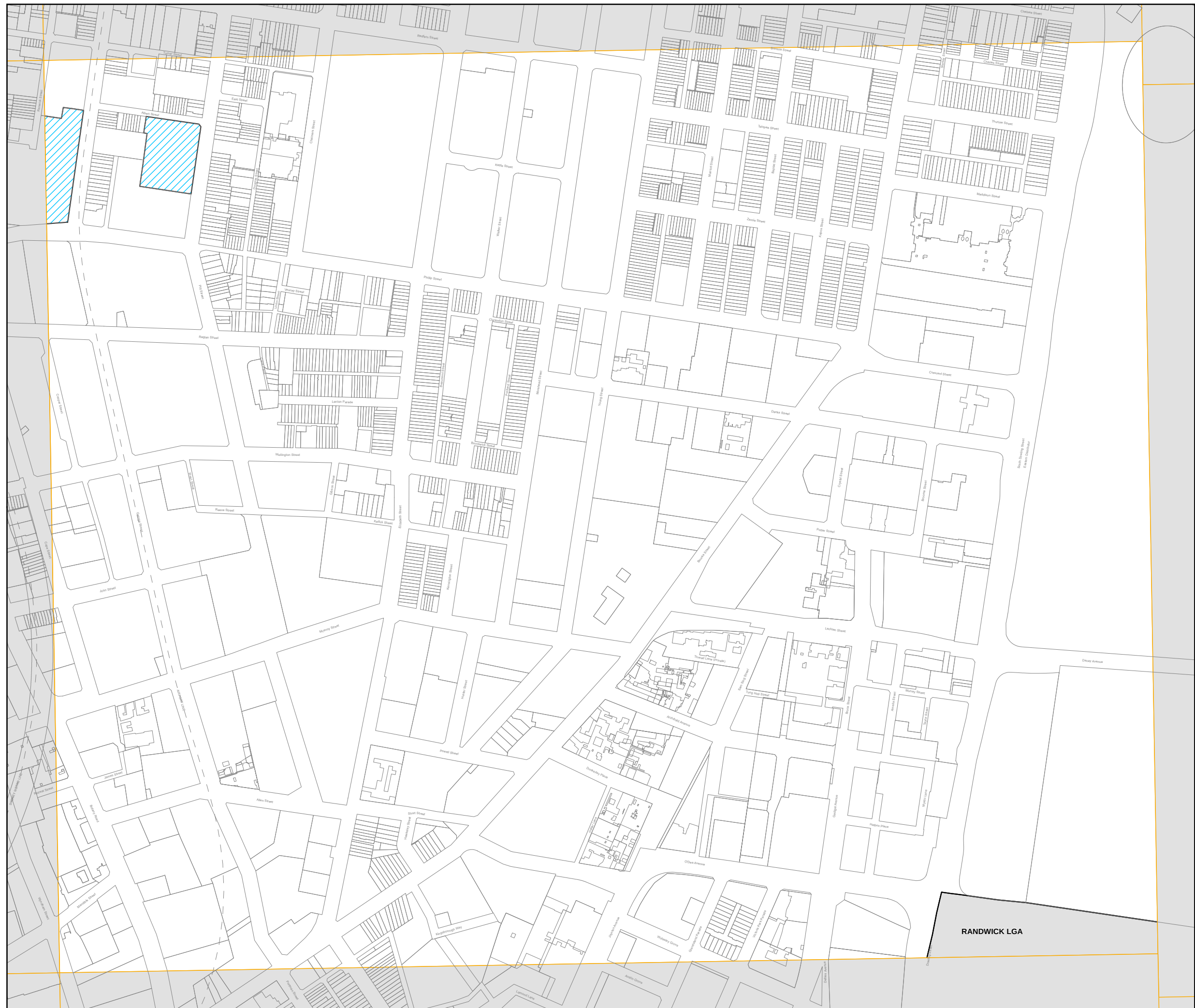


Projection: GDA 1994
Zone 56

0 200m

Scale: 1:5,000 @ A3

Map identification number:
7200_COM_CL2_017_005_20231114



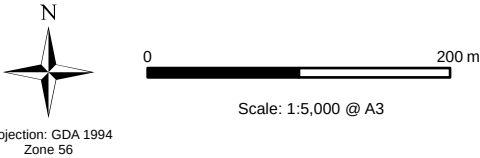
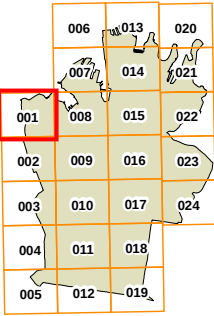
Floor Space Ratio Map -
Sheet FSR_001

Maximum Floor Space Ratio (n:1)

F	0.6	V2	3.12
P1	1.2	V4	3.41
P2	1.25	X1	4
S1	1.5	X3	4.16
S2	1.55	Y1	4.5
S4	1.85	Y3	4.68
T1	2	Y5	4.8
T2	2.25	Z2	5.31
T3	2.4	AB1	7
U5	2.65	AB2	7.5
U6	2.75	AB3	7.78
V1	3	AD2	9.5

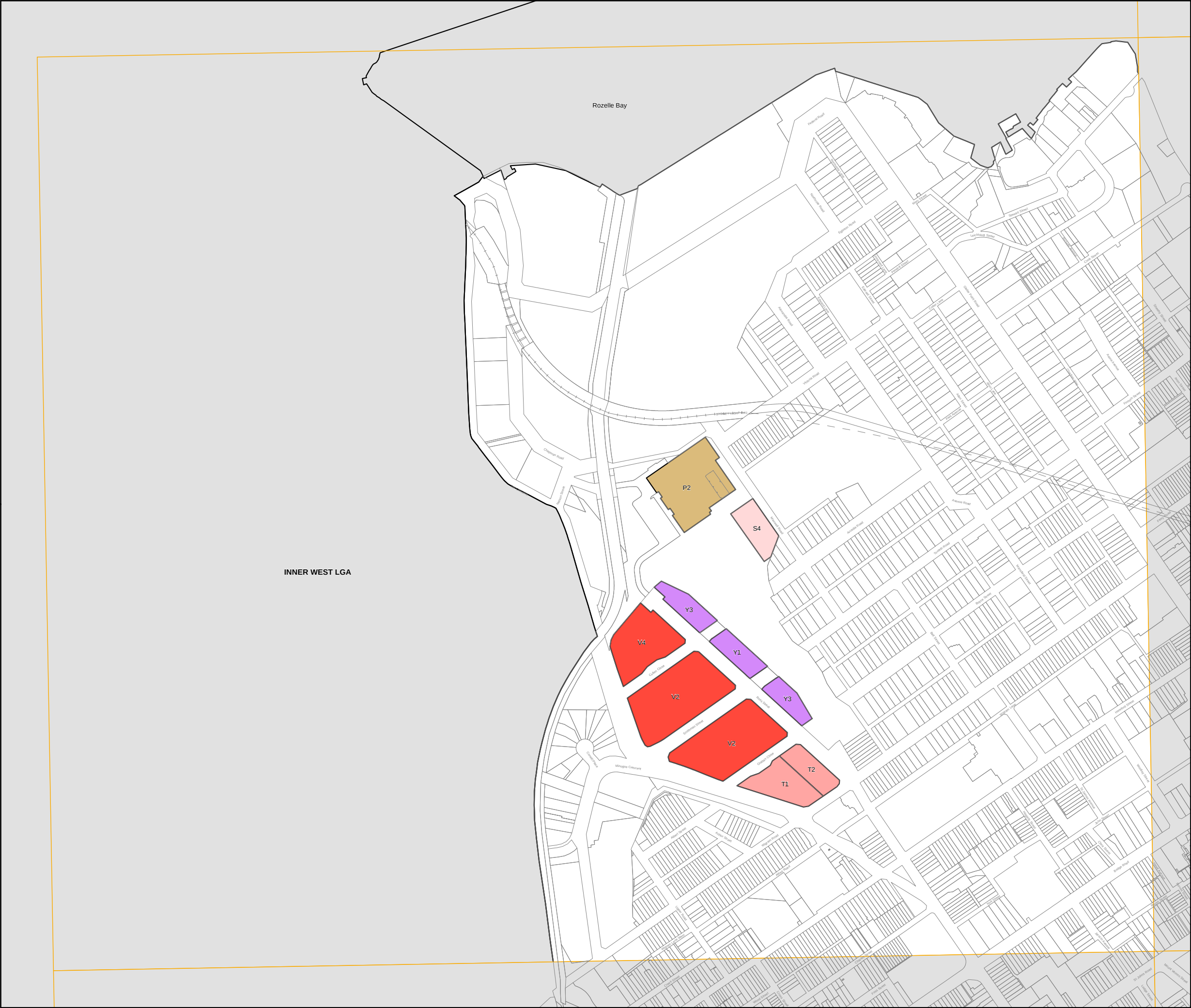
Cadastre

Cadastre 10/12/2024 © City of Sydney



Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_FSR_001_005_20241210



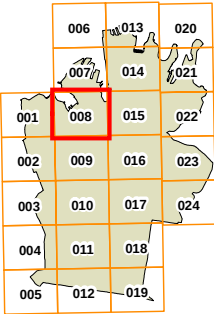
Floor Space Ratio Map -
Sheet FSR_008

Maximum Floor Space Ratio (n:1)

F	0.6	V2	3.12
P1	1.2	V4	3.41
P2	1.25	X1	4
S1	1.5	X3	4.16
S2	1.55	Y1	4.5
S4	1.85	Y3	4.68
T1	2	Y5	4.8
T2	2.25	Z2	5.31
T3	2.4	AB1	7
U5	2.65	AB2	7.5
U6	2.75	AB3	7.78
V1	3	AD2	9.5

Cadastral

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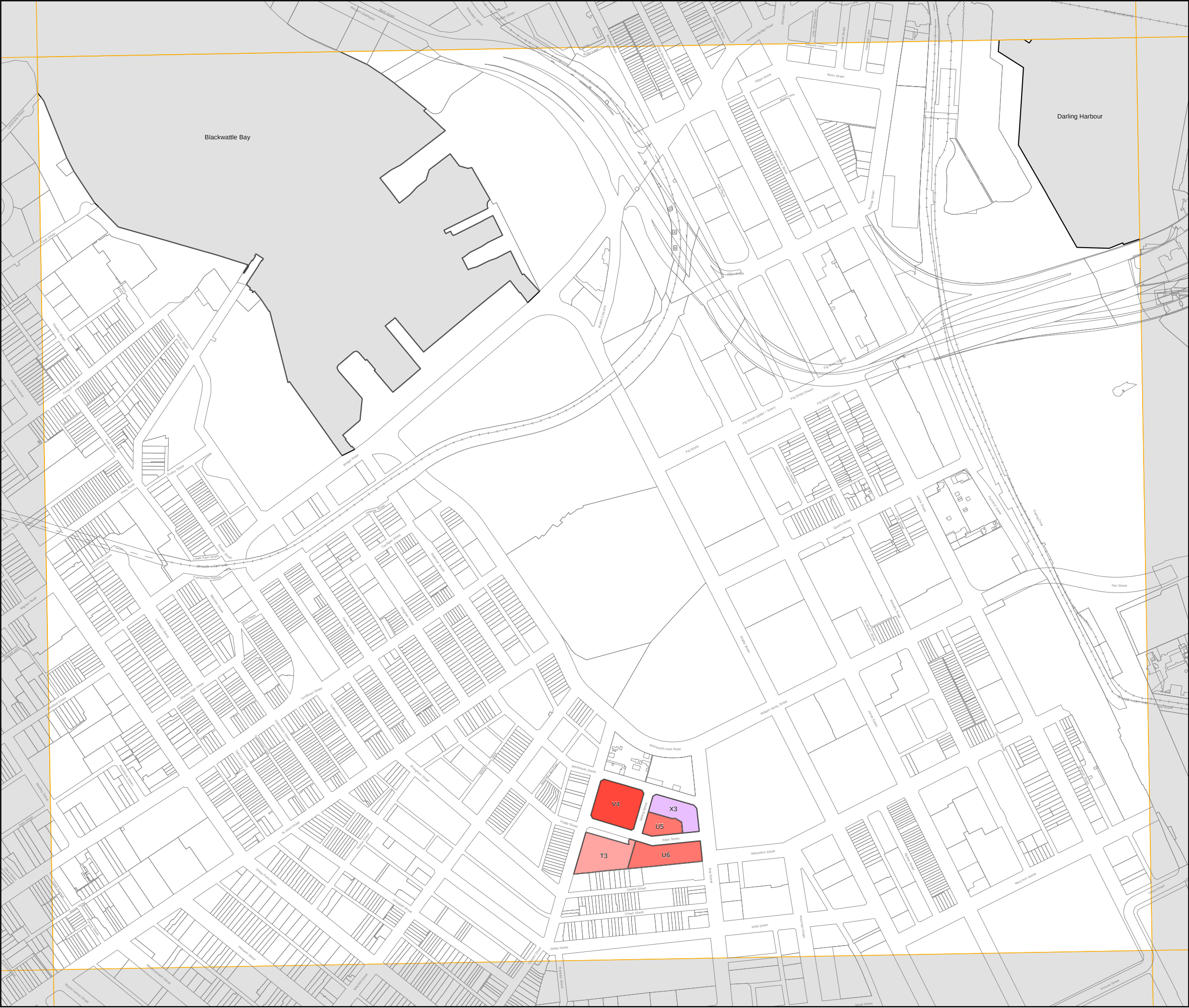


0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_FSR_008_005_20241210



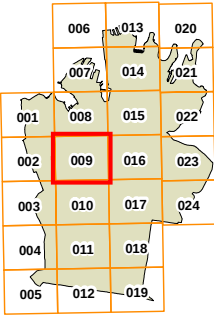
Floor Space Ratio Map -
Sheet FSR_009

Maximum Floor Space Ratio (n:1)

F	0.6	V2	3.12
P1	1.2	V4	3.41
P2	1.25	X1	4
S1	1.5	X3	4.16
S2	1.55	Y1	4.5
S4	1.85	Y3	4.68
T1	2	Y5	4.8
T2	2.25	Z2	5.31
T3	2.4	AB1	7
U5	2.65	AB2	7.5
U6	2.75	AB3	7.78
V1	3	AD2	9.5

Cadastre

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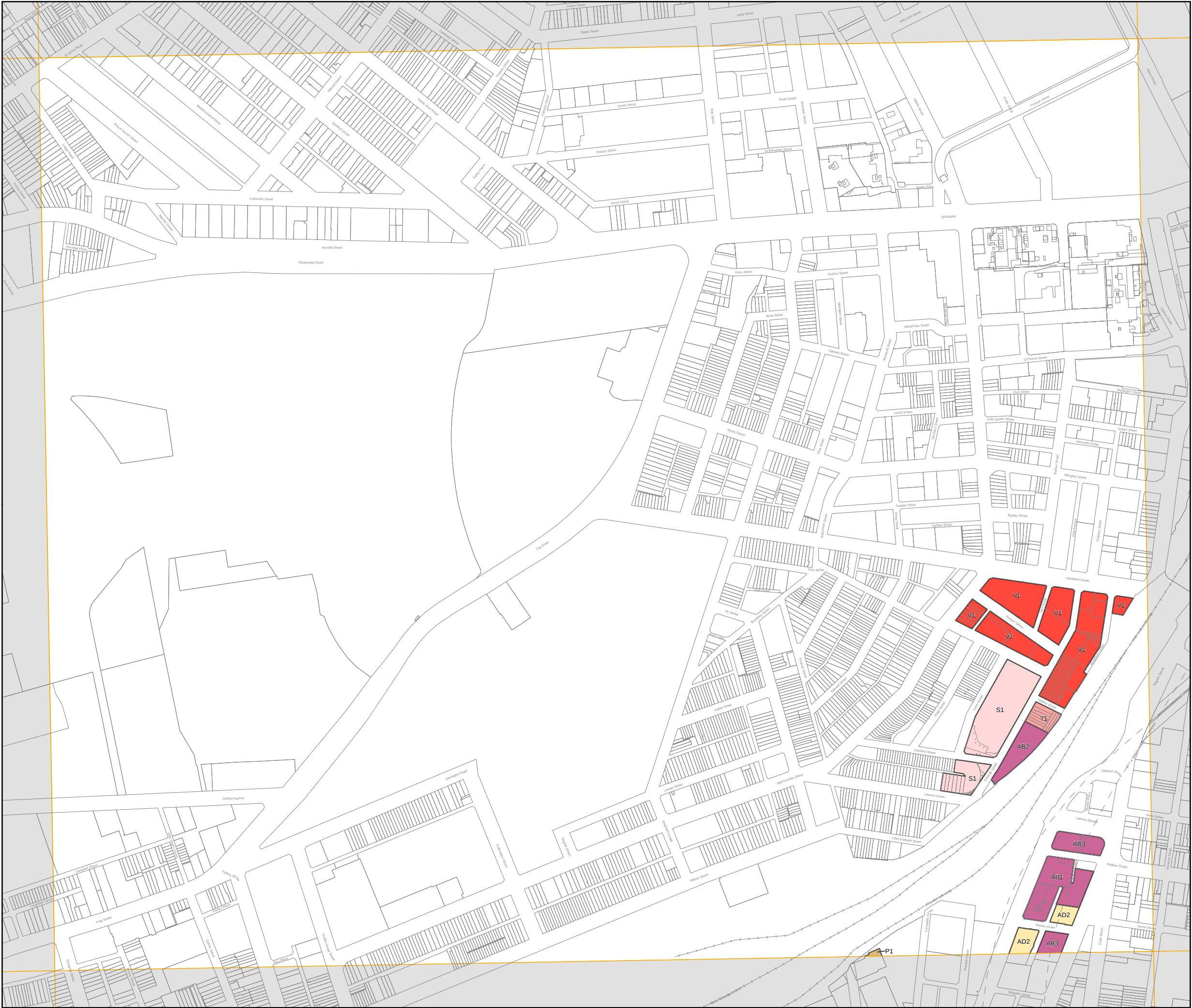


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Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
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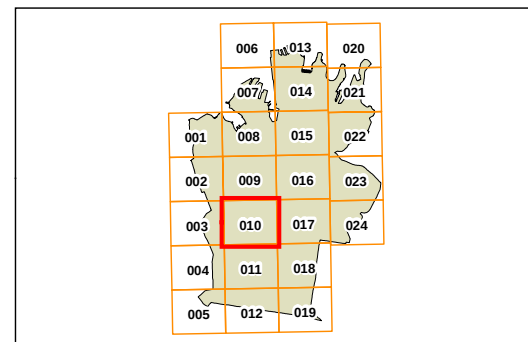
Floor Space Ratio Map -
Sheet FSR_010

Maximum Floor Space Ratio (n:1)

F 0.6	V2 3.12
P1 1.2	V4 3.41
P2 1.25	X1 4
S1 1.5	X3 4.16
S2 1.55	Y1 4.5
S4 1.85	Y3 4.68
T1 2	Y5 4.8
T2 2.25	Z2 5.31
T3 2.4	AB1 7
U5 2.65	AB2 7.5
U6 2.75	AB3 7.78
V1 3	AD2 9.5

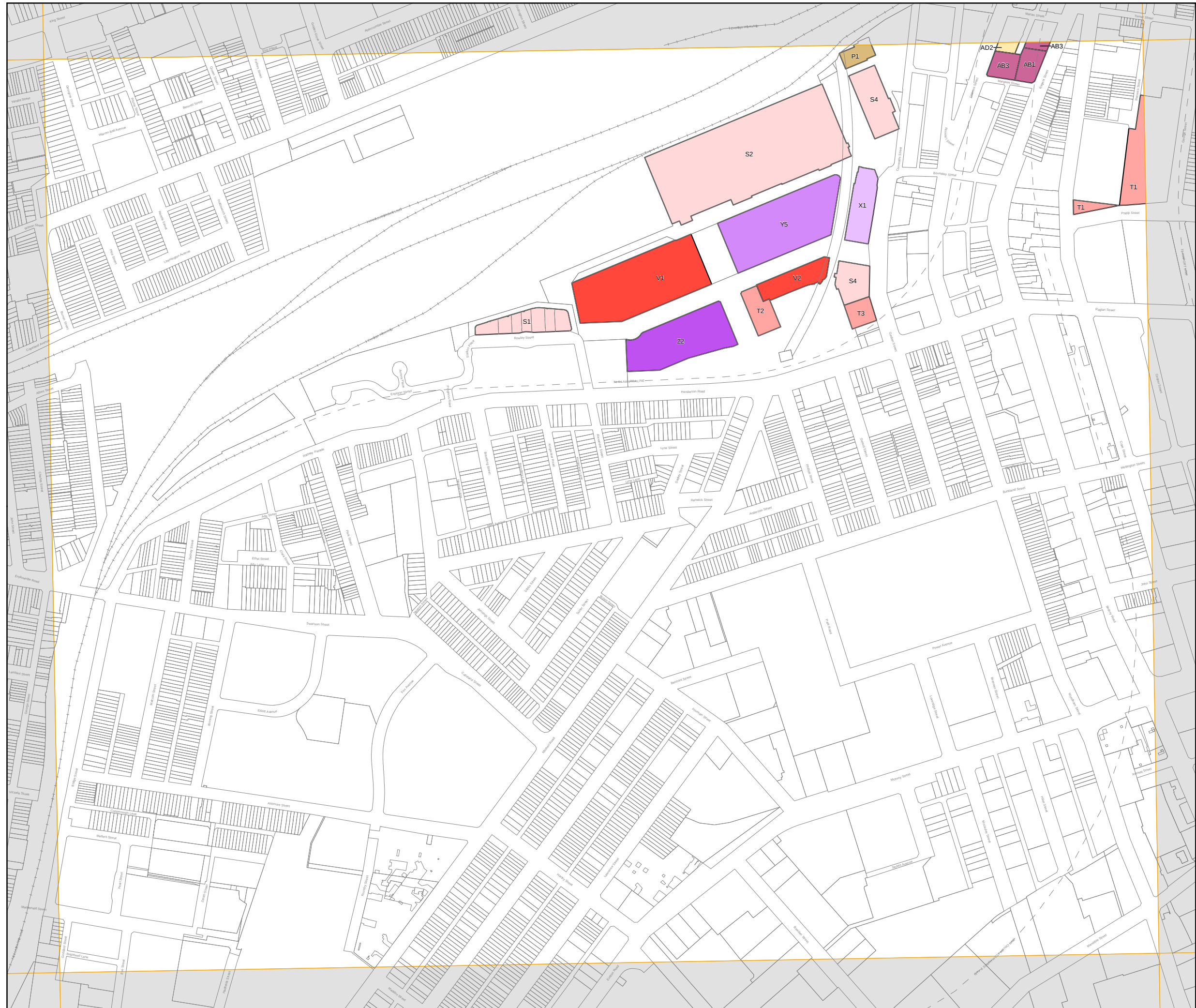
Cadastre

Cadastre 10/12/2024 © City of Sydney



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56Map identification number:
7200_COM_FSR_010_005_20241210

