



## **North Sydney Local Environmental Plan 2001 (Amendment No 8)**

under the

Environmental Planning and Assessment Act 1979

I, the Minister Assisting the Minister for Infrastructure and Planning (Planning Administration), make the following local environmental plan under the *Environmental Planning and Assessment Act 1979*. (S02/02400/S69)

DIANE BEAMER, M.P.,

Minister Assisting the Minister for Infrastructure  
and Planning (Planning Administration)

## 2003 No 887

Clause 1 North Sydney Local Environmental Plan 2001 (Amendment No 8)

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### **North Sydney Local Environmental Plan 2001 (Amendment No 8)**

under the

Environmental Planning and Assessment Act 1979

#### **1 Name of plan**

This plan is *North Sydney Local Environmental Plan 2001 (Amendment No 8)*.

#### **2 Aims of plan**

The aims of this plan are:

- (a) to rezone the land to which this plan applies from Public Open Space to Waterfront, and
- (b) to amend Schedule 9 to *North Sydney Local Environmental Plan 2001* so that the rezoned land will no longer be reserved for acquisition as local open space, and
- (c) to allow development for non-maritime commercial purposes on the rezoned land, but to limit the allowable gross floor area of all buildings resulting from such development to 325 square metres so as to ensure that the viability of that land as a working harbour site is maintained.

#### **3 Land to which plan applies**

This plan applies to part Lot B, DP 935347, and Lots 12–14 and part Lots 15–17, DP 4416, Stannards Place, Kirribilli (also known as 1 Bradly Avenue, Kirribilli), as shown edged heavy black on the map marked “North Sydney Environmental Plan 2001 (Amendment No 8)”, deposited in the office of North Sydney Council.

#### **4 Amendment of North Sydney Local Environmental Plan 2001**

*North Sydney Local Environmental Plan 2001* is amended as set out in Schedule 1.

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## Schedule 1 Amendments

(Clause 4)

### [1] Clause 64

Insert after clause 63:

#### 64 1 Bradly Avenue

(1) **Subject land**

This clause applies to part Lot B, DP 935347, and Lots 12–14 and part Lots 15–17, DP 4416, Stannards Place, Kirribilli (also known as 1 Bradly Avenue, Kirribilli), as shown edged heavy black on the map marked “North Sydney Environmental Plan 2001 (Amendment No 8)”.

(2) **Objective**

The specific objective of the control in relation to the land is to allow limited development for non-maritime commercial purposes to ensure that the viability of the land as a working harbour site is maintained.

(3) **Permissible development**

Despite the Table to Part 2, development for non-maritime commercial purposes is permitted, with development consent, on the land.

(4) **Control**

The gross floor area of all buildings resulting from development for non-maritime commercial purposes on the land must not exceed a total of 325 square metres.

(5) **Definition**

In this clause:

*non-maritime commercial purposes* means commercial purposes that are not directly related to charter or tourist boat facilities, marinas, ship building or repair, or water based transport facilities.

### [2] Schedule 2 Definitions

Insert at the end of the definition of *map*:

North Sydney Local Environmental Plan 2001 (Amendment No 8)

## 2003 No 887

North Sydney Local Environmental Plan 2001 (Amendment No 8)

Schedule 1 Amendments

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### [3] Schedule 9 Local open space reservations

Omit the matter relating to Lot B, DP 935347, and Lots 12–17, DP 4416, Stannards Place, Kirribilli.

Insert instead in the appropriate columns:

935347	B (except so much of Lot B as forms part of the land shown edged heavy black on the map marked “North Sydney Local Environmental Plan 2001 (Amendment No 8)”)	Stannards Place	Kirribilli
4416	15 (except so much of Lot 15 as forms part of the land shown edged heavy black on the map marked “North Sydney Local Environmental Plan 2001 (Amendment No 8)”)	Stannards Place	Kirribilli
	16 (except so much of Lot 16 as forms part of the land shown edged heavy black on the map marked “North Sydney Local Environmental Plan 2001 (Amendment No 8)”)	Stannards Place	Kirribilli
	17 (except so much of Lot 17 as forms part of the land shown edged heavy black on the map marked “North Sydney Local Environmental Plan 2001 (Amendment No 8)”)	Stannards Place	Kirribilli

BY AUTHORITY

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