



New South Wales

## **Pittwater Local Environmental Plan 1993 (Amendment No 59)**

under the

**Environmental Planning and Assessment Act 1979**

I, the Minister for Planning, make the following local environmental plan under the *Environmental Planning and Assessment Act 1979*. (S01/01502/S69)

ANDREW REFSHAUGE, M.P.,

Minister for Planning

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## 2002 No 681

Clause 1 Pittwater Local Environmental Plan 1993 (Amendment No 59)

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# Pittwater Local Environmental Plan 1993 (Amendment No 59)

## 1 Name of plan

This plan is *Pittwater Local Environmental Plan 1993 (Amendment No 59)*.

## 2 Aims of plan

This plan aims:

- (a) to reclassify the land to which this plan applies from community land to operational land within the meaning of the *Local Government Act 1993*, and
- (b) to rezone the land to which this plan applies from Zone No 6 (a) (Existing Recreation “A”) to Zone No 1 (a) (Non-urban “A”) under *Pittwater Local Environmental Plan 1993*.

## 3 Land to which plan applies

This plan applies to land within the local government area of Pittwater, being Lot A, DP 103294 and Lot A, DP 103295, known as 21 Walter Road, Ingleside, as shown edged heavy black on the map marked “Pittwater Local Environmental Plan 1993 (Amendment No 59)—Classification Map” deposited in the office of Pittwater Council.

## 4 Amendment of Pittwater Local Environmental Plan 1993

*Pittwater Local Environmental Plan 1993* is amended as set out in Schedule 1.

## Schedule 1 Amendments

(Clause 4)

### [1] Clause 5 Interpretation

Insert in appropriate order in the definition of *the Zoning Map* in clause 5 (1):

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### [2] Clause 14A

Insert after clause 14:

#### **14A Subdivision of certain land at Walter Road, Ingleside**

- (1) This clause applies to Lot A, DP 103294 and Lot A, DP 103295, Walter Road, Ingleside, as shown edged heavy black on the map marked “Pittwater Local Environmental Plan 1993 (Amendment No 59)—Classification Map”.
- (2) Despite any other provision of this plan, a person may, with the consent of the Council, subdivide the land to which this clause applies so as to create not more than 8 allotments.
- (3) Each allotment created under subclause (2) is to have an area of not less than 1.8 hectares.

### [3] Clause 17B

Insert after clause 17A:

#### **17B Development of certain land at Walter Road, Ingleside**

- (1) Despite any other provision of this plan, a person may, with the consent of the Council, erect a dwelling-house on each of the lots created pursuant to clause 14A.
- (2) The Council must not grant consent to development for the purpose of a dwelling-house on a lot so created unless, in the opinion of the Council:
  - (a) satisfactory provision has been made with the Sydney Water Corporation for the supply of water, and

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Schedule 1 Amendments

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- (b) satisfactory provision has been made for the disposal of sewage, and
  - (c) adequate vehicular access is available, and
  - (d) adequate provision has been made for on-site stormwater management, water quality control and effluent control, and
  - (e) adequate provision has been made for bushfire management.
- (3) Despite any other provision of this plan, no development (other than development for the purpose of boundary fences) is permissible on an area identified as “Natural Bushland” and shown edged heavy green and with stipple on Sheet 2 of the map marked “Pittwater Local Environmental Plan 1993 (Amendment No 59)”.

### [4] Schedule 13 Classification or reclassification of public land as operational

Insert in alphabetical order of locality in Part 3 (Land classified, or reclassified, under amended section 30 of Local Government Act 1993—interests changed) of the Schedule in Columns 1, 2 and 3, respectively:

#### **Ingleside**

21 Walter Street	Lot A, DP 103294 and Lot A, DP 103295, as shown edged heavy black on the map marked “Pittwater Local Environmental Plan 1993 (Amendment No 59)—Classification Map”	Nil.
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BY AUTHORITY