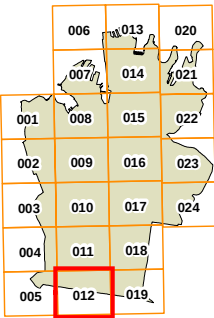
Floor Space Ratio Map -
Sheet FSR_012

Maximum Floor Space Ratio (n:1)

F	0.6	V2	3.12
P1	1.2	V4	3.41
P2	1.25	X1	4
S1	1.5	X3	4.16
S2	1.55	Y1	4.5
S4	1.85	Y3	4.68
T1	2	Y5	4.8
T2	2.25	Z2	5.31
T3	2.4	AB1	7
U5	2.65	AB2	7.5
U6	2.75	AB3	7.78
V1	3	AD2	9.5

Cadastre

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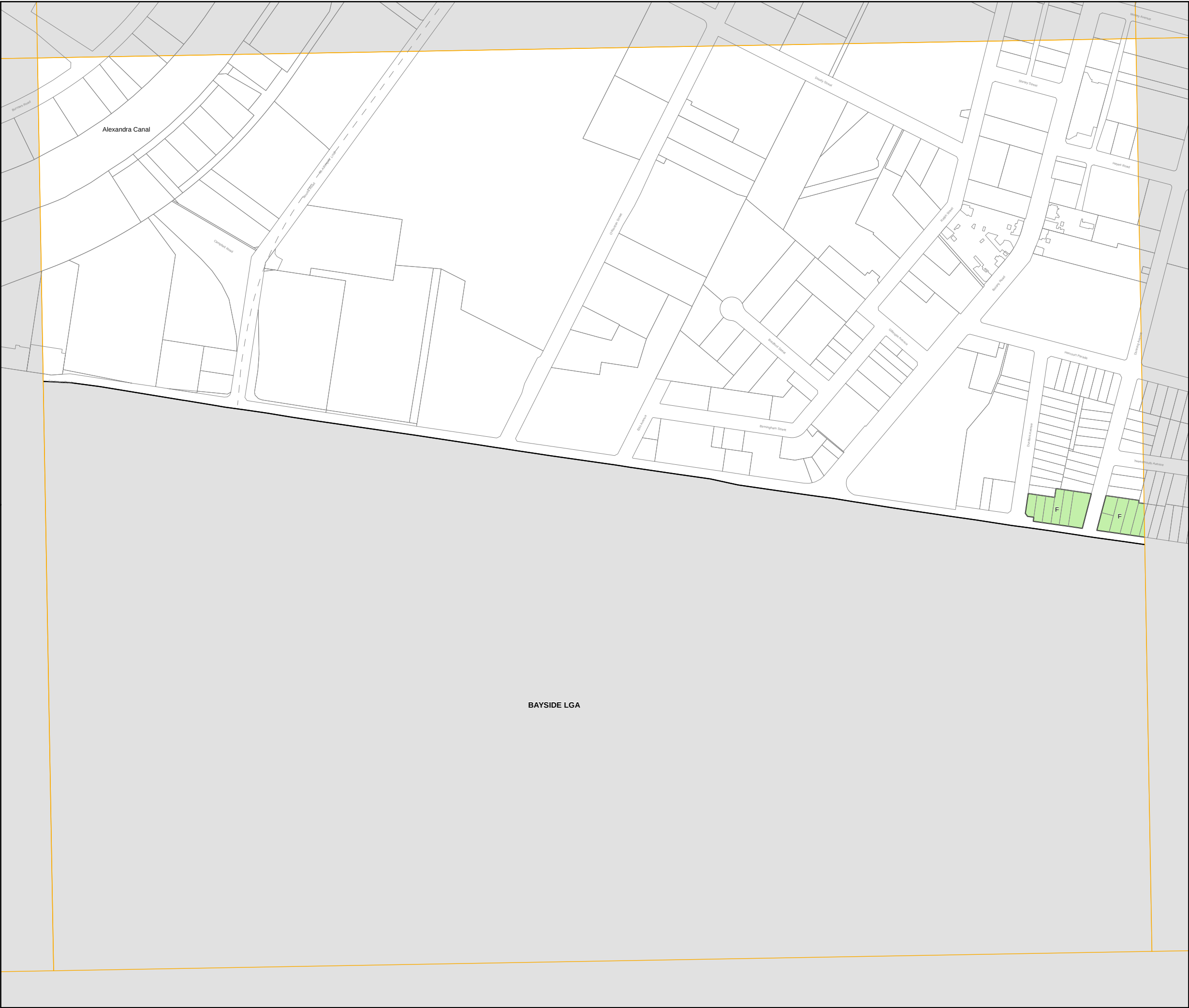


0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_FSR_012_005_20241210



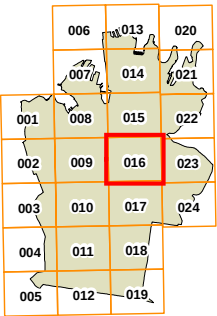
Floor Space Ratio Map -
Sheet FSR_016

Maximum Floor Space Ratio (n:1)

F	0.6	V2	3.12
P1	1.2	V4	3.41
P2	1.25	X1	4
S1	1.5	X3	4.16
S2	1.55	Y1	4.5
S4	1.85	Y3	4.68
T1	2	Y5	4.8
T2	2.25	Z2	5.31
T3	2.4	AB1	7
U5	2.65	AB2	7.5
U6	2.75	AB3	7.78
V1	3	AD2	9.5

Cadastre

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0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_FSR_016_005_20241210



Sydney
Local Environmental
Plan 2012

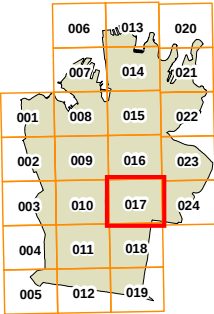
Floor Space Ratio Map -
Sheet FSR_017

Maximum Floor Space Ratio (n:1)

F	0.6	V2	3.12
P1	1.2	V4	3.41
P2	1.25	X1	4
S1	1.5	X3	4.16
S2	1.55	Y1	4.5
S4	1.85	Y3	4.68
T1	2	Y5	4.8
T2	2.25	Z2	5.31
T3	2.4	AB1	7
U5	2.65	AB2	7.5
U6	2.75	AB3	7.78
V1	3	AD2	9.5

Cadastre

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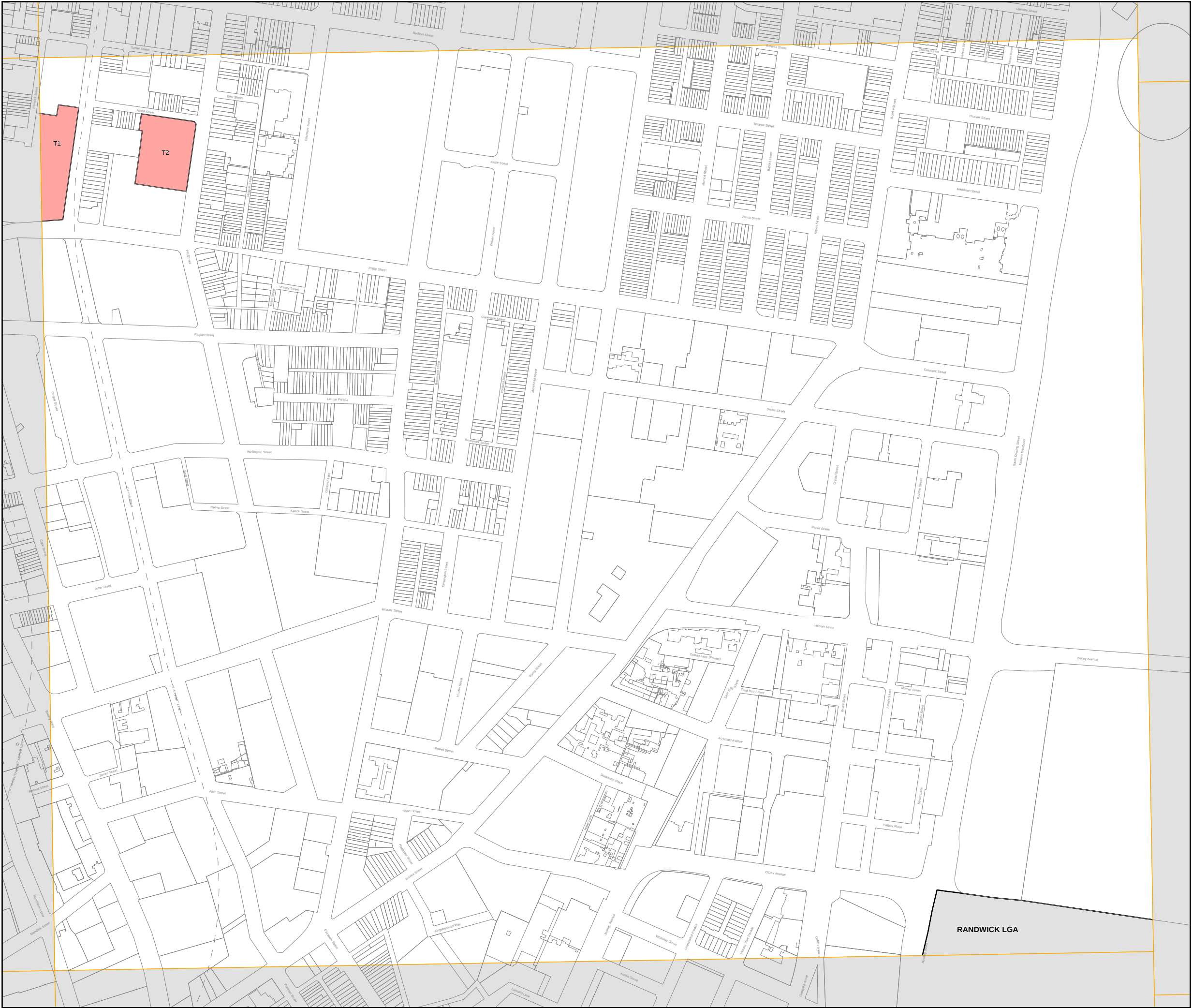


0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_FSR_017_005_20241210



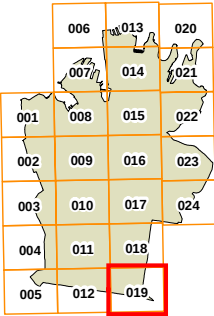
Floor Space Ratio Map -
Sheet FSR_019

Maximum Floor Space Ratio (n:1)

F	0.6	V2	3.12
P1	1.2	V4	3.41
P2	1.25	X1	4
S1	1.5	X3	4.16
S2	1.55	Y1	4.5
S4	1.85	Y3	4.68
T1	2	Y5	4.8
T2	2.25	Z2	5.31
T3	2.4	AB1	7
U5	2.65	AB2	7.5
U6	2.75	AB3	7.78
V1	3	AD2	9.5

Cadastre

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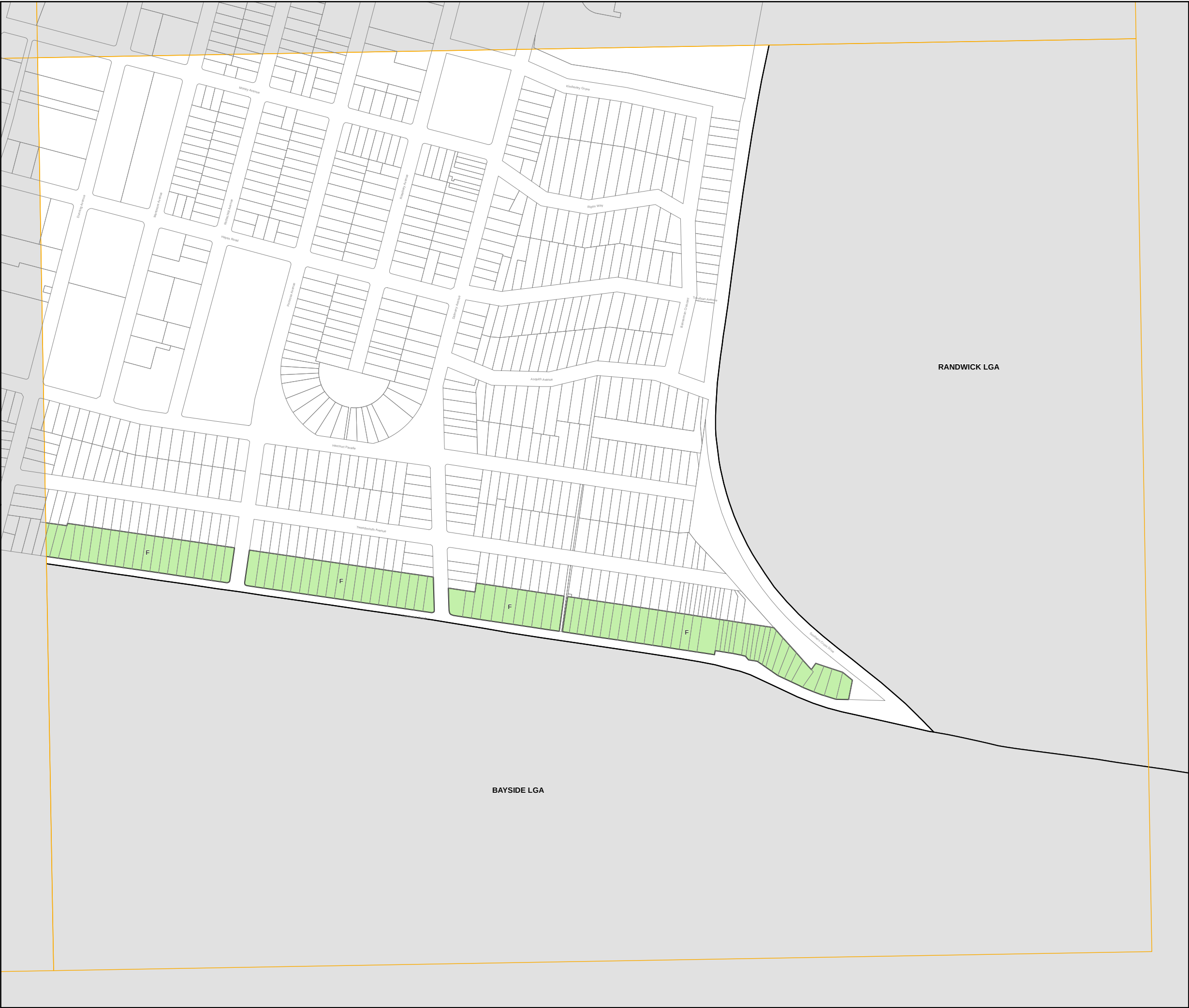


0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_FSR_019_005_20241210



Heritage Map - Sheet HER_001

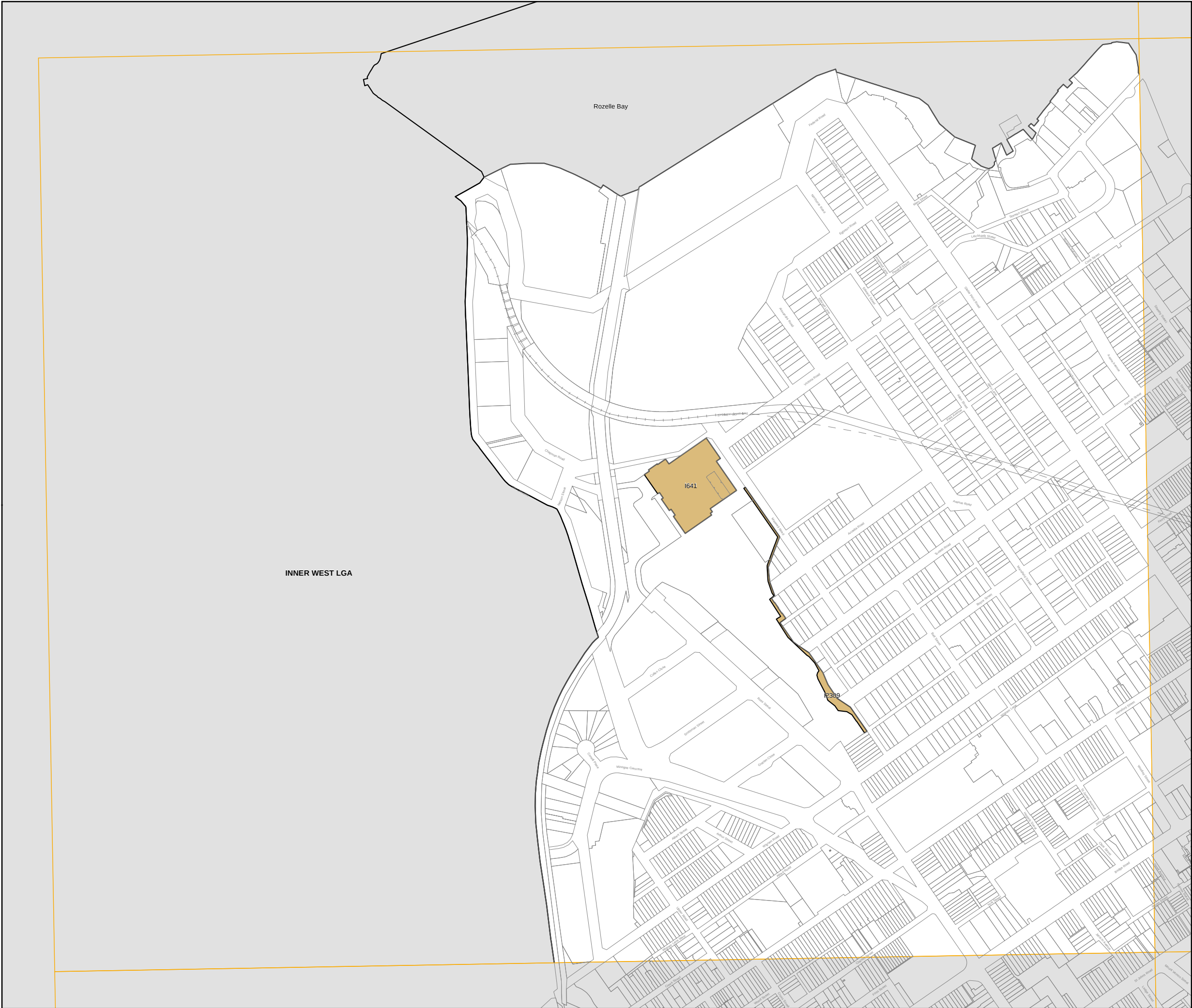
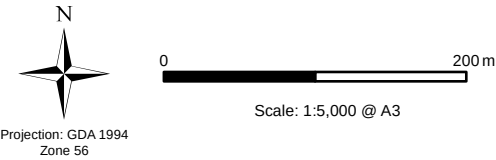
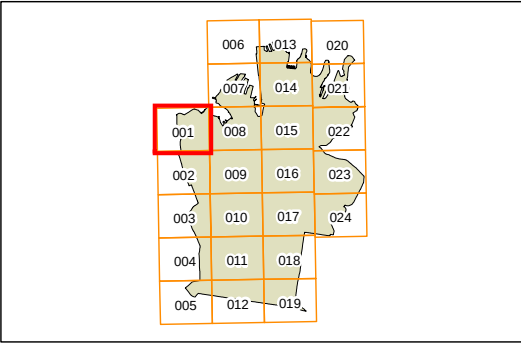
Heritage

 Conservation Area - General

 Item - General

Cadastre

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Heritage Map - Sheet HER_009

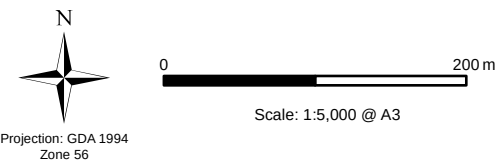
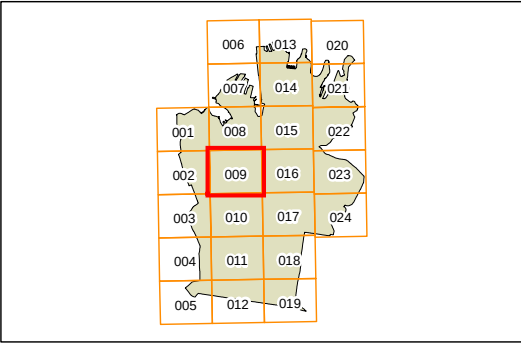
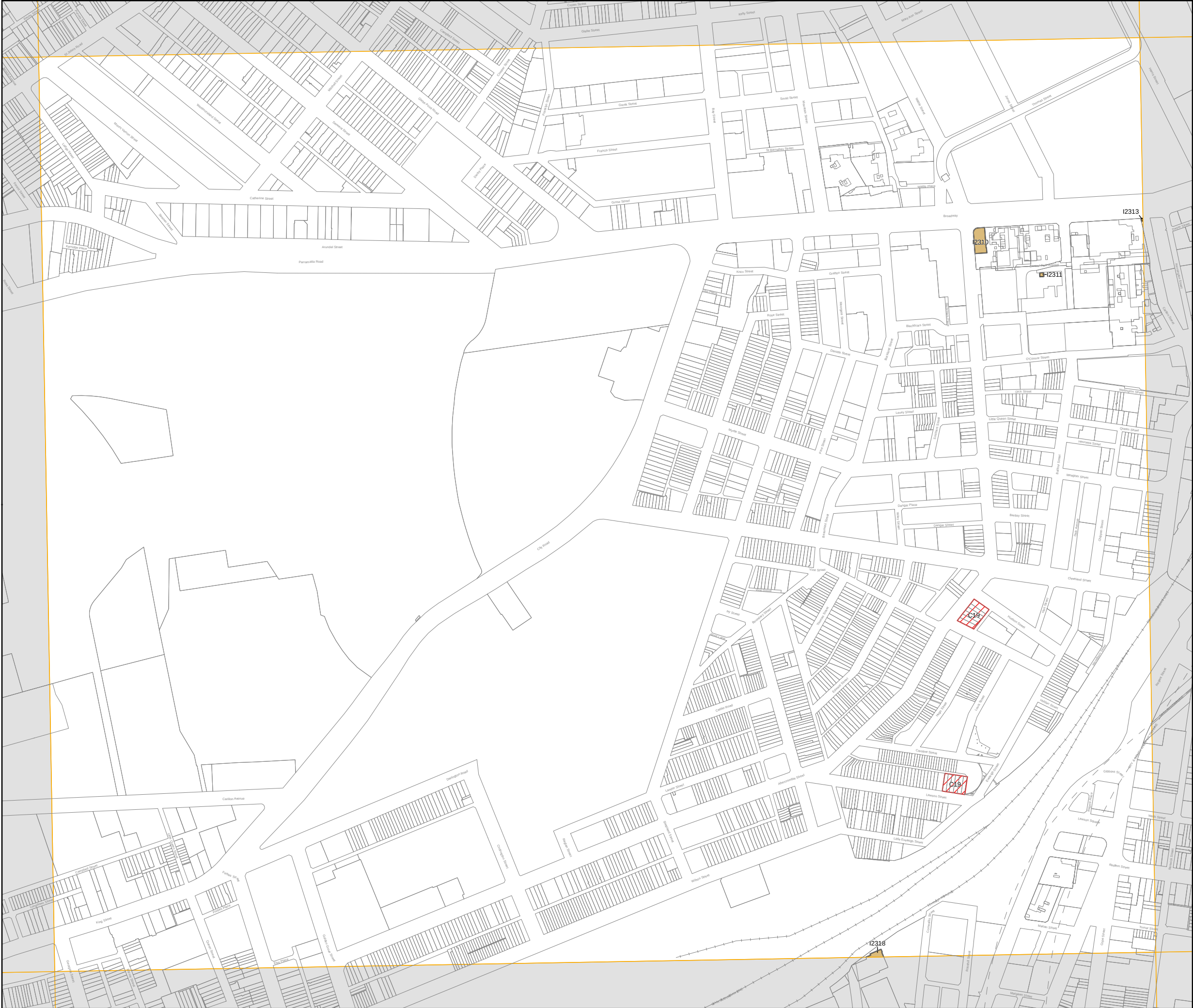
Heritage

 Conservation Area - General

 Item - General

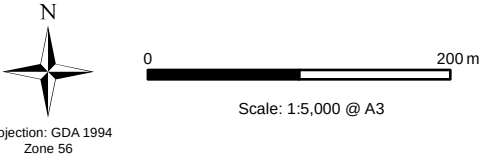
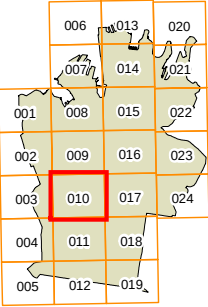
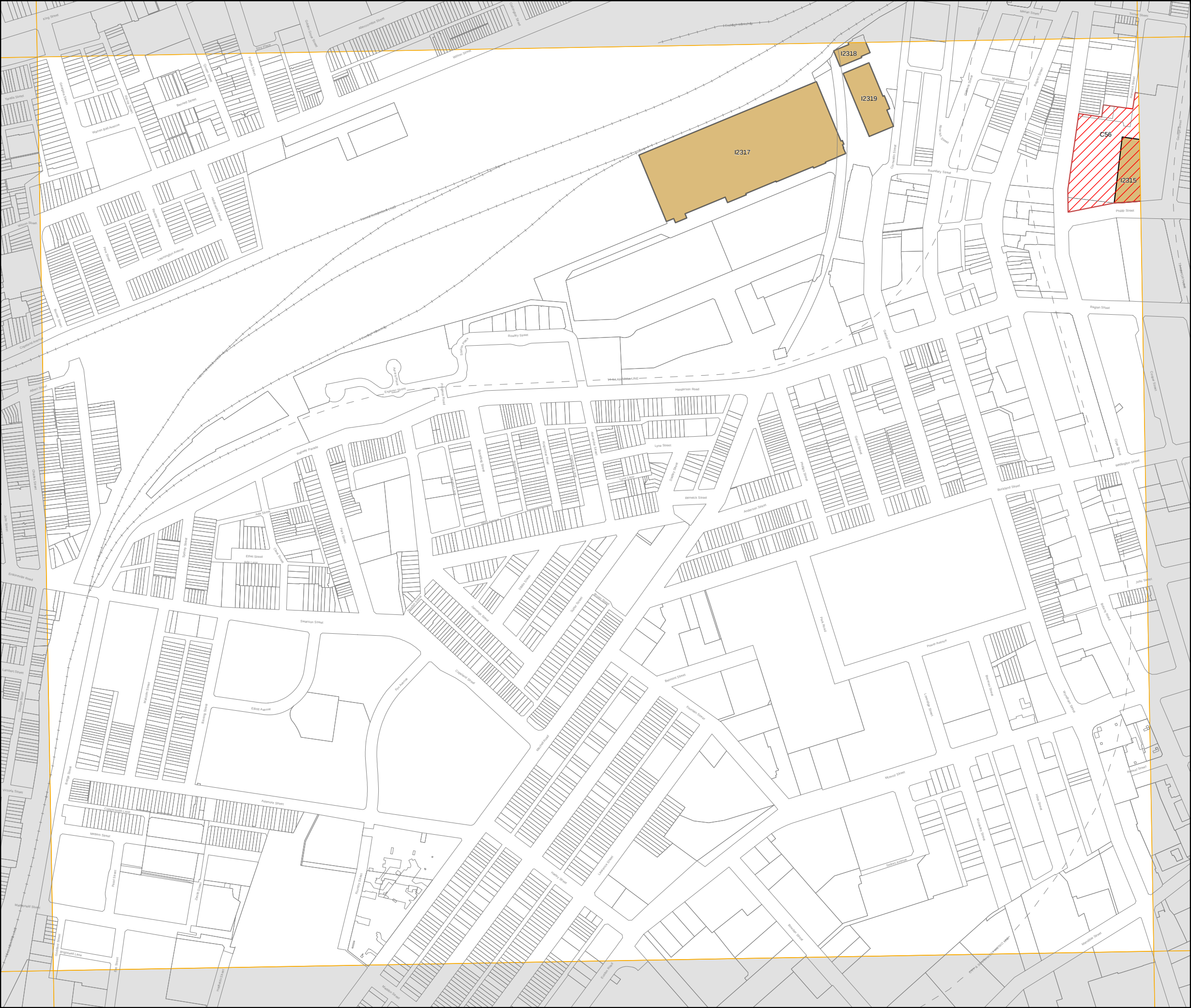
Cadastre

 Cadastre 28/11/2024 © City of Sydney



Heritage Map - Sheet HER_010

- Heritage**
-  Conservation Area - General
 -  Item - General
- Cadastre**
-  Cadastre 28/11/2024 © City of Sydney

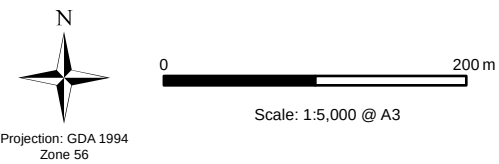
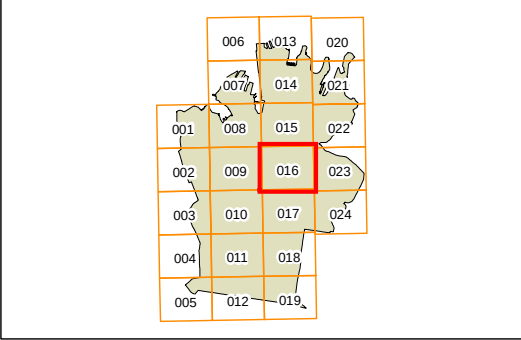
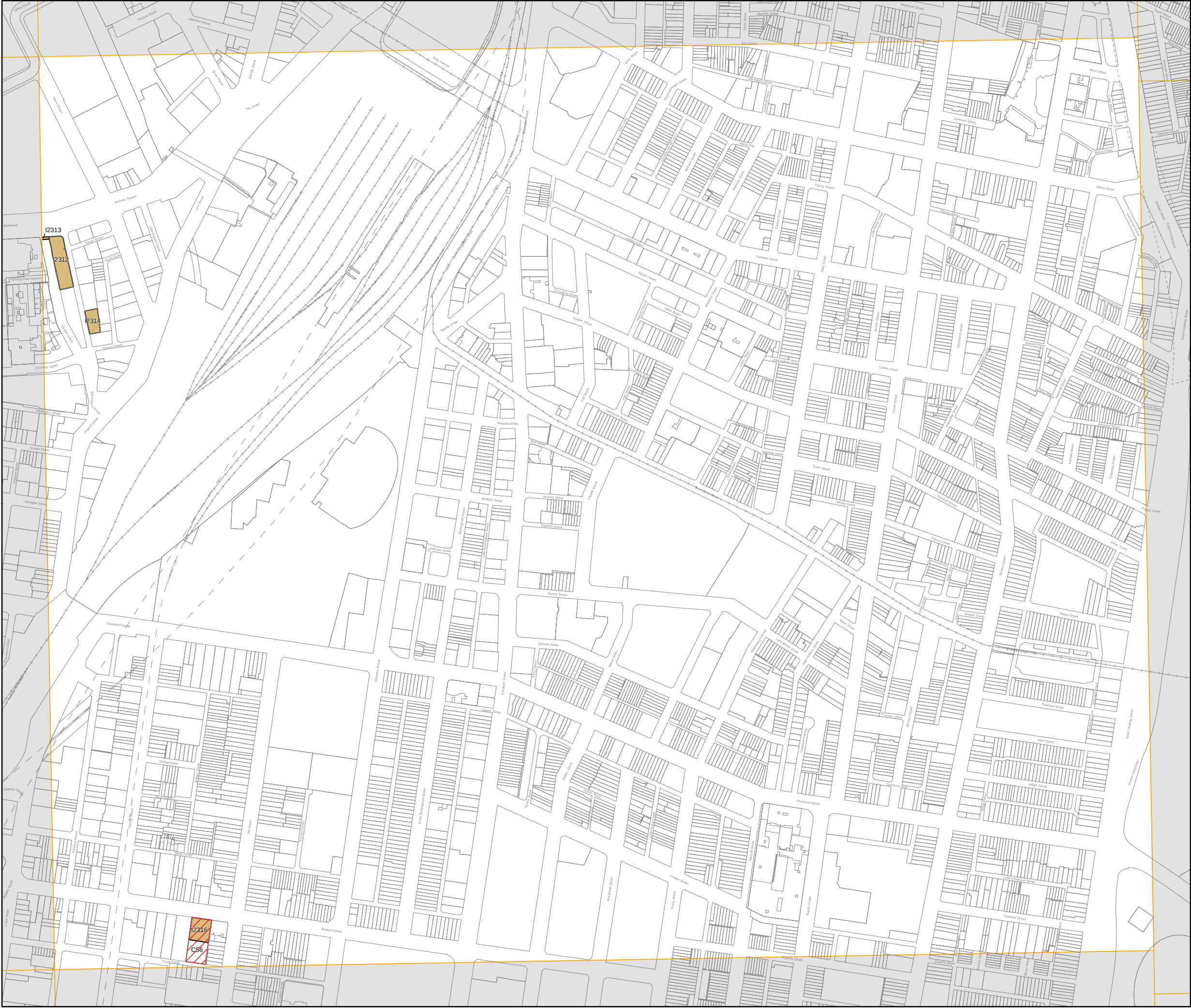


Projection: GDA 1994
Zone 56

Map identification number:
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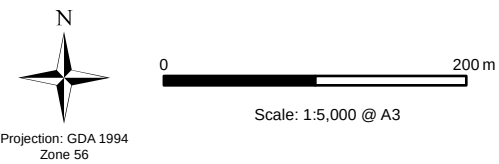
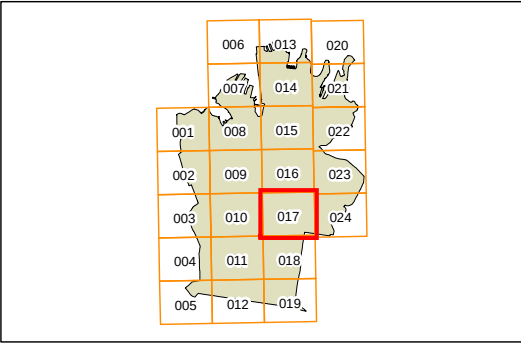
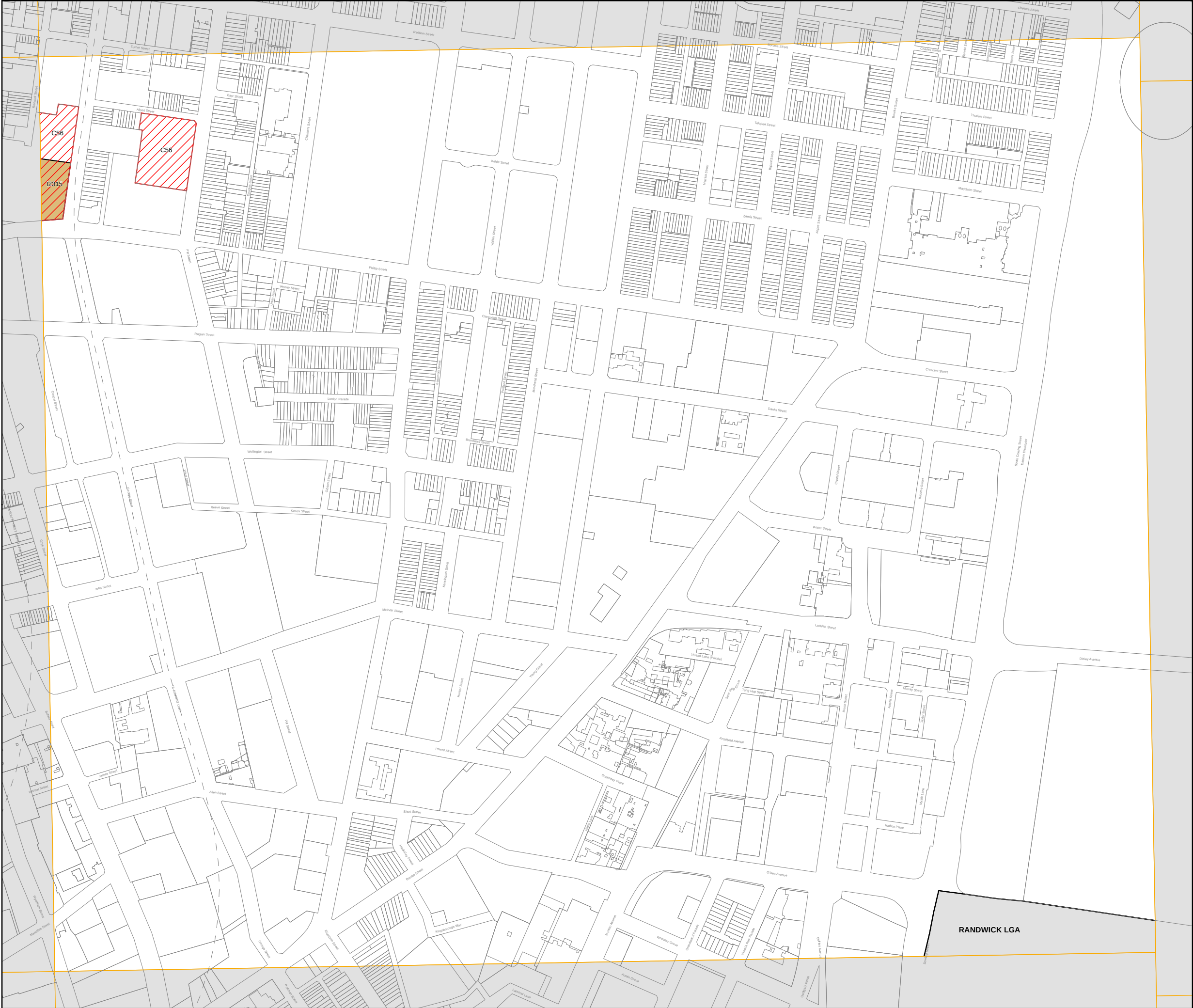
Heritage Map - Sheet HER_016

- Heritage**
- Conservation Area - General
 - Item - General
- Cadastre**
- Cadastre 28/11/2024 © City of Sydney



Heritage Map - Sheet HER_017

- Heritage**
- Conservation Area - General
 - Item - General
- Cadastral**
- Cadastral 28/11/2024 © City of Sydney



Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_001

Maximum Building Height (m)

A	3	S2	24
E	6	T1	25
H	7.5	T2	27
I	8	T3	28
J	9	T4	29
L	11	U1	30
M	12	V1	35
O	15	X	45
P	18	Y	50
Q1	19	AA1	60
Q2	20	AA2	65
R	22	AA3	70
S1	23		

Existing Building Height

- Area 11 (Refer to Clause XXX)
- Area 12 (Refer to Clause XXX)

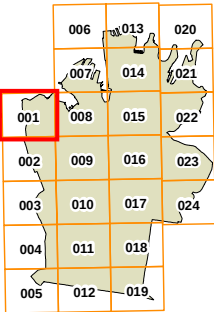
Maximum Building Height (m)

Heights shown on map in RL (m)

20 - 30	80 - 90
30 - 40	90 - 100
40 - 50	100 - 110
50 - 60	110 - 120
60 - 70	120 - 140
70 - 80	

Cadastre

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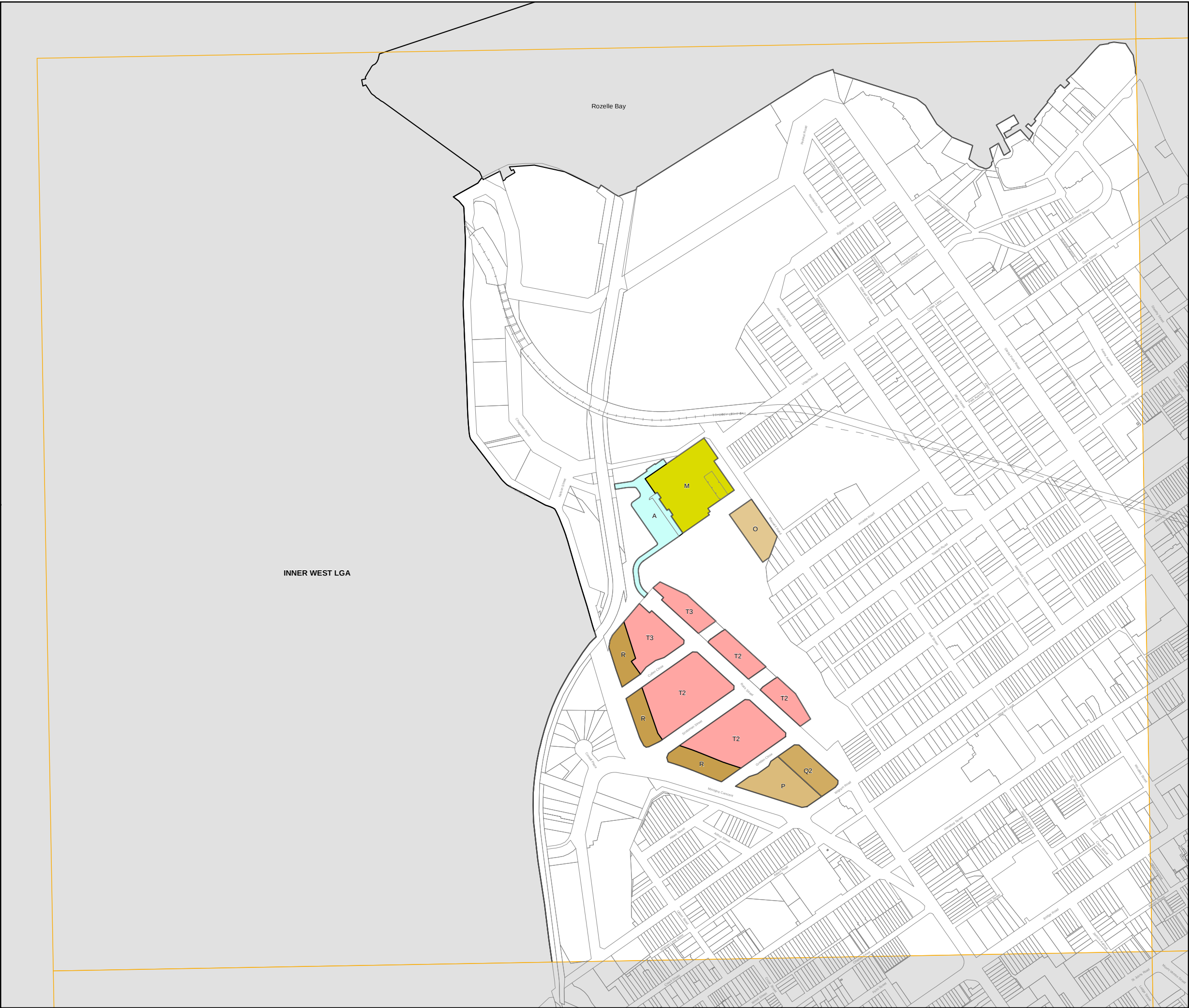


0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_HOB_001_005_20241113



Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_008

Maximum Building Height (m)

A	3	S2	24
E	6	T1	25
H	7.5	T2	27
I	8	T3	28
J	9	T4	29
L	11	U1	30
M	12	V1	35
O	15	X	45
P	18	Y	50
Q1	19	AA1	60
Q2	20	AA2	65
R	22	AA3	70
S1	23		

Existing Building Height

- Area 11 (Refer to Clause XXX)
- Area 12 (Refer to Clause XXX)

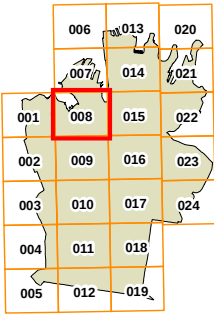
Maximum Building Height (m)

Heights shown on map in RL (m)

20 - 30	80 - 90
30 - 40	90 - 100
40 - 50	100 - 110
50 - 60	110 - 120
60 - 70	120 - 140
70 - 80	

Cadastre

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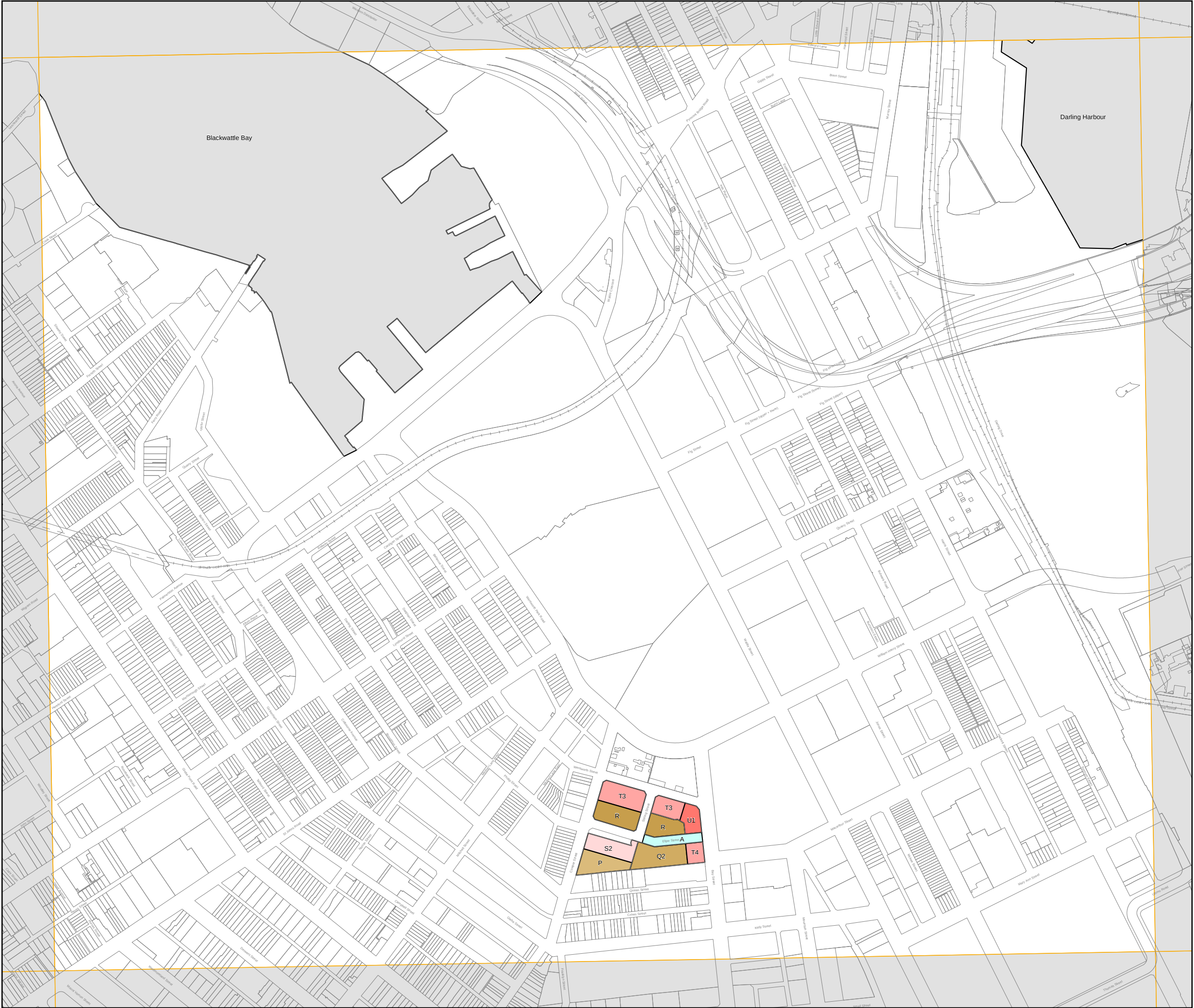


0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_HOB_008_005_20241113



Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_009

Maximum Building Height (m)

A	3	S2	24
E	6	T1	25
H	7.5	T2	27
I	8	T3	28
J	9	T4	29
L	11	U1	30
M	12	V1	35
O	15	X	45
P	18	Y	50
Q1	19	AA1	60
Q2	20	AA2	65
R	22	AA3	70
S1	23		

Existing Building Height

- Area 11 (Refer to Clause XXX)
- Area 12 (Refer to Clause XXX)

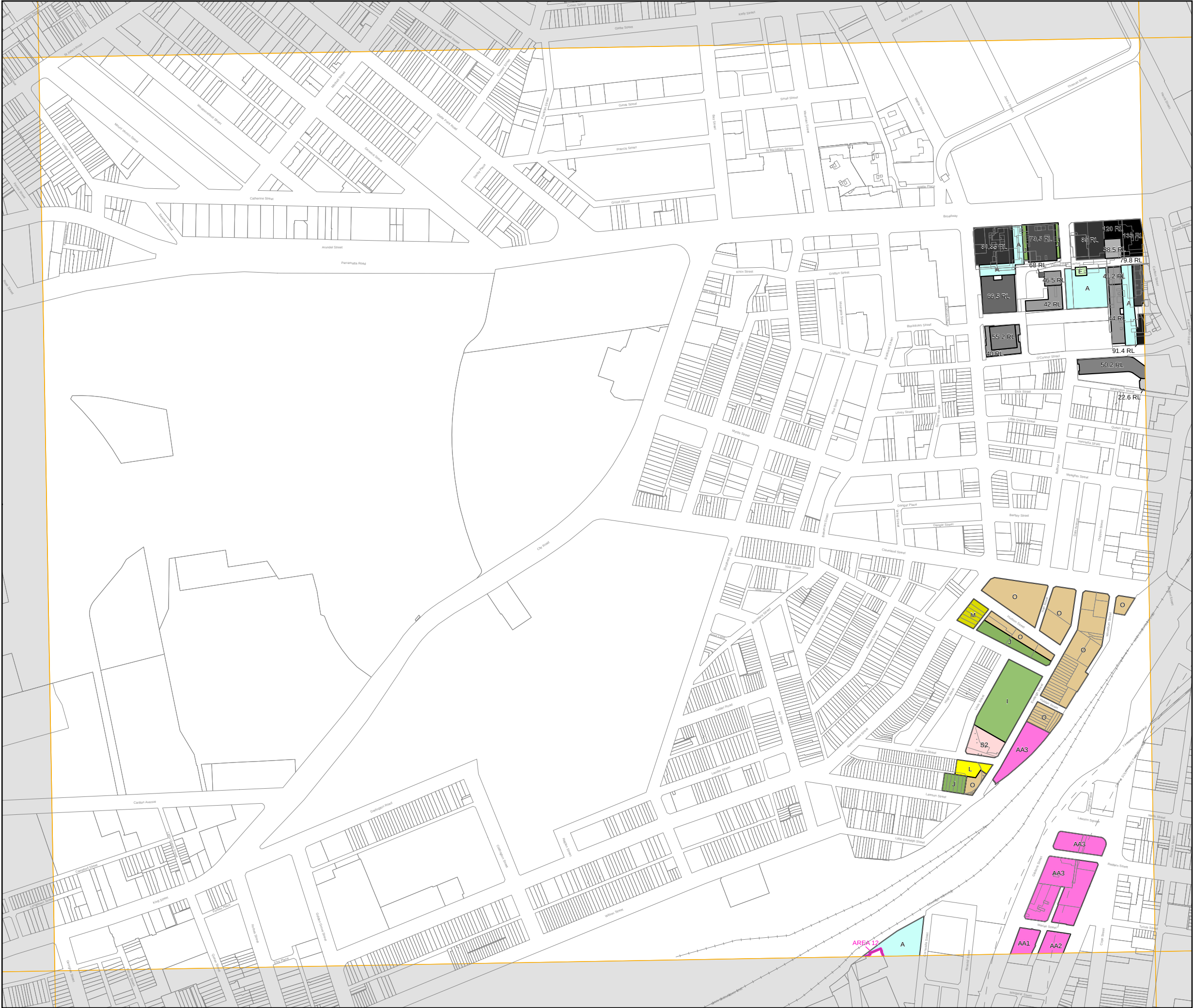
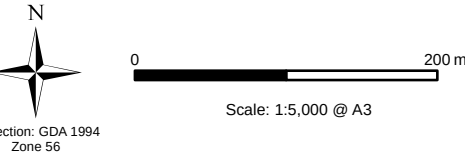
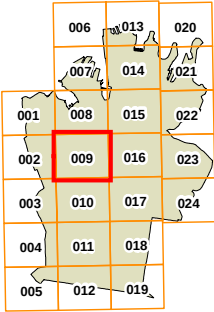
Maximum Building Height (m)

Heights shown on map in RL (m)

20 - 30	80 - 90
30 - 40	90 - 100
40 - 50	100 - 110
50 - 60	110 - 120
60 - 70	120 - 140
70 - 80	

Cadastre

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Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_010

Maximum Building Height (m)

A	3	S2	24
E	6	T1	25
H	7.5	T2	27
I	8	T3	28
J	9	T4	29
L	11	U1	30
M	12	V1	35
O	15	X	45
P	18	Y	50
Q1	19	AA1	60
Q2	20	AA2	65
R	22	AA3	70
S1	23		

Existing Building Height

- Area 11 (Refer to Clause XXX)
- Area 12 (Refer to Clause XXX)

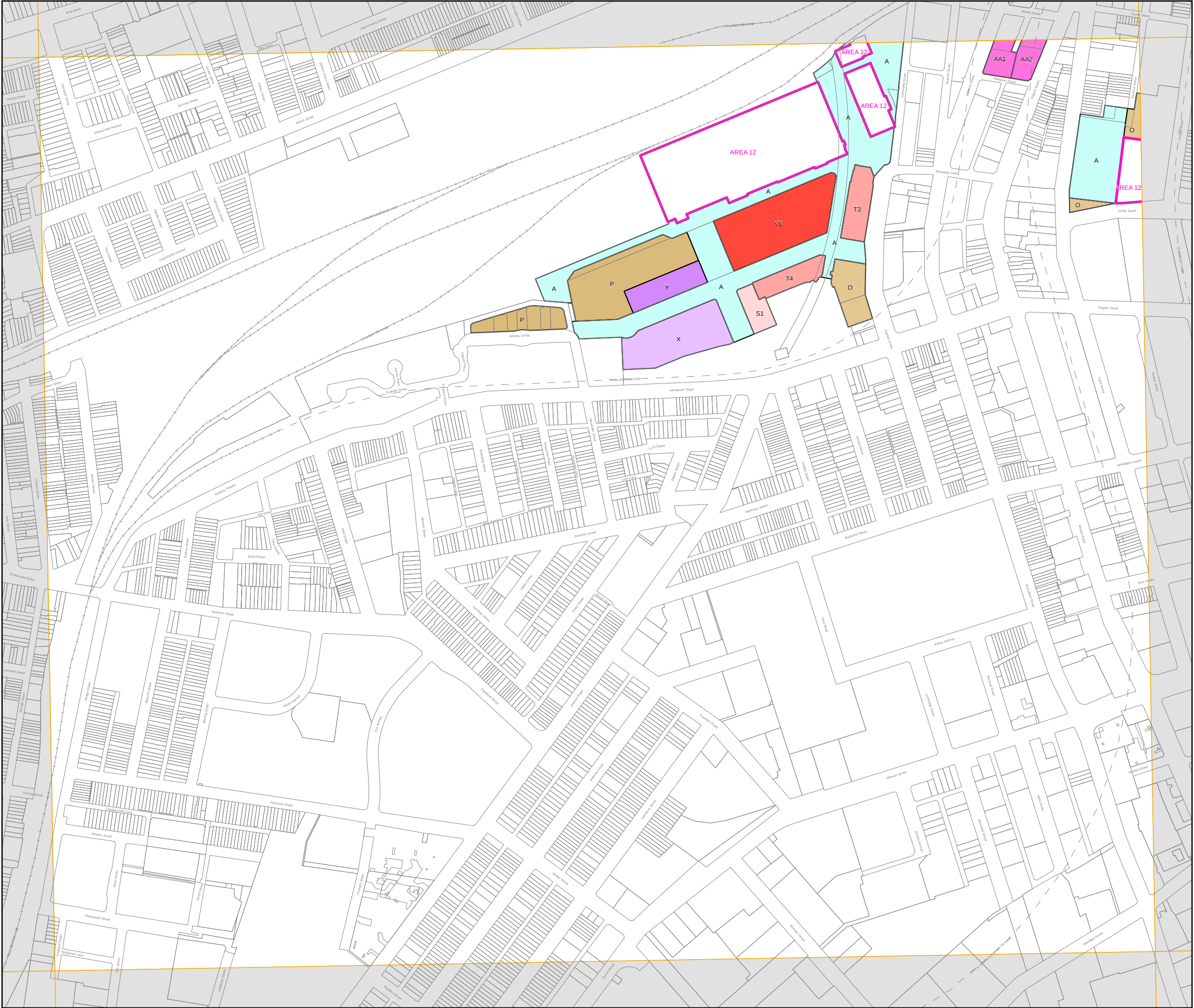
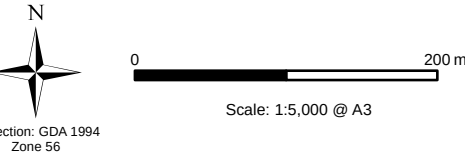
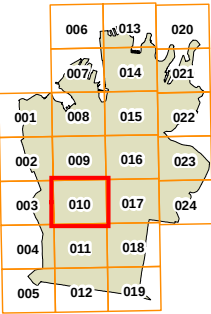
Maximum Building Height (m)

Heights shown on map in RL (m)

20 - 30	80 - 90
30 - 40	90 - 100
40 - 50	100 - 110
50 - 60	110 - 120
60 - 70	120 - 140
70 - 80	

Cadastre

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Maximum Building Height (m)

Existing Building Height

 Area 12 (Refer to Clause XXX)

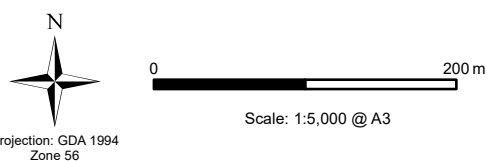
Maximum Building Height (m)

Heights shown on map in RL (m)

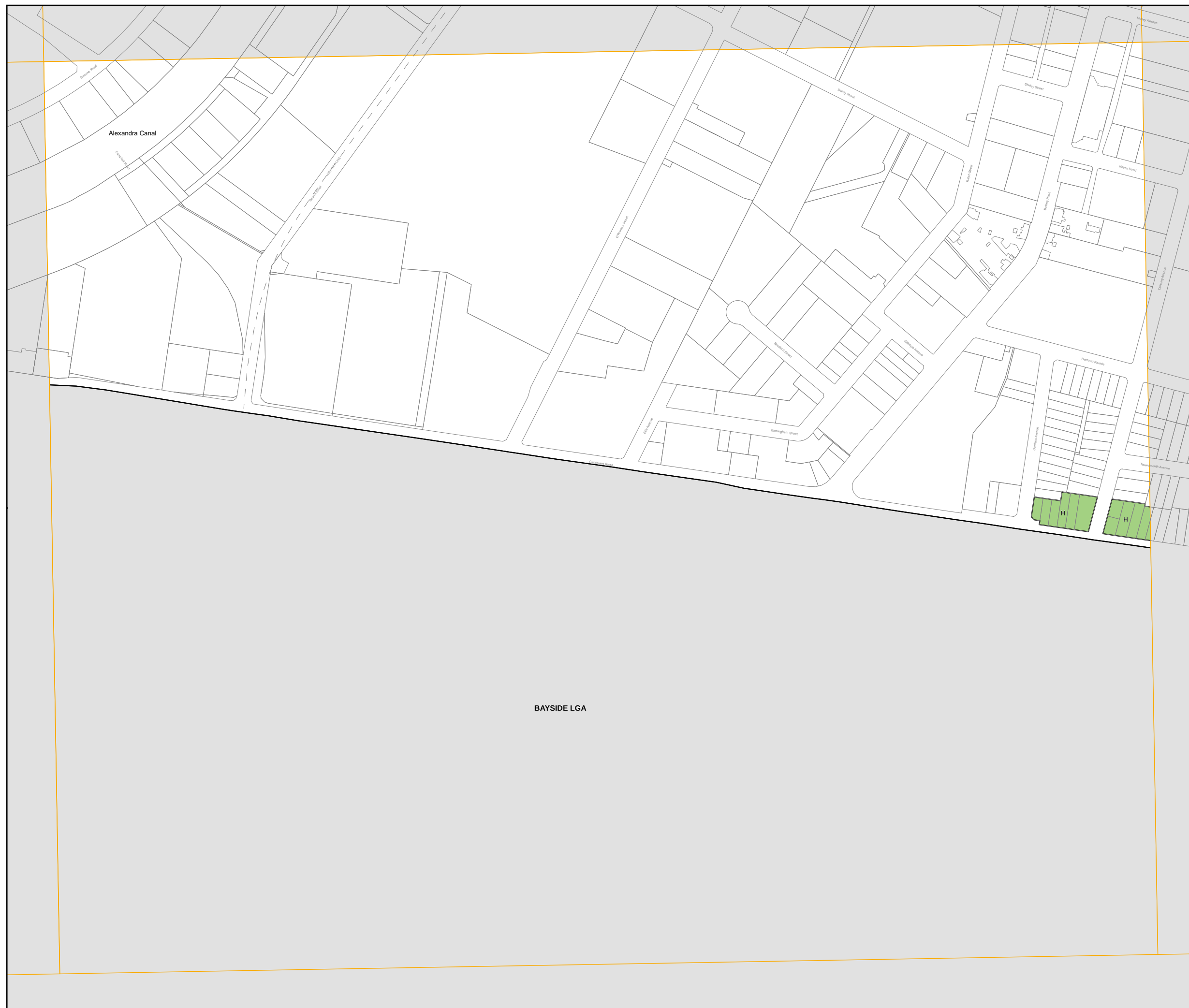
	10 - 20		70 - 80
	20 - 30		80 - 90
	30 - 40		90 - 100
	40 - 50		100 - 110
	50 - 60		110 - 120
	60 - 70		120 - 140

Cadaastre

 Cadastre 05/09/2023 © City of Sydney



Map identification number:
7200_COM_HOB_012_005_20230905



Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_016

Maximum Building Height (m)

A	3	S2	24
E	6	T1	25
H	7.5	T2	27
I	8	T3	28
J	9	T4	29
L	11	U1	30
M	12	V1	35
O	15	X	45
P	18	Y	50
Q1	19	AA1	60
Q2	20	AA2	65
R	22	AA3	70
S1	23		

Existing Building Height

- Area 11 (Refer to Clause XXX)
- Area 12 (Refer to Clause XXX)

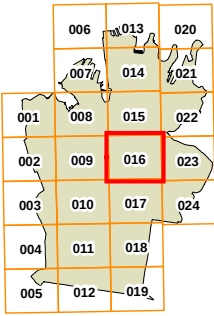
Maximum Building Height (m)

Heights shown on map in RL (m)

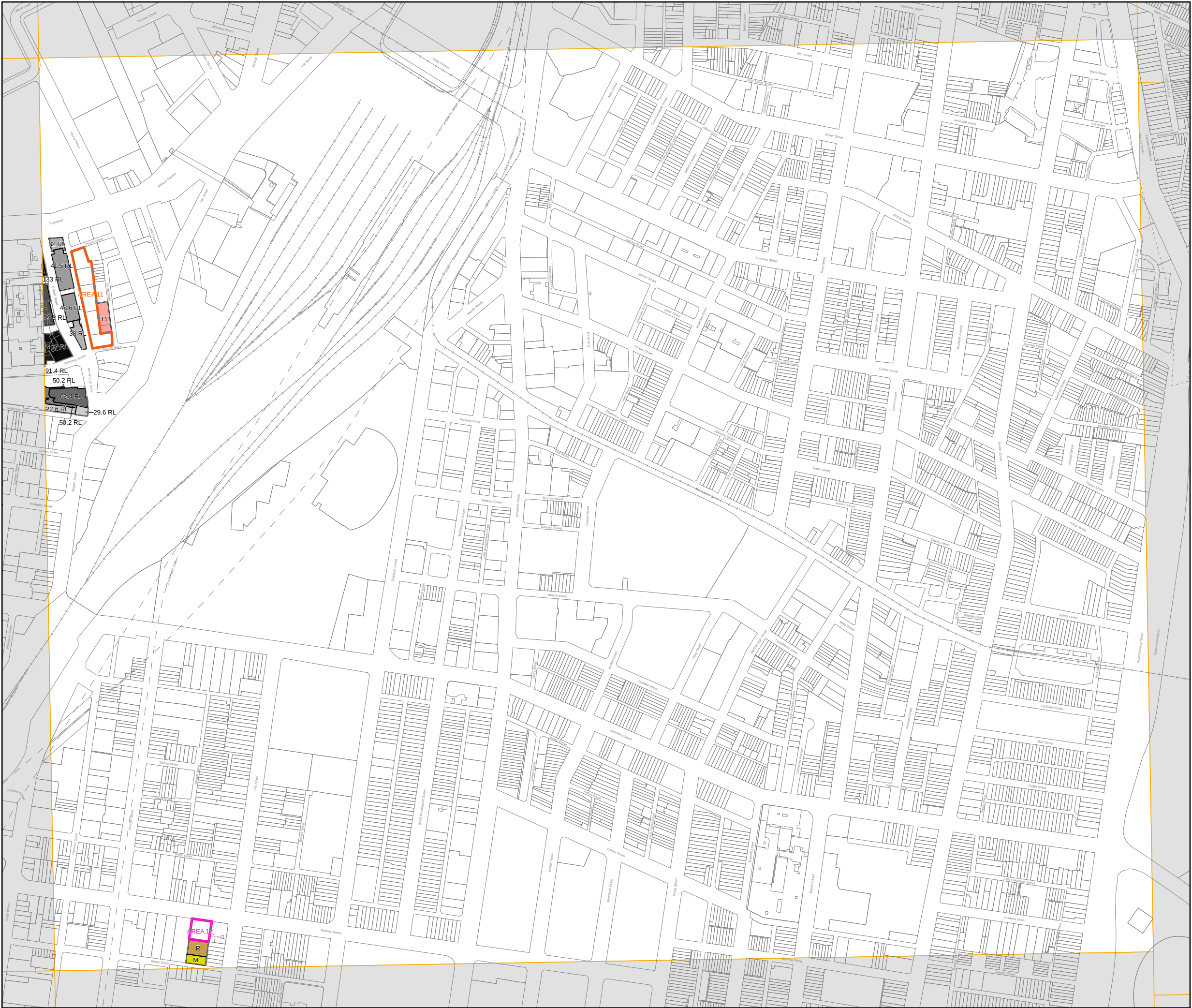
20 - 30	80 - 90
30 - 40	90 - 100
40 - 50	100 - 110
50 - 60	110 - 120
60 - 70	120 - 140
70 - 80	

Cadastre

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Scale: 1:5,000 @ A3



Sydney Local Environmental Plan 2012

Height of Buildings Map - Sheet HOB_017

Maximum Building Height (m)

A	3	S2	24
E	6	T1	25
H	7.5	T2	27
I	8	T3	28
J	9	T4	29
L	11	U1	30
M	12	V1	35
O	15	X	45
P	18	Y	50
Q1	19	AA1	60
Q2	20	AA2	65
R	22	AA3	70
S1	23		

Existing Building Height

- Area 11 (Refer to Clause XXX)
- Area 12 (Refer to Clause XXX)

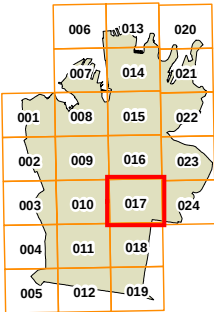
Maximum Building Height (m)

Heights shown on map in RL (m)

20 - 30	80 - 90
30 - 40	90 - 100
40 - 50	100 - 110
50 - 60	110 - 120
60 - 70	120 - 140
70 - 80	

Cadastre

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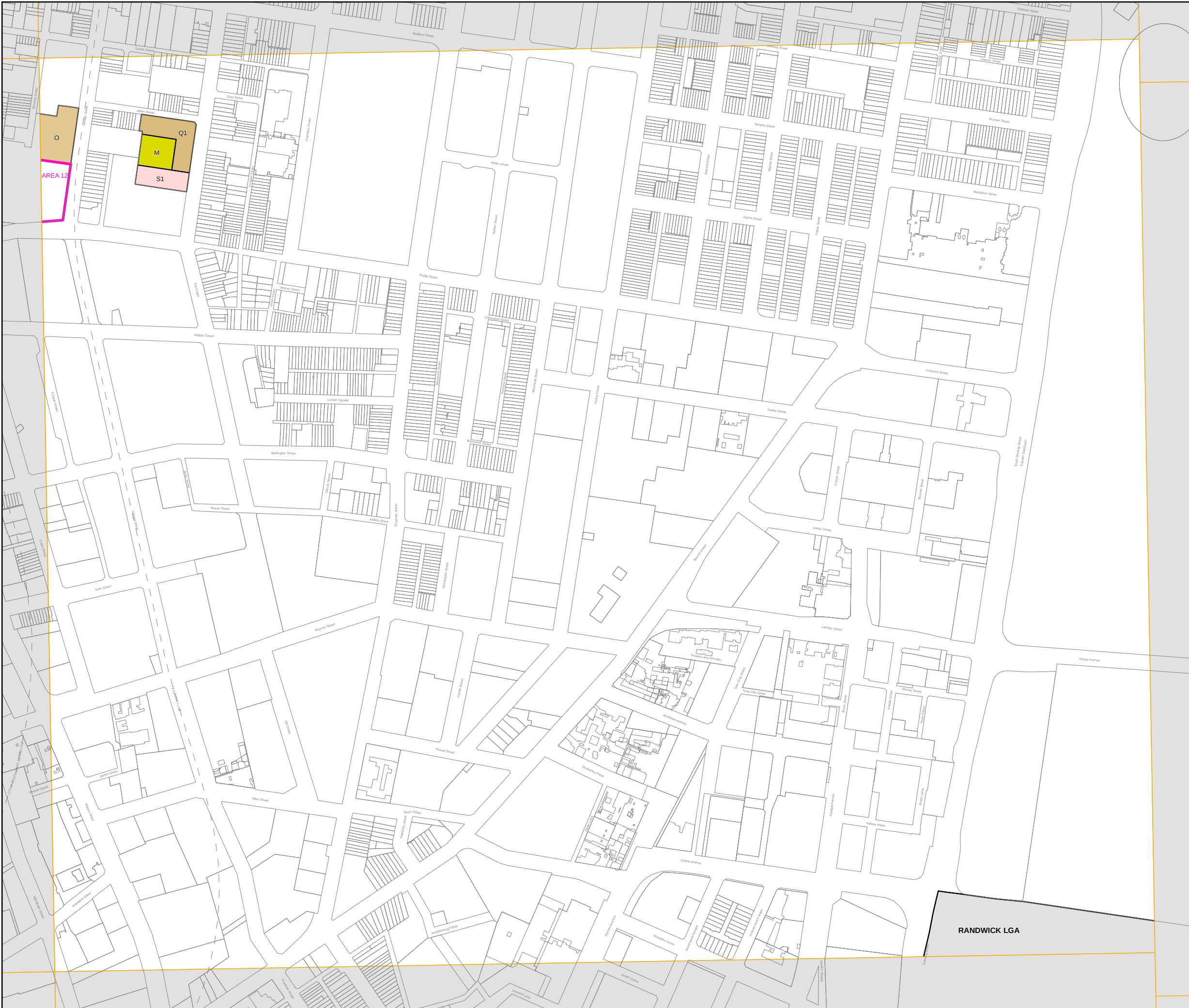


0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_HOB_017_005_20241113



Maximum Building Height (m)

Existing Building Height

- Maximum Building Height (m)

Heights shown on map in RL (m)

Cadastre

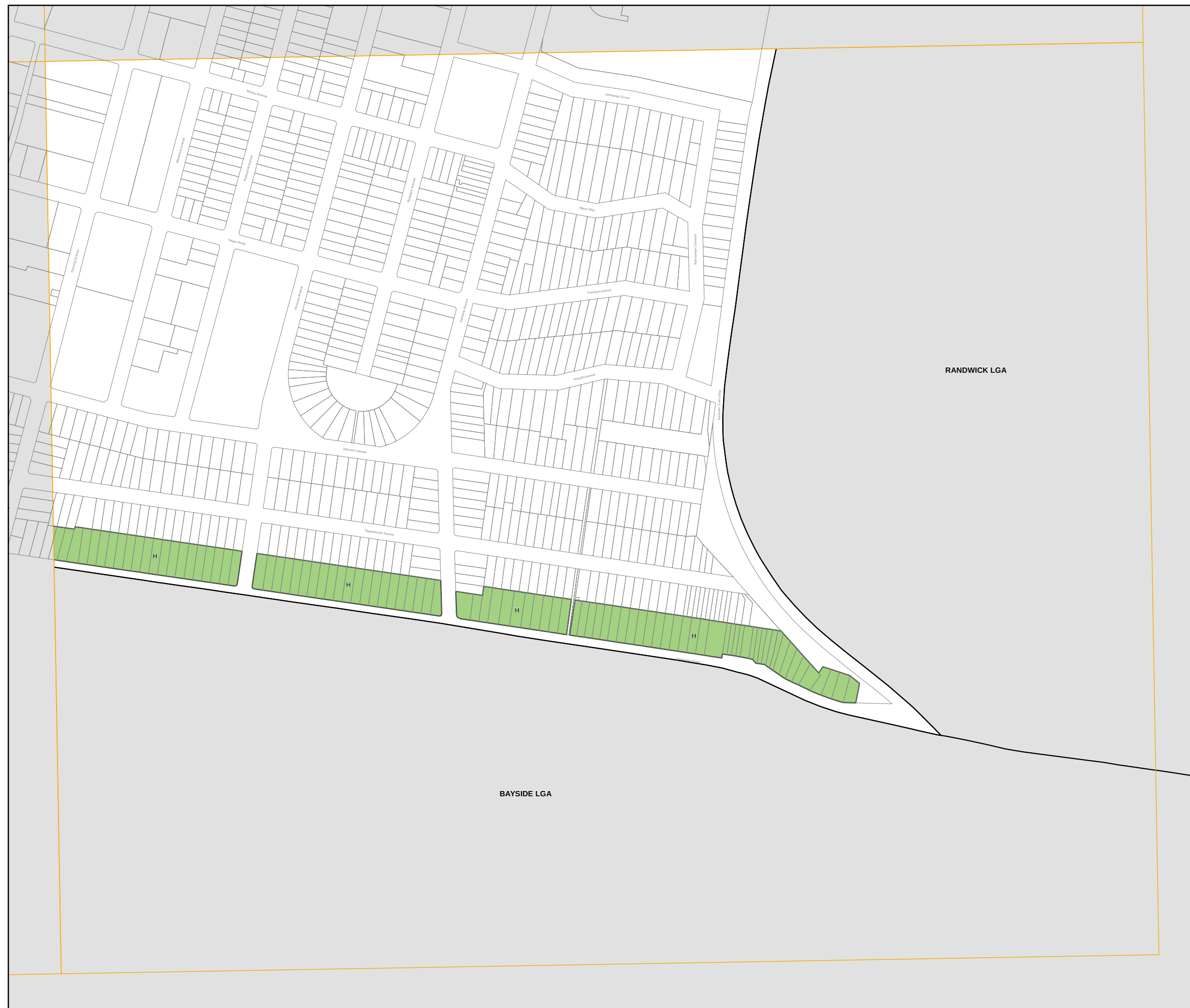
 Cadastre 05/09/2023 © City of Sydney



Projection: GDA 1994
Zone 56

Scale: 1:5,000 @ A3

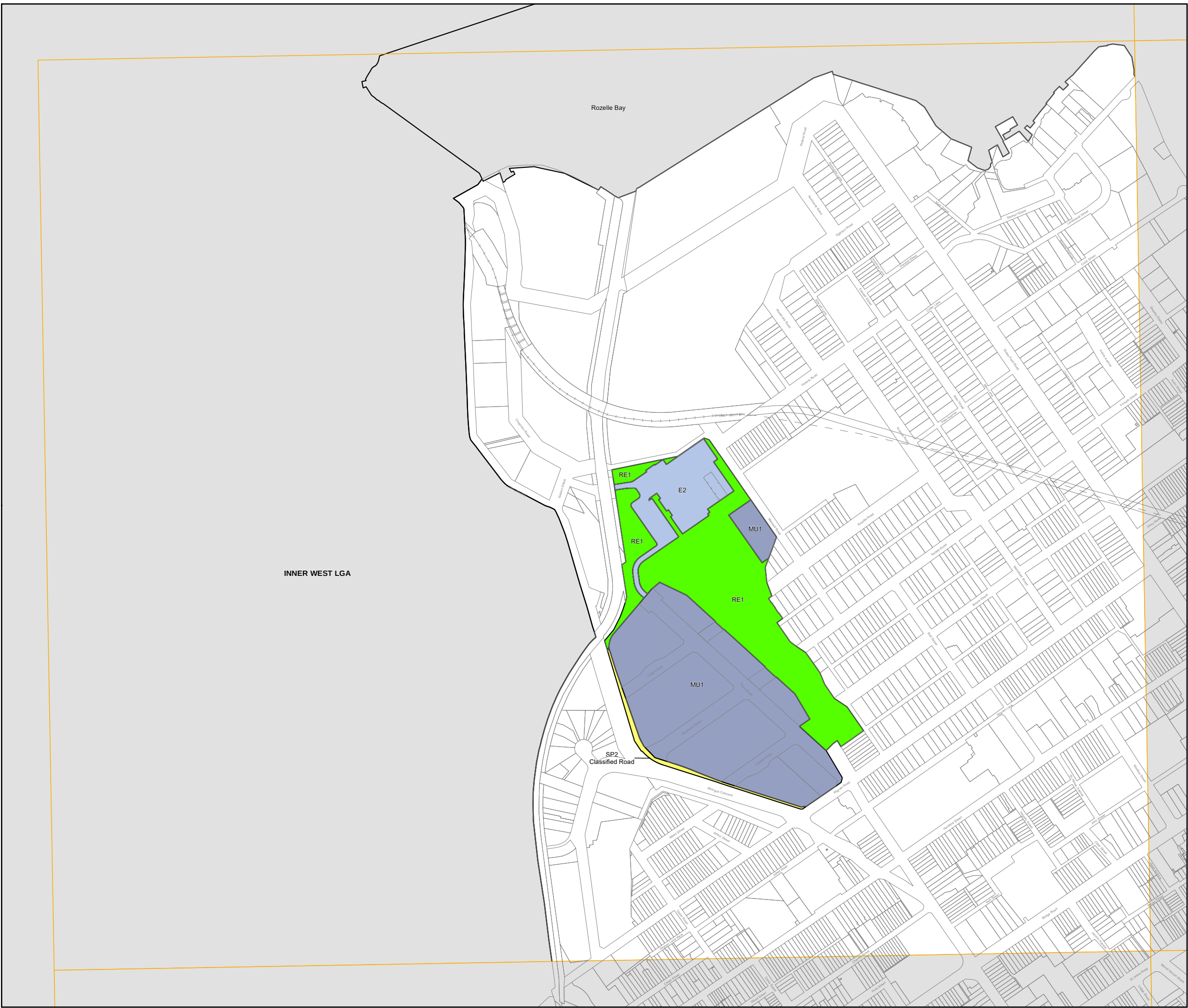
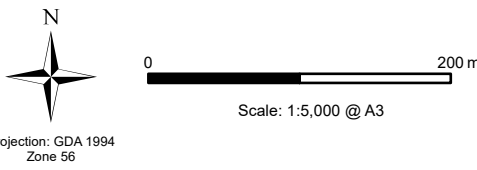
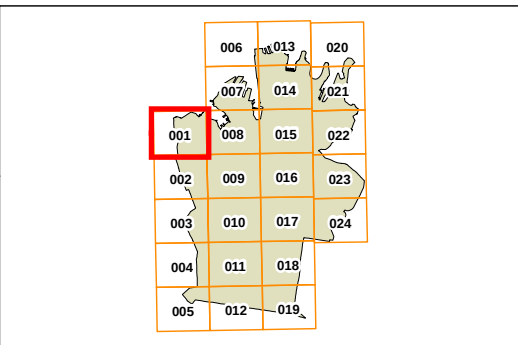
Map identification number:
7200 COM HOB 019 005 20230905



Land Zoning Map - Sheet LZN_001

- Zone**
- E1 Local Centre
 - E2 Commercial Centre
 - E3 Productivity Support
 - MU1 Mixed Use
 - R1 General Residential
 - R2 Low Density Residential
 - SP1 Special Activities
 - SP2 Infrastructure
 - RE1 Public Recreation

Cadastre
Cadastre 14/11/2023 © City of Sydney

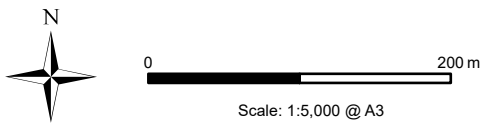
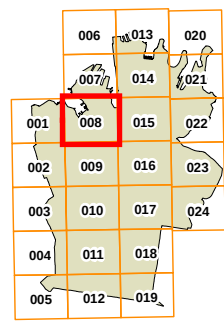
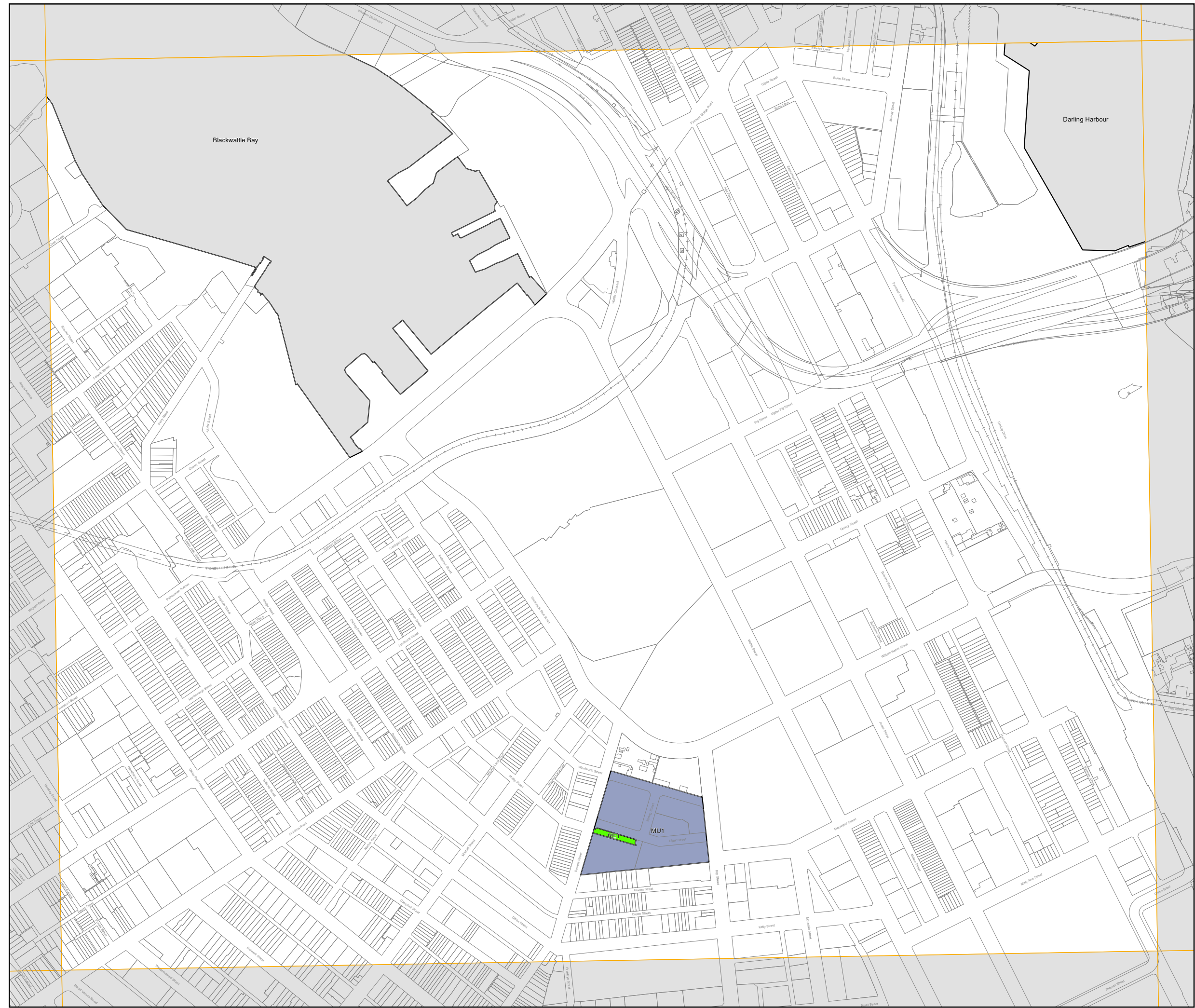


Land Zoning Map - Sheet LZN_008

- Zone**
- E1 Local Centre
 - E2 Commercial Centre
 - E3 Productivity Support
 - MU1 Mixed Use
 - R1 General Residential
 - R2 Low Density Residential
 - SP1 Special Activities
 - SP2 Infrastructure
 - RE1 Public Recreation

Cadastre
Cadastre 14/11/2023 © City of Sydney

Pre-Exhibition

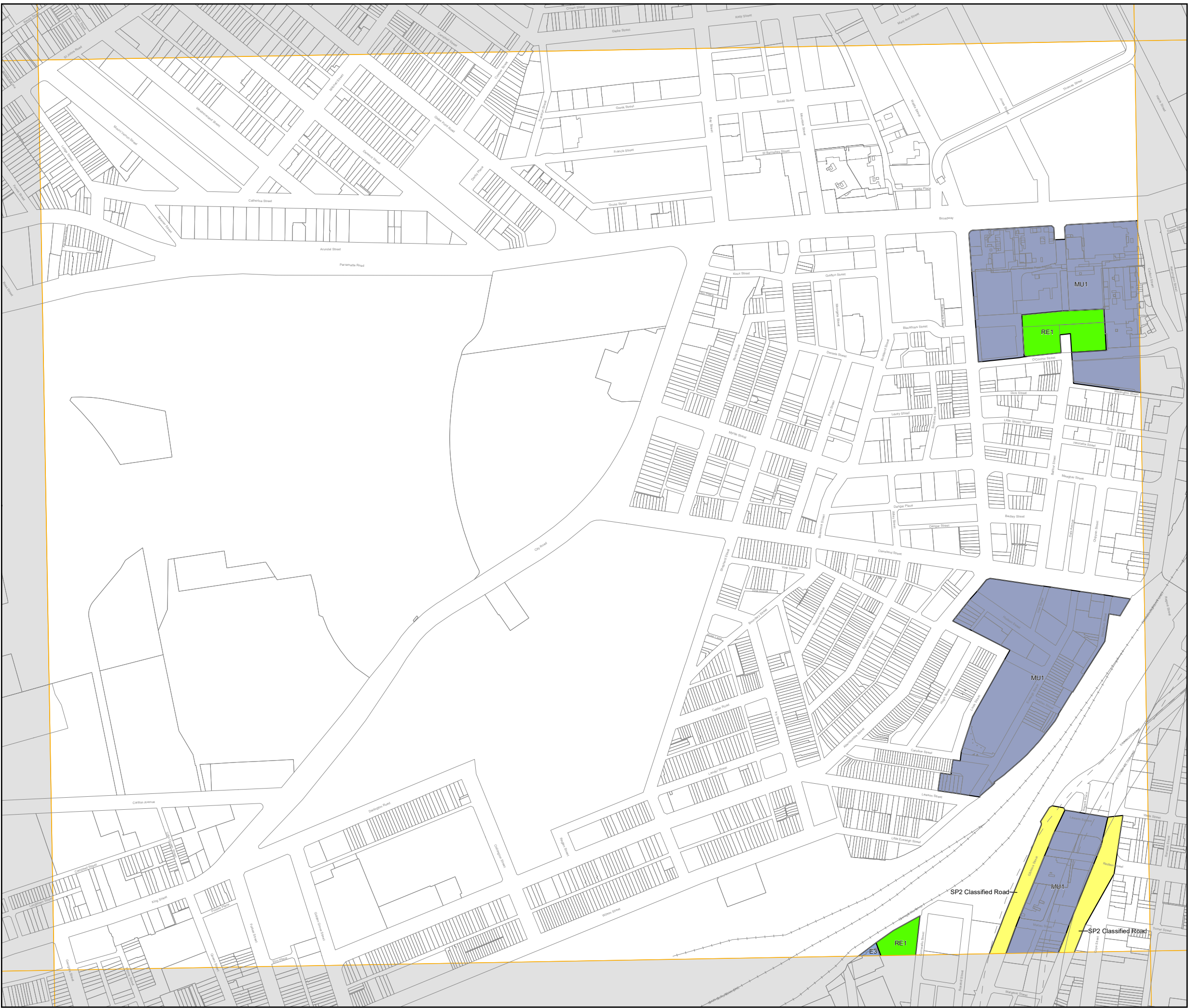


Zone

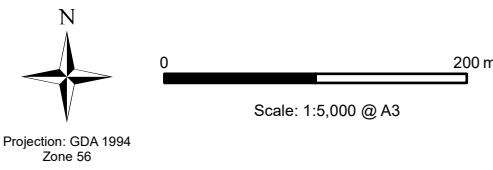
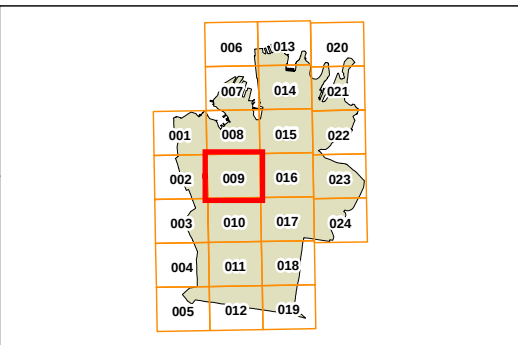
- E1 Local Centre
- E2 Commercial Centre
- E3 Productivity Support
- MU1 Mixed Use
- R1 General Residential
- R2 Low Density Residential
- SP1 Special Activities
- SP2 Infrastructure
- RE1 Public Recreation

Cadastre

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Pre-Exhibition



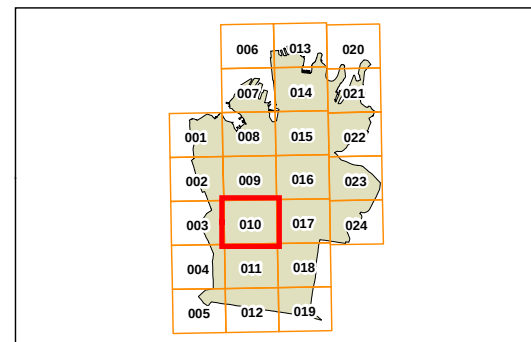
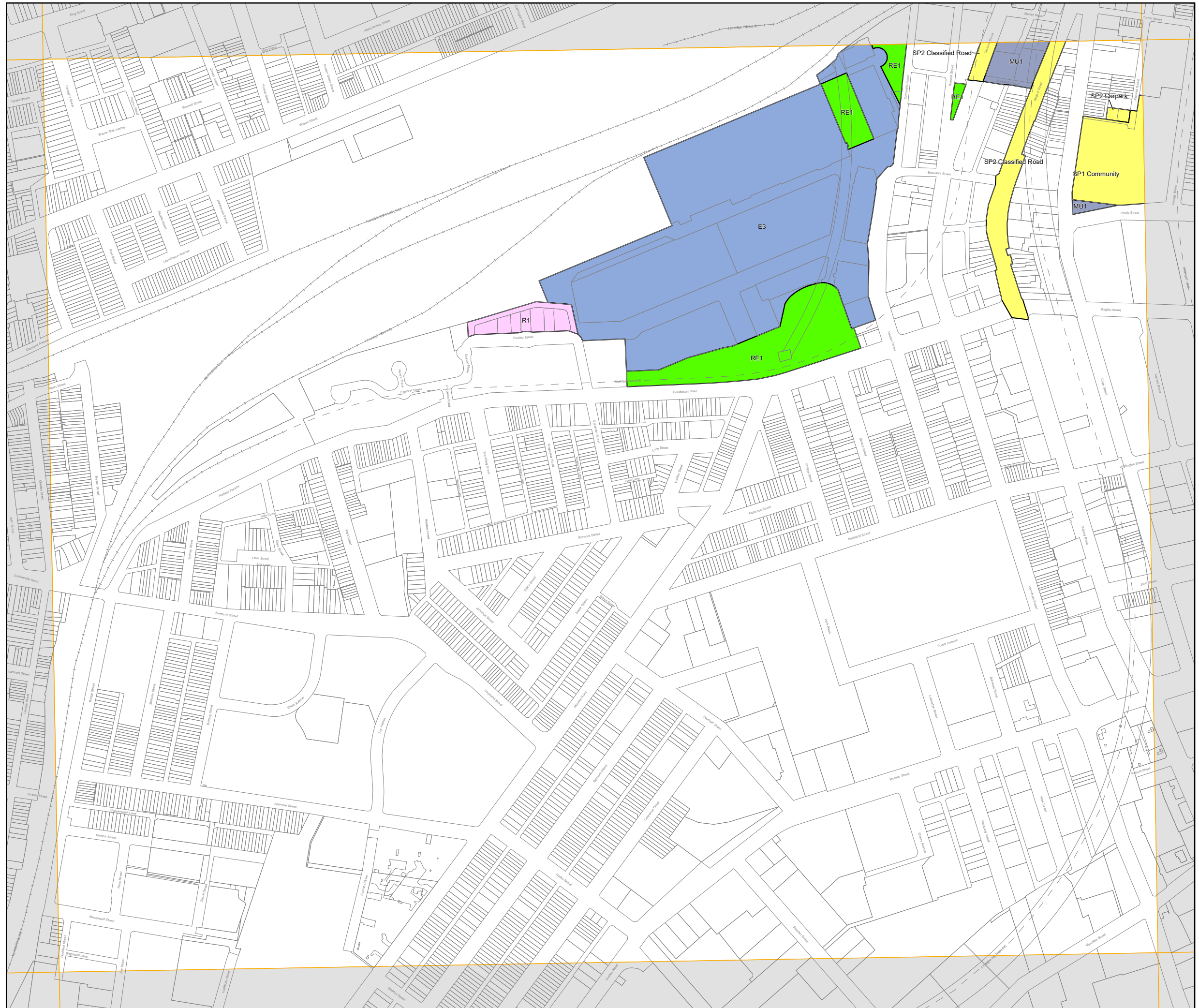
Land Zoning Map - Sheet LZN_010

Zone

- E1 Local Centre
- E2 Commercial Centre
- E3 Productivity Support
- MU1 Mixed Use
- R1 General Residential
- R2 Low Density Residential
- SP1 Special Activities
- SP2 Infrastructure
- RE1 Public Recreation

Cadastre

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0 200 m

Scale: 1:5,000 @ A3

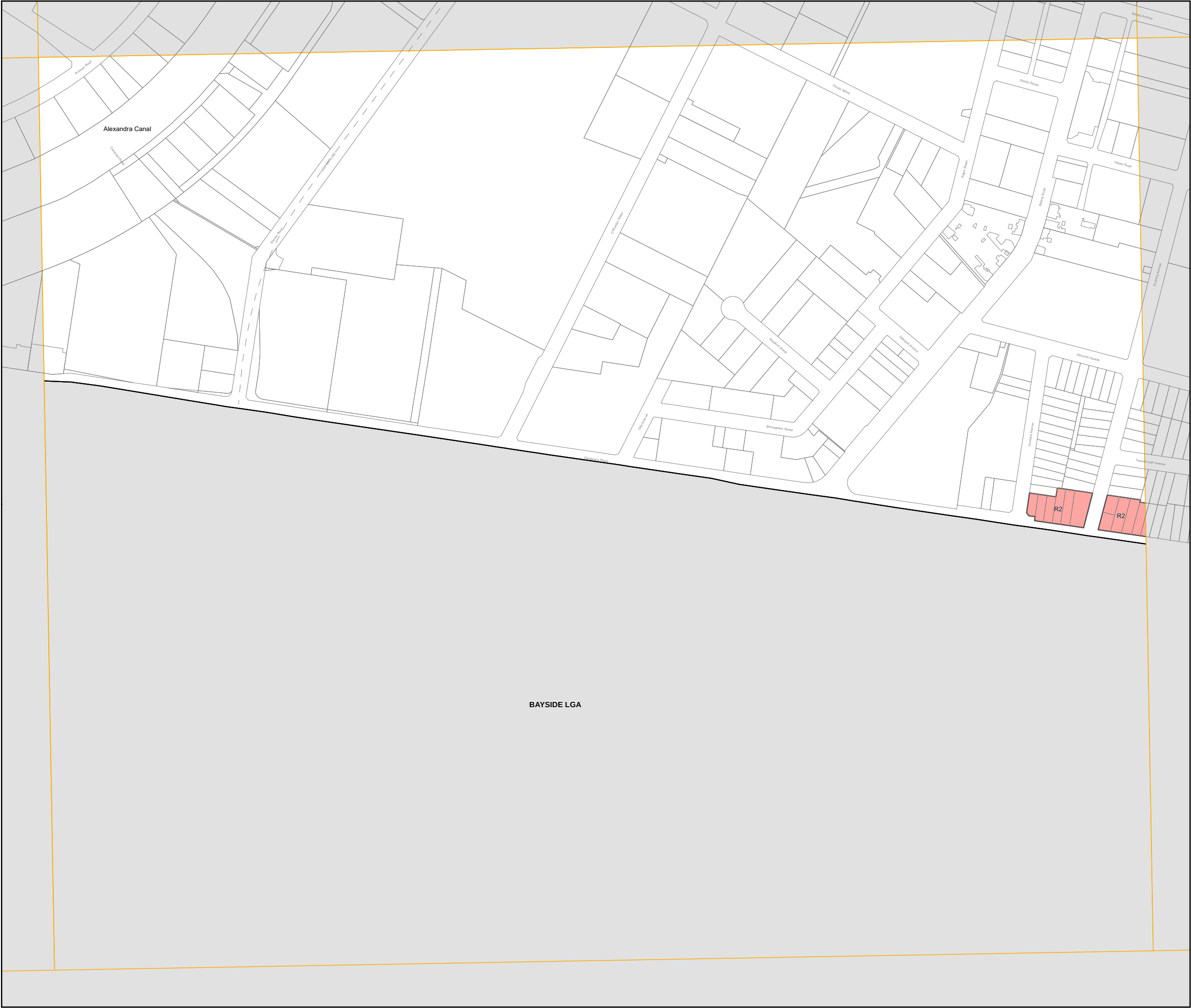
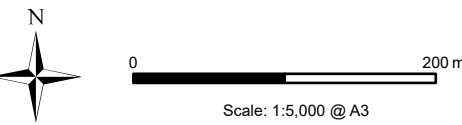
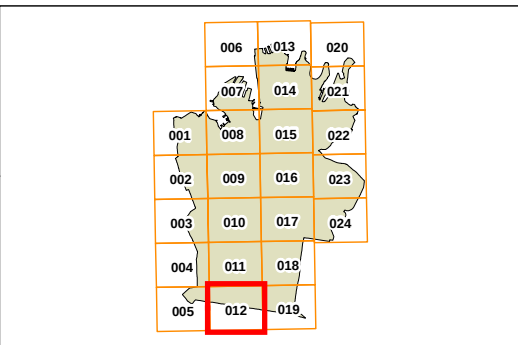
Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_LZN_010_005_20231114

Land Zoning Map - Sheet LZN_012

- Zone**
- E1 Local Centre
 - E2 Commercial Centre
 - E3 Productivity Support
 - MU1 Mixed Use
 - R1 General Residential
 - R2 Low Density Residential
 - SP1 Special Activities
 - SP2 Infrastructure
 - RE1 Public Recreation

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Sydney Local Environmental Plan 2012

Land Zoning Map - Sheet LZN_016

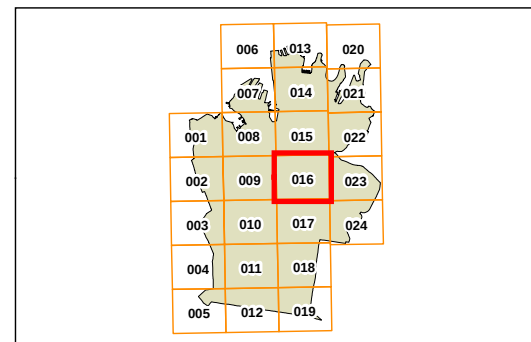
Zone

- E1** Local Centre
- E2** Commercial Centre
- E3** Productivity Support
- MU1** Mixed Use
- R1** General Residential
- R2** Low Density Residential
- SP1** Special Activities
- SP2** Infrastructure
- RE1** Public Recreation

Cadastre

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Pre-Exhibition

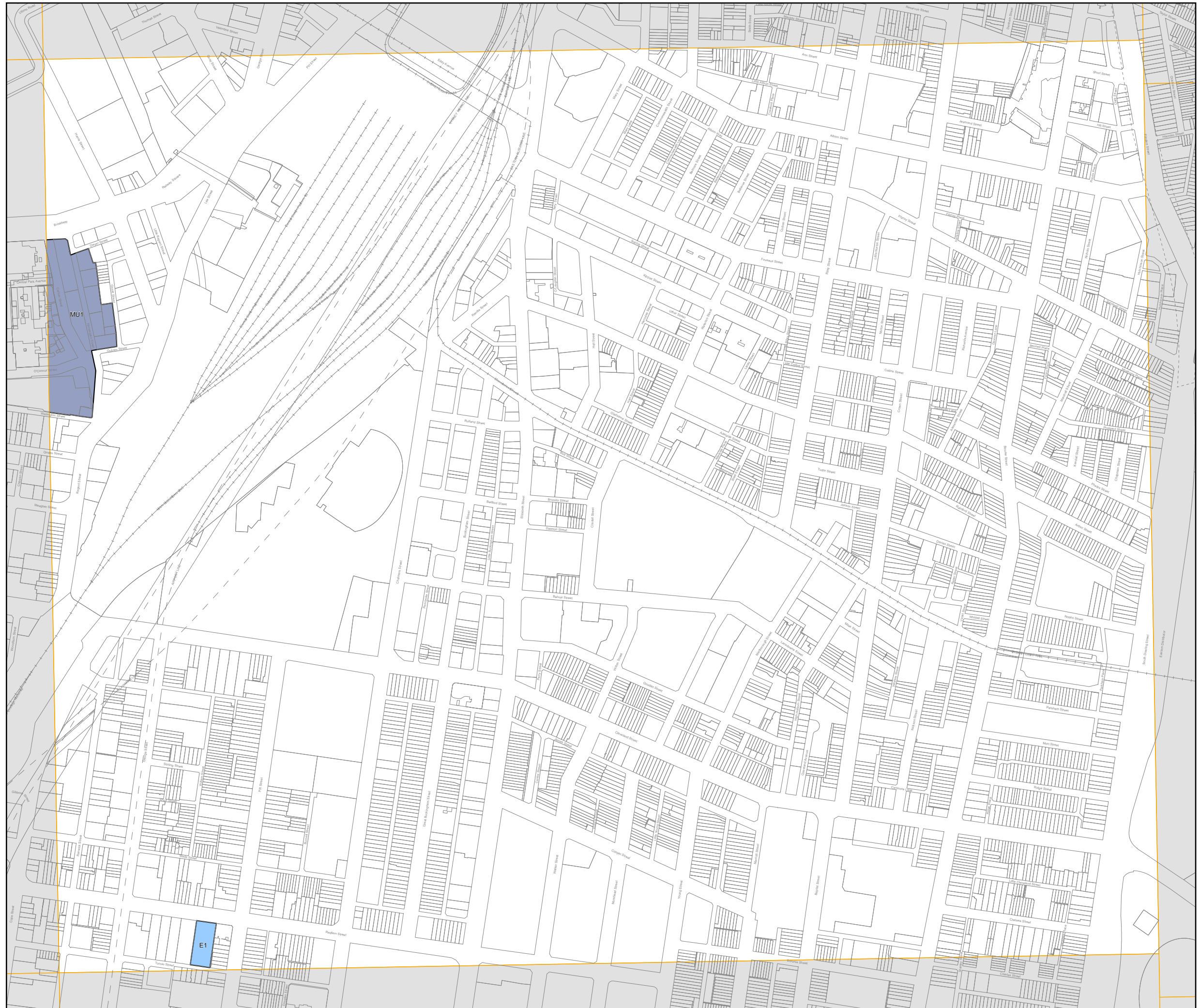


0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56

Map identification number:
7200_COM_LZN_016_005_20231114



Land Zoning Map - Sheet LZN_017

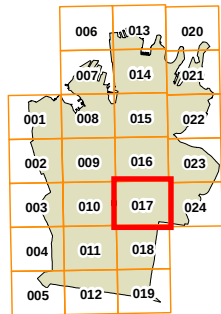
Zone

- E1 Local Centre
- E2 Commercial Centre
- E3 Productivity Support
- MU1 Mixed Use
- R1 General Residential
- R2 Low Density Residential
- SP1 Special Activities
- SP2 Infrastructure
- RE1 Public Recreation

Cadastre

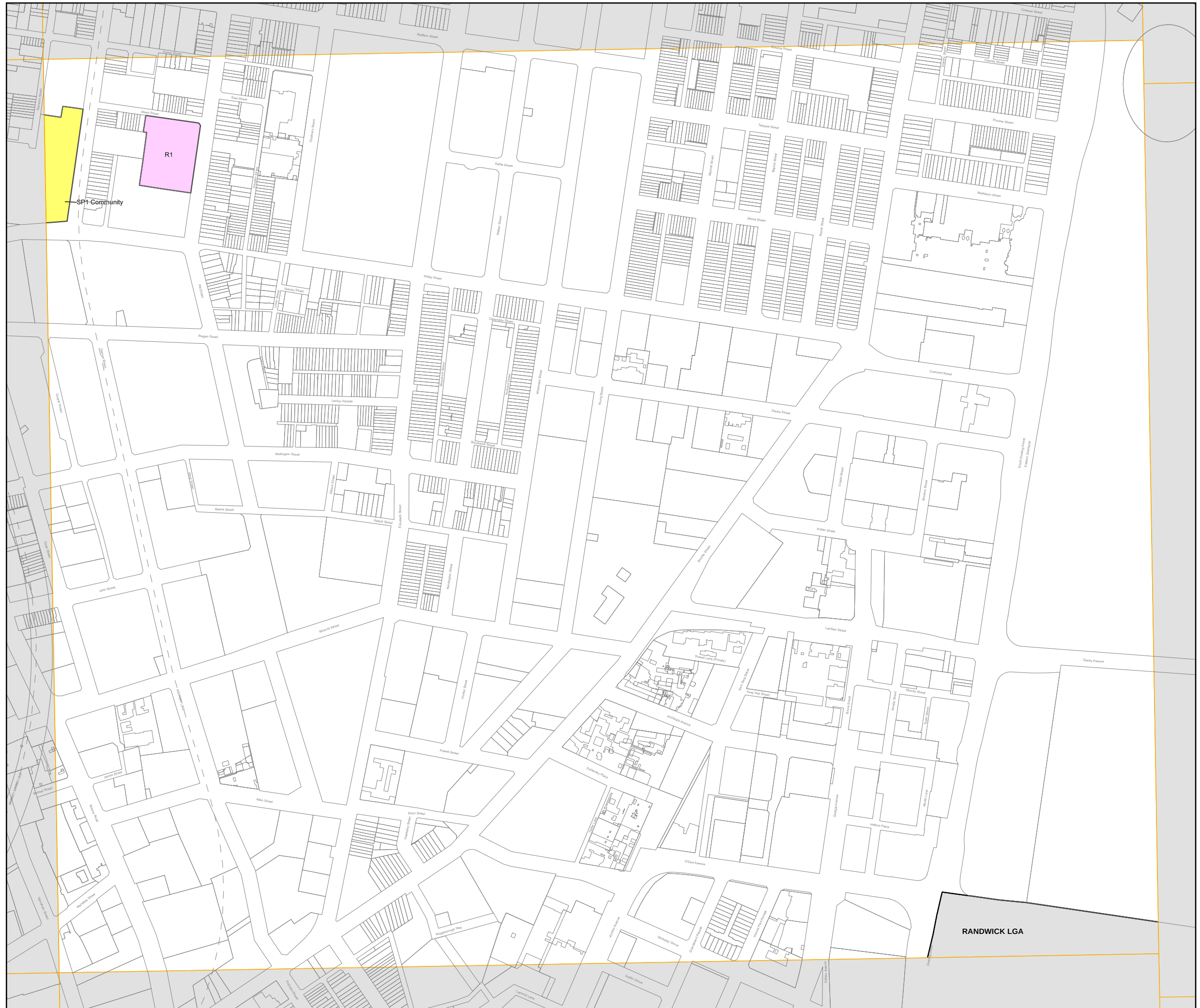
- Cadastre 14/11/2023 © City of Sydney

Pre-Exhibition



0 200 m

Scale: 1:5,000 @ A3

Projection: GDA 1994
Zone 56Map identification number:
7200_COM_LZN_017_005_20231114

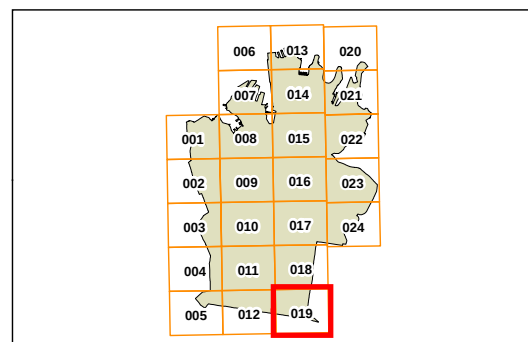
Land Zoning Map - Sheet LZN_019

Zone

- | | |
|-----|-------------------------|
| E1 | Local Centre |
| E2 | Commercial Centre |
| E3 | Productivity Support |
| MU1 | Mixed Use |
| R1 | General Residential |
| R2 | Low Density Residential |
| SP1 | Special Activities |
| SP2 | Infrastructure |
| RE1 | Public Recreation |

Cadastre

 Cadastre 14/11/2023 © City of Sydney

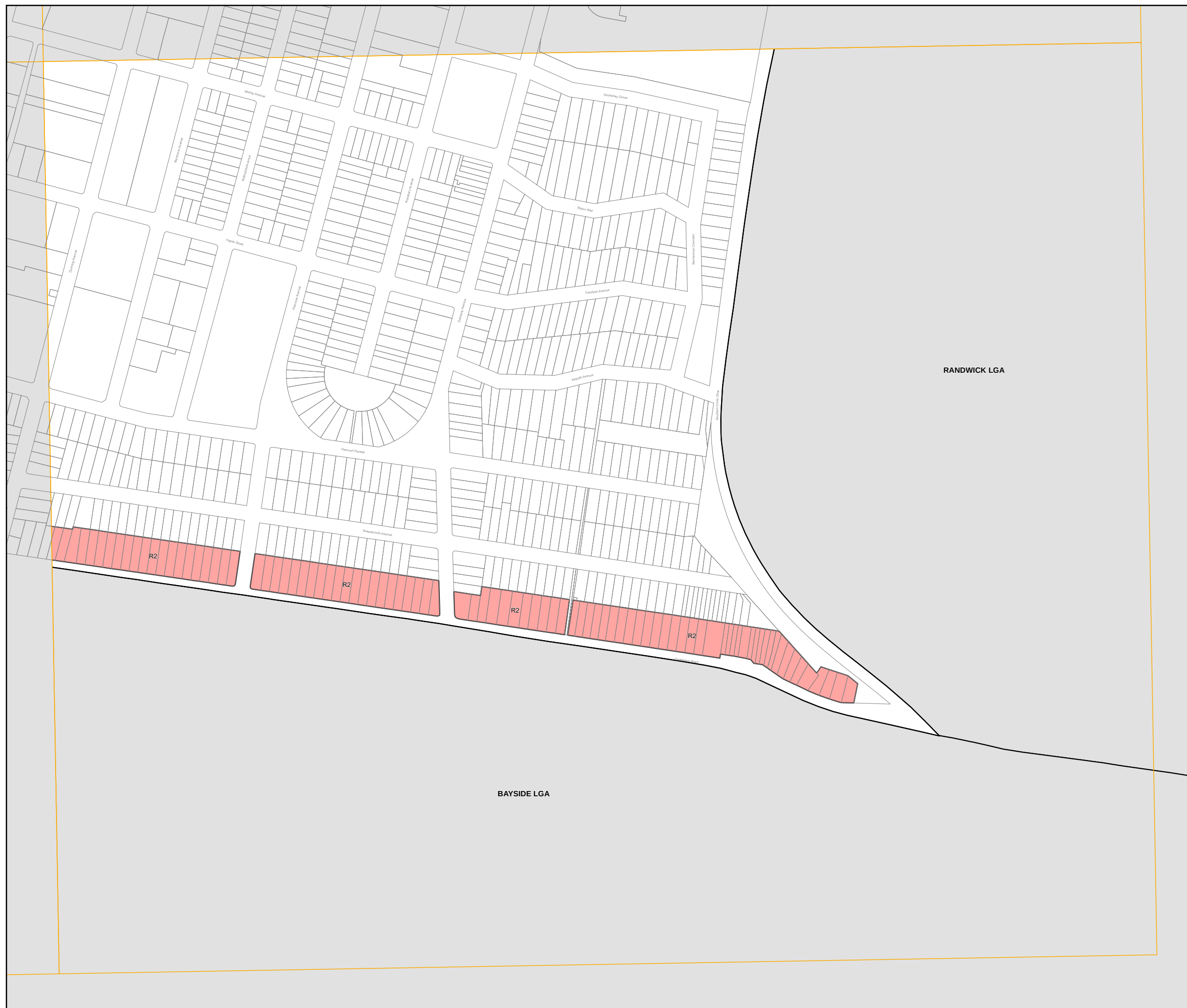


Projection: GDA 1994
Zone 56

0 200 m

Scale: 1:5,000 @ A3

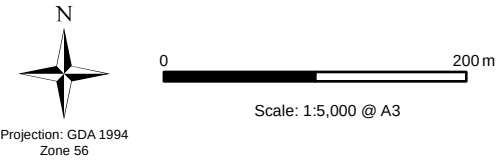
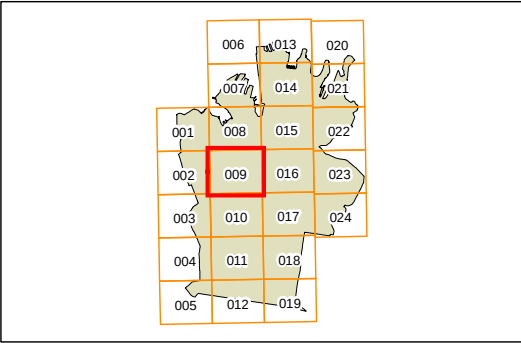
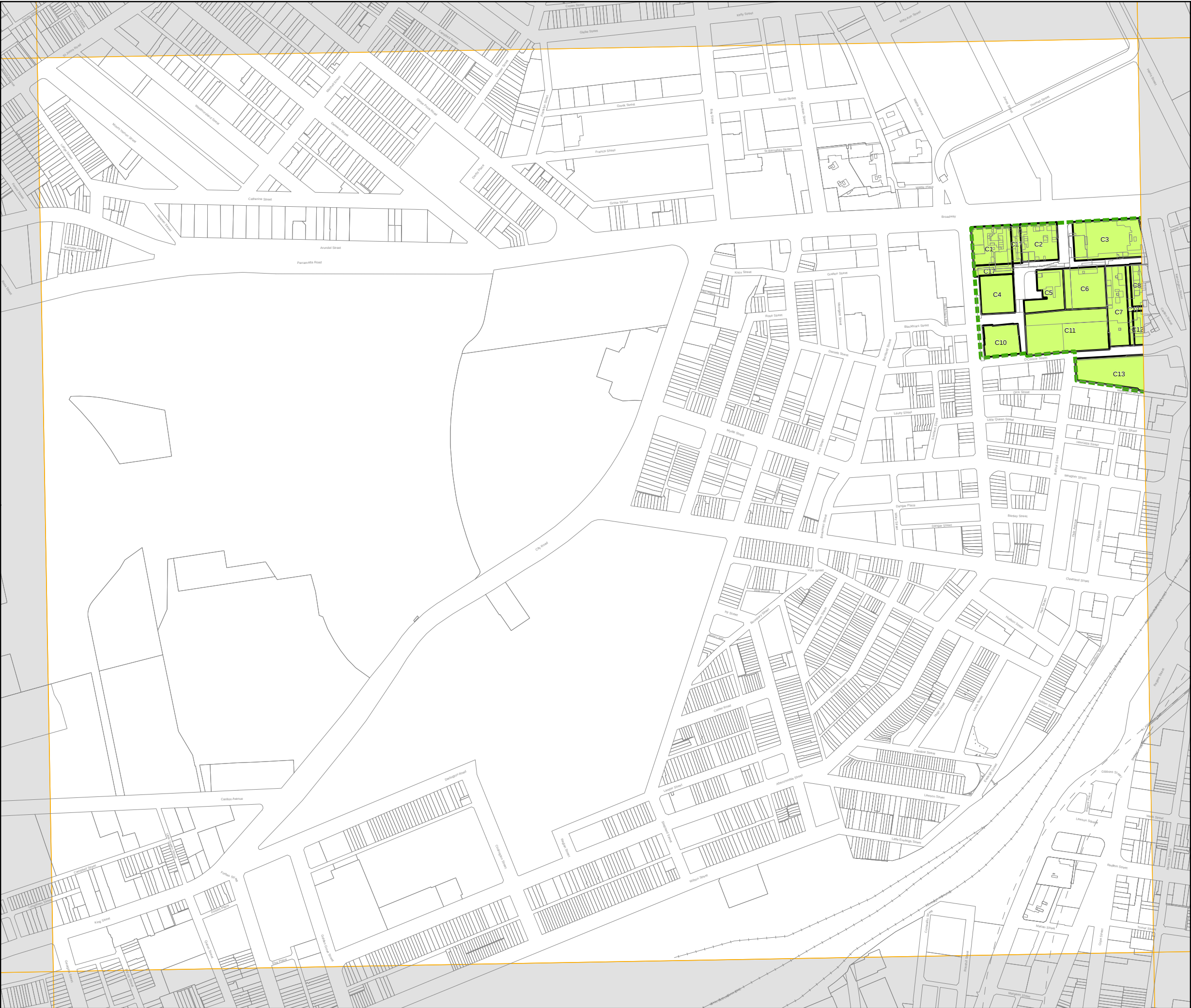
Map identification number:
7200_COM_LZN_019_005_20231114



Special Provision Area Map
- Sheet SPA_009

Sites
Central Park-CUB (refer to Clause XXX)

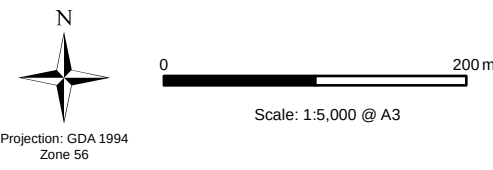
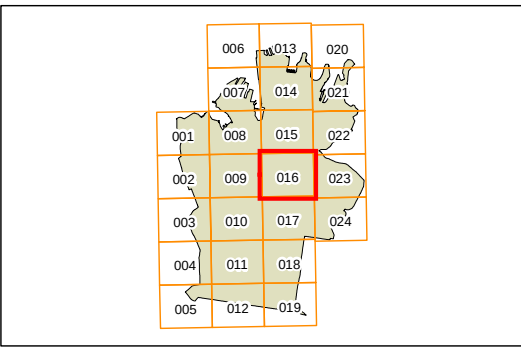
Cadastre
Cadastre 10/10/2024 © City of Sydney



Special Provision Area Map
- Sheet SPA_016

Sites
Central Park-CUB (refer to Clause XXX)

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Cadastre 10/10/2024 © City of Sydney



State Environmental Planning Policy (Precincts–Eastern Harbour City) 2021

– Redfern–Waterloo Authority Sites maps

Amend the following State Environmental Planning Policy (Precincts–Eastern Harbour City) 2021 maps to remove the subject sites and transfer to Sydney Local Environmental Plan 2012:

- Land Application Map (sheet 001)
- Additional Permitted Uses Map (sheet 001)
- Floor Space Ratio Map (sheet 001)
- Gross Floor Area Map (sheet 001)
- Height of Buildings Map (sheet 001)
- Heritage Map (sheet 001)
- Land Zoning Map (sheet 001)

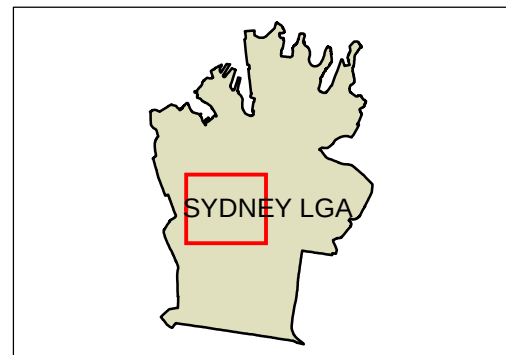
**State Environmental Planning Policy (Major Development) 2005
Redfern – Waterloo Authority Sites — Land Application Map**

Sheet LAP_001

 Subject Land
 Area A

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 Cadastre 06/12/2023 © Spatial Services

**Update map to
exclude all areas
shown hatched in
red from the SEPP,
to be transferred
to Sydney LEP
2012.**

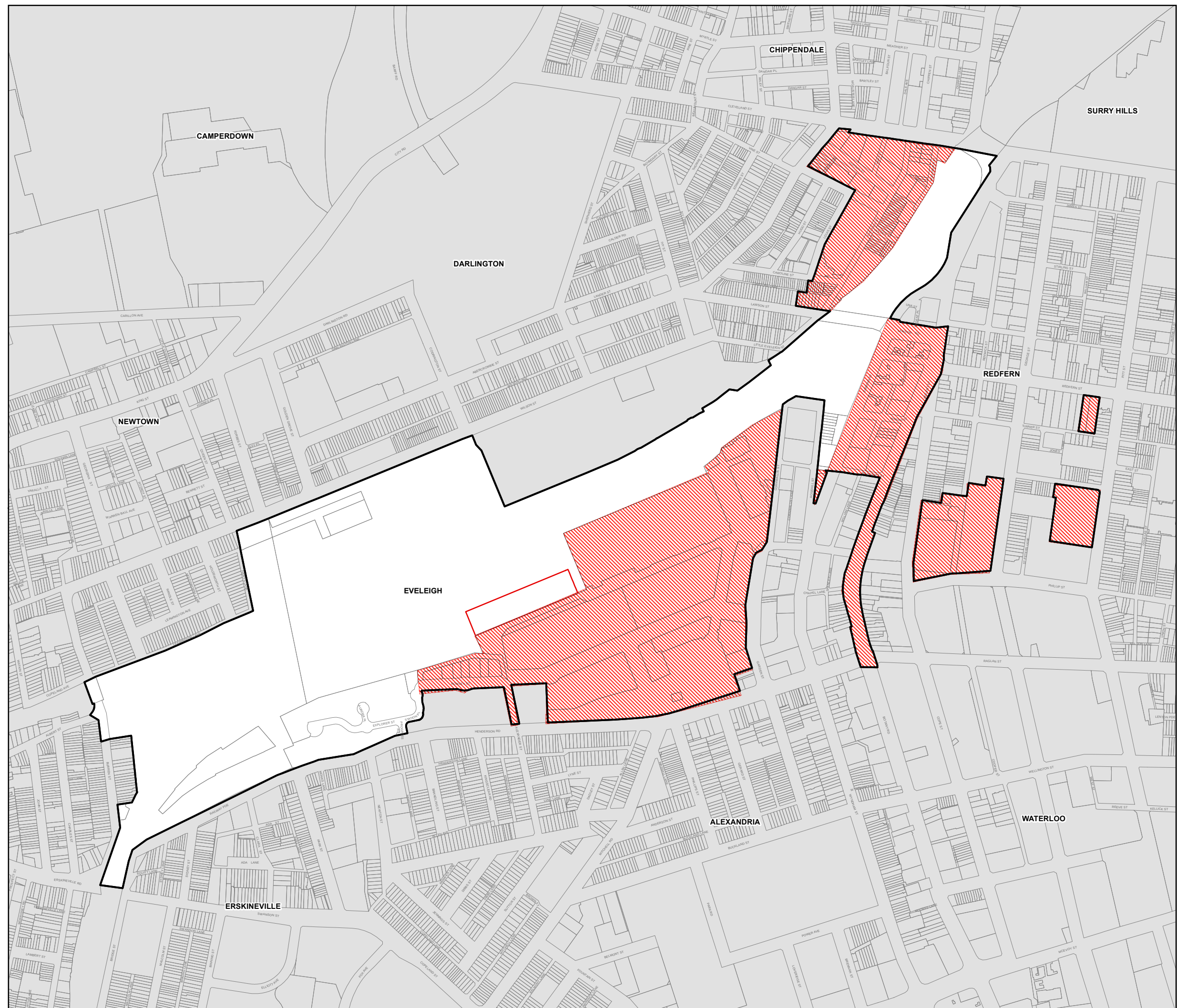


0 50 100 150
Metres

Projection: GDA 1994
MGA Zone 56

Scale: 1:6,000 @ A3

Map Identification Number: SEPP_MD_RWA_LAP_001_20231206

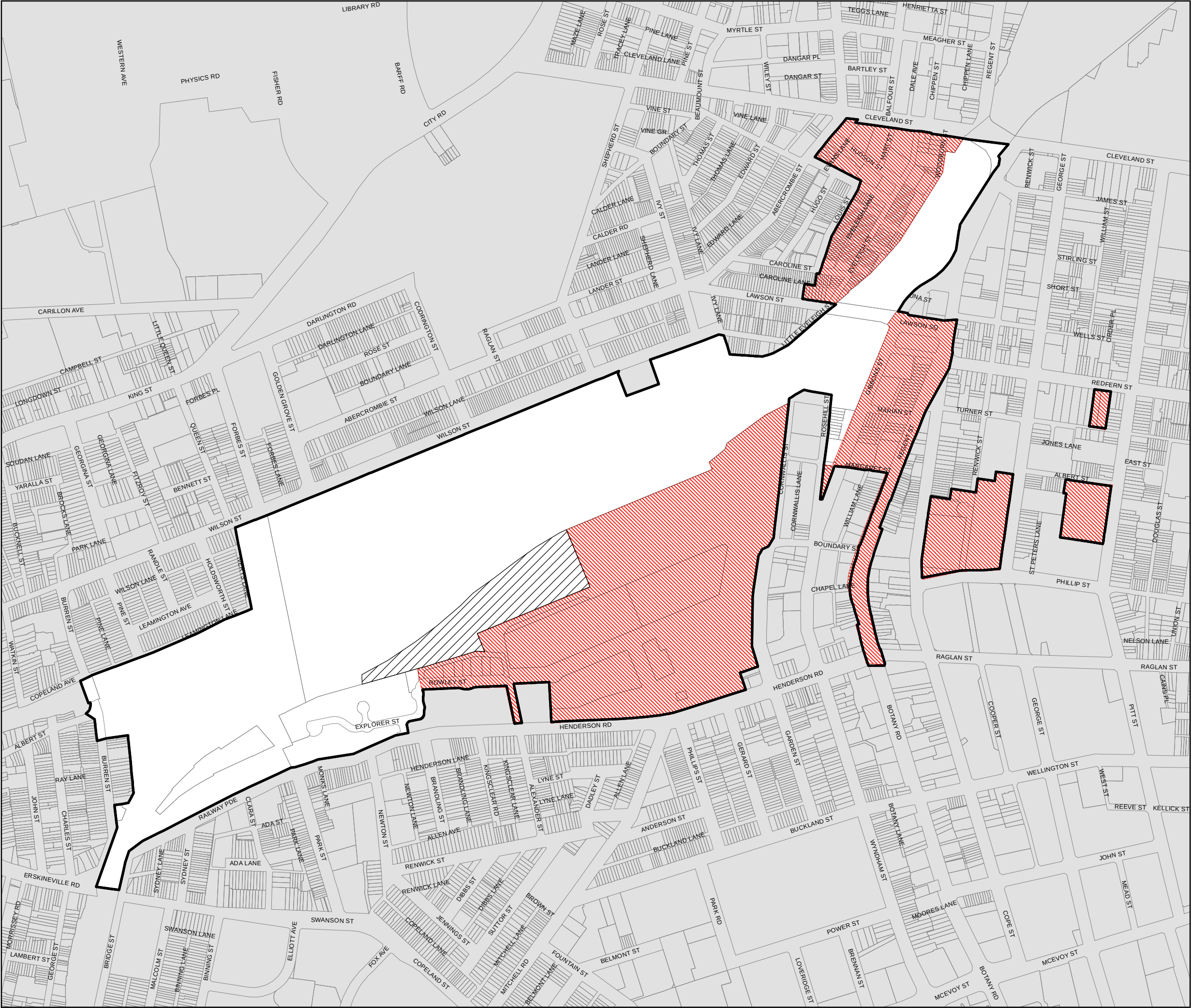
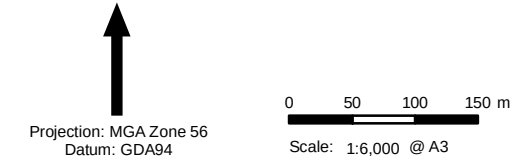


**State Environmental Planning
Policy (Major Development) 2005
Redfern-Waterloo Authority Sites—
Additional Permitted Uses Map**

Sheet APU_001

-  Subject Land
-  Clause 23A
- Cadastre**
-  Cadastre 09/09/2011 © NSW LPI

**Update map to
exclude all areas
shown hatched in
red from the SEPP,
to be transferred
to Sydney LEP
2012.**





Planning and
Environment

State Environmental Planning
Policy (Major Development) 2005
Redfern - Waterloo Authority
Sites — Floor Space Ratio Map

Sheet FSR_001

Subject Land

Floor Space Ratio (n:1)

Total Maximum FSR/FSR For Residential Component

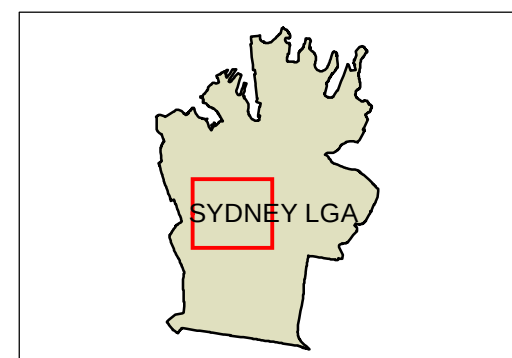
N	1:1	0.5:1
S	1.5:1	0.75:1
T2	2:1	1:1
T3	2:1	2:1
V	3:1	1:1

Maximum FSR

EX	Existing FSR
Q	1.3:1
T1	2:1
AB	7:1
	Private Road

Cadastre

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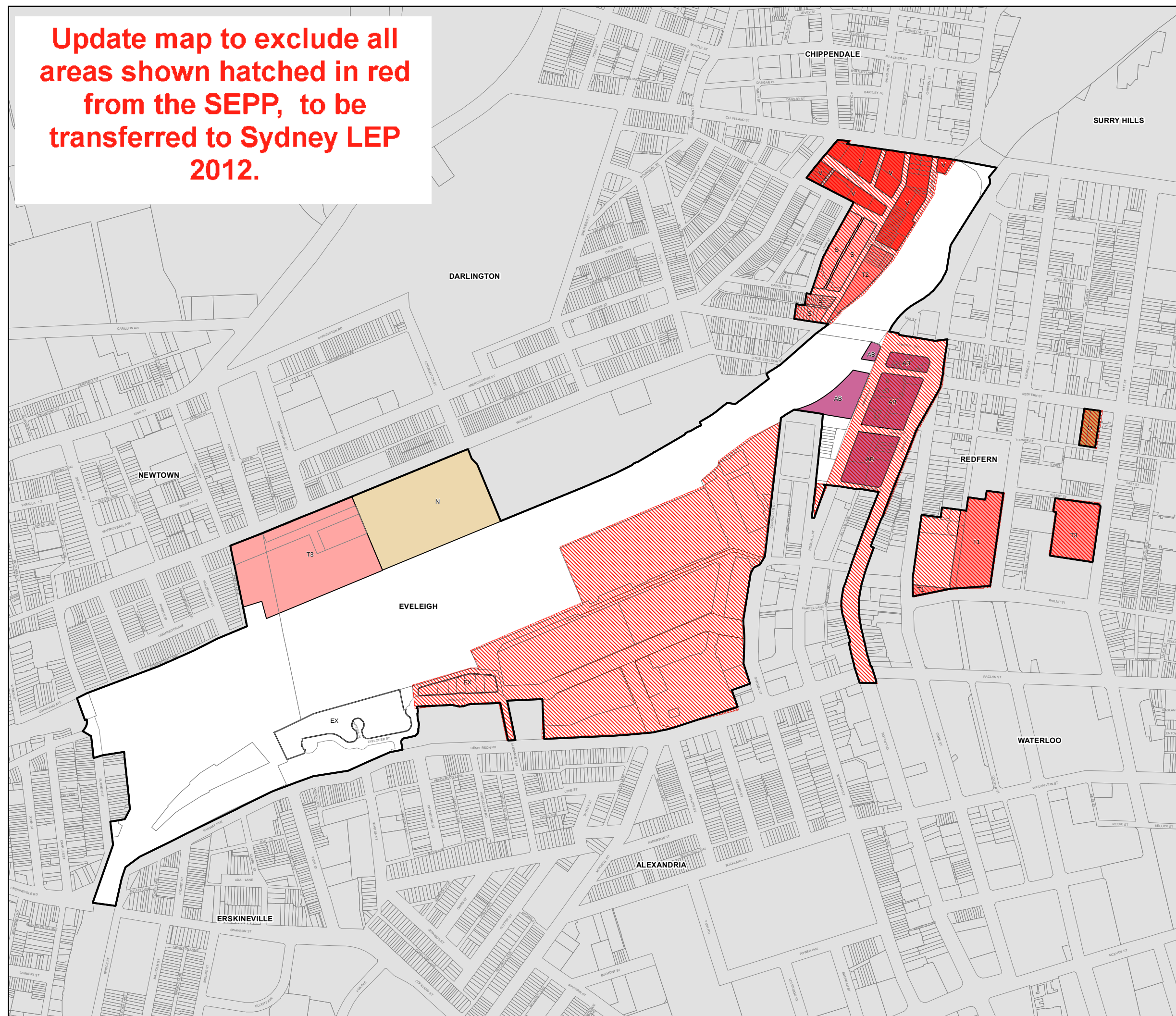
0 50 100 150
Metres

Projection: GDA 1994
MGA Zone 56

Scale: 1:6,000 @ A3

Map Identification Number: SEPP_MD_RWA_FSR_001_20221120

Update map to exclude all
areas shown hatched in red
from the SEPP, to be
transferred to Sydney LEP
2012.



**State Environmental Planning
Policy (Major Development) 2005
Redfern Waterloo Authority Sites
— Gross Floor Area Map**

Sheet GFA_001

	Subject Land
Maximum Gross Floor Area (m²)	
	A 42,055
	B 1,300
	C 6,955
	D 12,805
	E 3,976
	F 2,840
	G 8,305
	H 41,800
	I 42,000
	J 44,000
	K 16,450
	L 15,000
	Australian Technology Park
	Private Road

Cadastre
Cadastre 20/03/2023 © Spatial Services





Planning and
Environment

**State Environmental Planning
Policy (Major Development) 2005
Redfern-Waterloo Authority
Sites — Heritage Map**

Sheet HER_001

 Subject Land

 Heritage Item

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 Cadastre 20/11/2022 © Spatial Services

Australian Technology Park

- 1 Locomotive Workshop
- 2 New Locomotive Workshop
- 3 Works Manager's Office

South Eveleigh

- 4 Large Erecting Shop

North Eveleigh

- 5 Carriage Workshops
- 6 Blacksmith's Shop

Redfern Railway Station

- 11 Redfern Station Booking Office

Former Redfern Public School

- 12 Two Buildings on George and Phillip Streets

Former Rachel Forster Hospital

- 13 Five Storey Surgery Building and
Part of Two Storey Colonnade Building

Former Local Court House

- 14 Former Court House Building



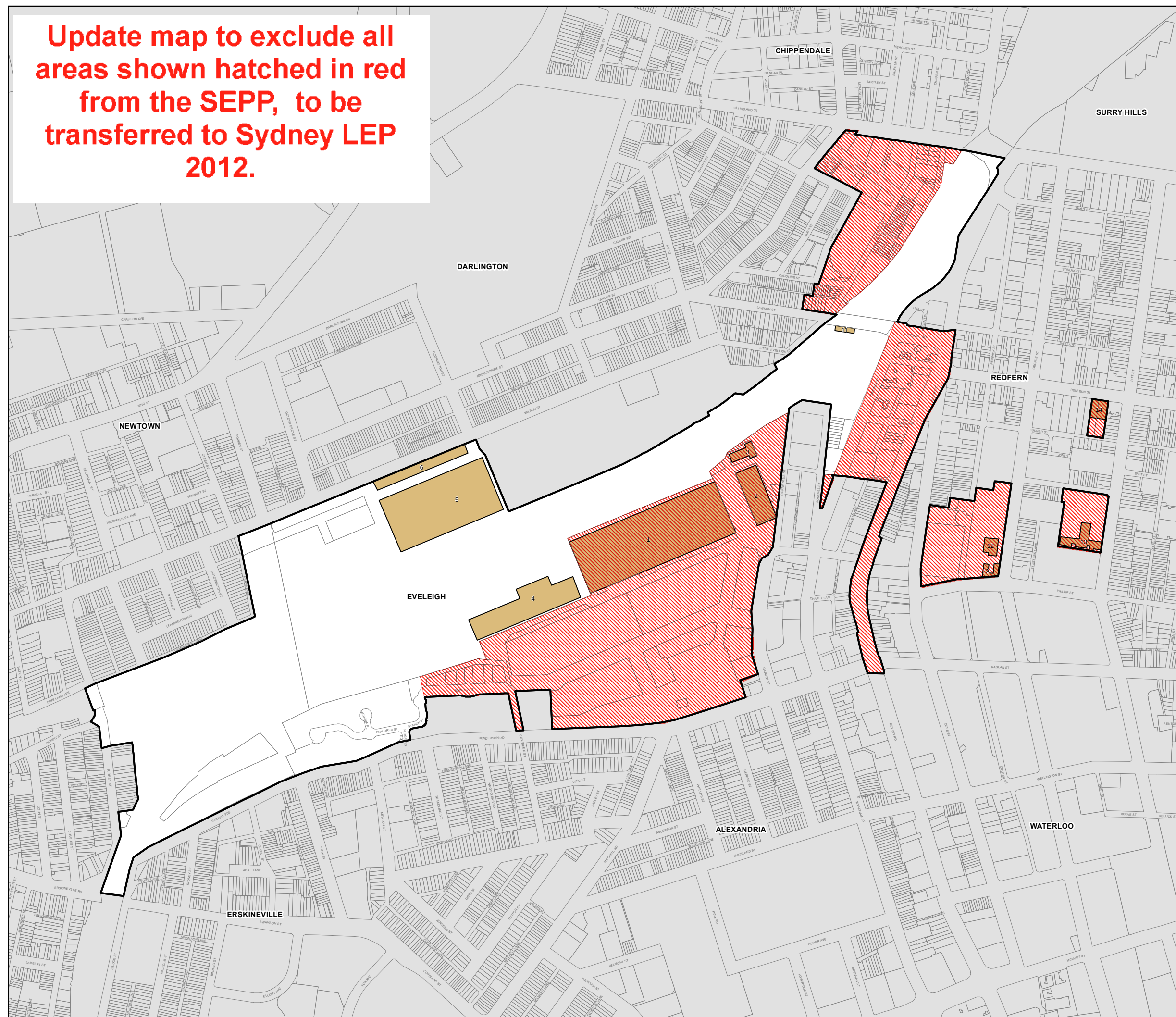
0 50 100 150
Metres

Projection: GDA 1994
MGA Zone 56

Scale: 1:6,000 @ A3

Map Identification Number: SEPP_MD_RWA_HER_001_20221120

**Update map to exclude all
areas shown hatched in red
from the SEPP, to be
transferred to Sydney LEP
2012.**



**State Environmental Planning Policy (Major Development) 2005
Redfern–Waterloo Authority
Sites — Height of Buildings Map**

Sheet HOB_001

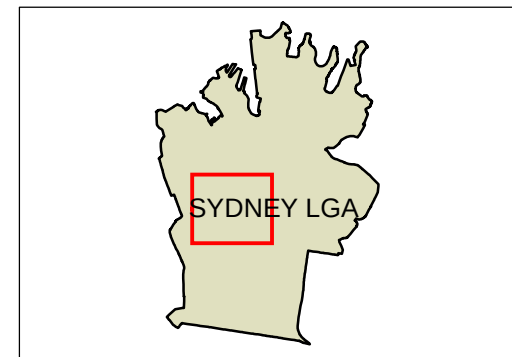
 Subject Land

Maximum Building Height

-  E 2 Storeys
-  J 3 Storeys
-  M 4 Storeys
-  O 5 Storeys
-  P 6 Storeys
-  T 9 Storeys
-  U1 10 Storeys
-  U2 11 Storeys
-  V 12 Storeys
-  W 14 Storeys
-  X 16 Storeys
-  Y 18 Storeys
-  EX Existing
-  Private Road

Cadastre

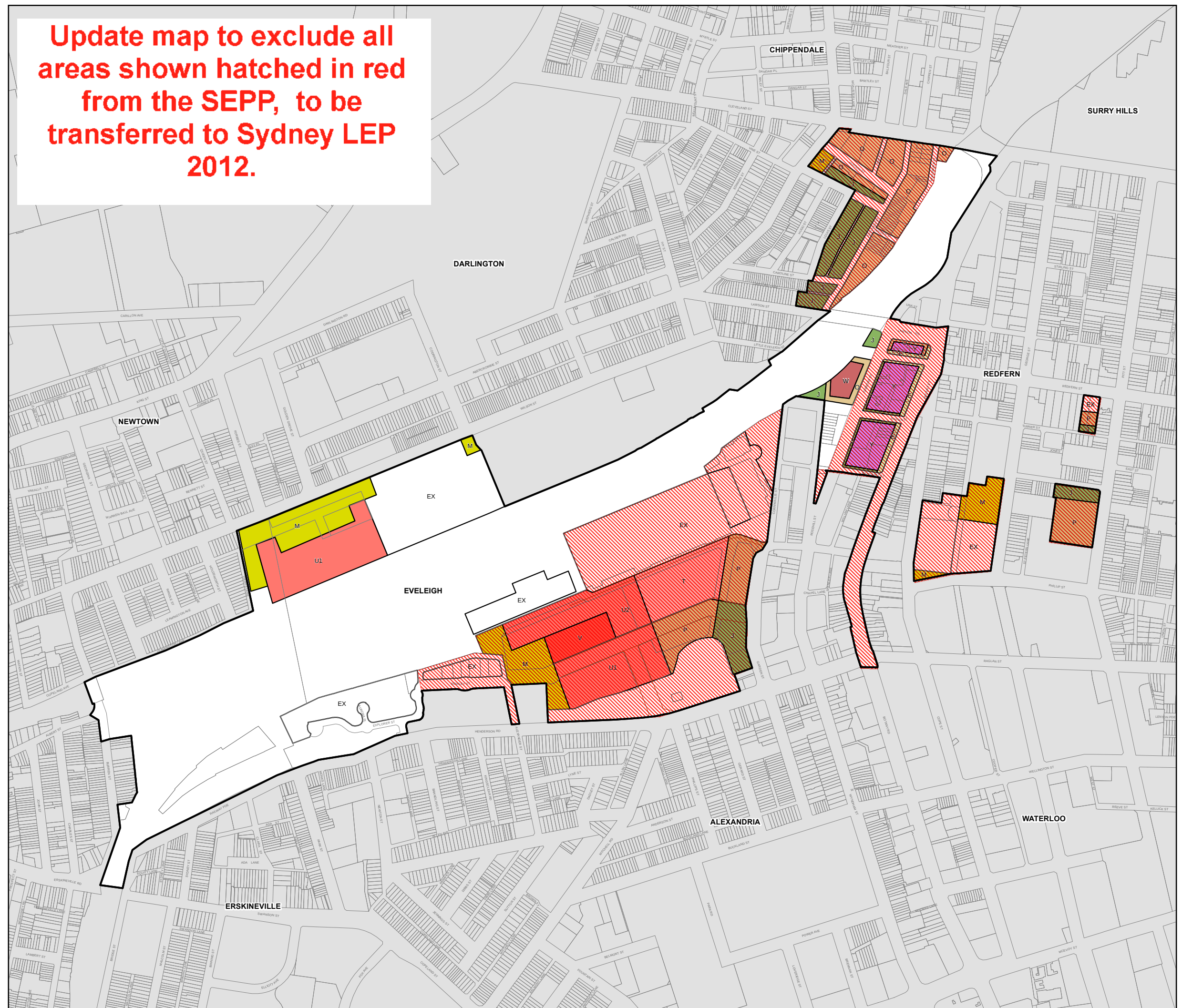
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 N
0 50 100 150
Metres
Projection: GDA 1994
MGA Zone 56
Scale: 1:6,000 @ A3

Map Identification Number: SEPP_MD_RWA_HOB_001_20231206

**Update map to exclude all
areas shown hatched in red
from the SEPP, to be
transferred to Sydney LEP
2012.**



**State Environmental Planning Policy (Major Development) 2005
Redfern - Waterloo Authority Sites
— Land Zoning Map**

Sheet LZN_001

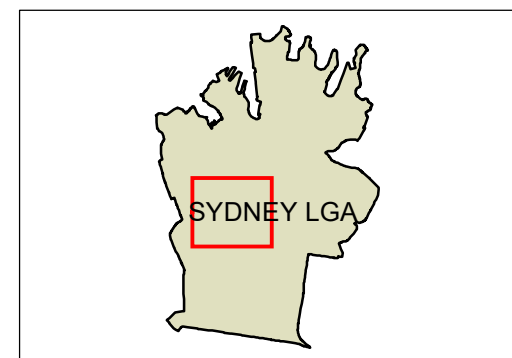
 Subject Land

Zone

-  **A** Residential Zone—Medium Density Residential
-  **B** Business Zone—Local Centre
-  **C** Business Zone—Business Park
-  **D** Business Zone—Mixed Use
-  **E** Business Zone—Commercial Core
-  **F** Special Purpose Zone—Community
-  **G** Special Purpose Zone—Infrastructure
-  **H** Recreation Zone—Public Recreation
-  **I** Recreation Zone—Private Recreation
-  Private Road

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0 50 100 150
Metres

Projection: GDA 1994
MGA Zone 56

Scale: 1:6,000 @ A3

Map Identification Number: SEPP_MD_RWA_LZN_001_20231206

**Update map to exclude all
areas shown hatched in red
from the SEPP, to be
transferred to Sydney LEP
2012.**

